

ON THE BRIGHT SIDE

DEVELOPER : NX Property Group
MAIN CONSTRUCTION COMPANY : Valeo Construction
ARCHITECT : Mushan
STRUCTURAL ENGINEER : Mordue Engineering
CONSTRUCTION VALUE : \$36 million



Brightwood Monash is an extraordinary luxury residential development of thoughtfully designed 129 one and two bedroom apartments and 26 three and four bedroom townhouses finished to a superior standard to suit a large range of lifestyle choices with open plan kitchens, living and dining hubs, stainless steel Bosch appliances, and includes communal rooftop spaces with BBQ's and day beds.

Valeo Construction are renowned for collaborating with the best professionals in the industry to ensure excellent delivery of innovative lifestyle projects. Melbourne based Property Developers, NX Property Group awarded Valeo Construction the design and construct contract for Brightwood Monash.

Located within the residential heart of multi-cultural Clayton, Brightwood Monash is a private oasis just minutes from prestigious Monash University and 20 minutes from Melbourne's CBD. Constructed on vast open grounds and split into 4-level towers of apartments and separate townhouses, Brightwood Monash is destined to become a landmark residential address in the region with a superb range of quality residences.

No other style of living comes close to these superbly crafted 26 distinctive three and four bedroom low rise residences and the 129 premium, contemporary one and two bedroom apartments featuring generous courtyards and balcony spaces for the ultimate in indoor/outdoor living. With bespoke Honey Elm joinery,

sumptuous, elegant and creative living spaces, expansive balconies, vast entertainer's kitchens with quality Bosch appliances, superbly appointed bathrooms, walk through robes, private carparks and onsite visitor parking and much more. Defined by light and space, communal rooftop spaces and surrounded by beautifully landscaped outdoor areas, Brightwood Monash provides the discerning homeowner exceptional lifestyle choices.

"Whilst project is a crown jewel build for Valeo and one of the largest projects we've undertaken, Valeo strive to deliver quality projects such as these for their valued clients. Similar quality and class is evidenced with large scale projects such as Teri apartments, the General, and the soon to be launched Esque," said Project Manager, Donald Rennie.

"Working with the Developer, NX Property Group and Project Managers and Architects, Mushan Group and Mushan Architects respectively, has been extremely beneficial. We have a permanent team of 60, but for Brightwood Monash we also required subcontractors.



"They were carefully selected to ensure our continued delivery of a quality product, on time and budget for a valued client."

"For more than 25 years our teams have worked tirelessly to consistently deliver top quality, multi-award-winning, successfully completed entry level home ownership or investment accommodation in the form of boutique apartment development projects," said Donald.

Valeo's core business is the design and construction of new residential, industrial and commercial buildings. They also provide consultative services from designers, architects and engineers to complete the design process and then deliver the actual construction through to completion. Their expertise and track record in the medium density residential accommodation construction market, combined with cutting edge design services and fast track programmes continually ensures their industry successes.

"The same principles of excellence that we have adopted in all projects since our establishment are still our priority today," said Donald. "We are hands on with detailed participation in all areas of the development and construction. At Brightwood Monash, our expert team worked extensively on innovative design solutions that cut down

on long lead time fabrication items and streamlined the construction programme to provide value for money for our client."

With a thorough understanding of the industry, Valeo Construction grasps the true meaning of getting a residential product right.

Other projects they are currently working on include Esque Apartments in South Yarra, Lygon Place in Brunswick, Poplar Apartments in Box Hill, Hello in Heidelberg, Elk Apartments in Elsternwick and Stratos in Carnegie.

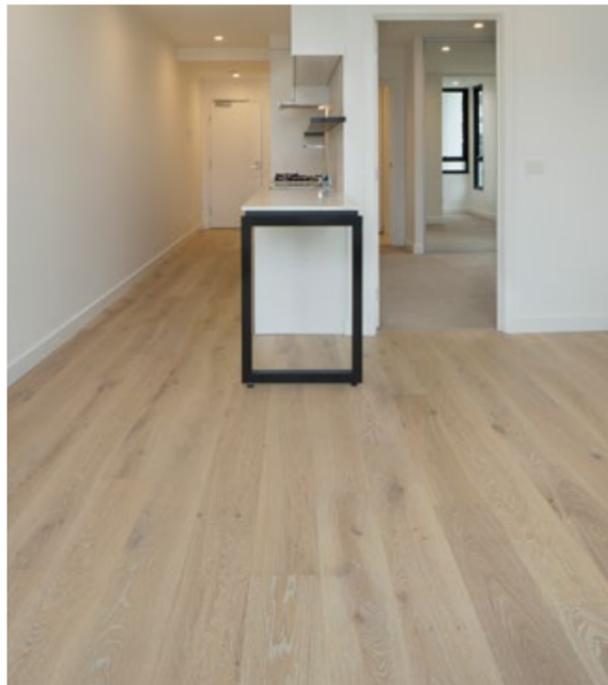
From Belle House of the Year 2015, Best Residential Interior for the Hampton 'Concrete House', and listed in the prestigious HIA-Cordell Australia's Top 100 Non-Residential Construction Companies, the talented and professional Valeo Construction team believe in their collective power to shape where people live, both for today and tomorrow.

For more information contact Valeo Construction, 34 Eastern Road, South Melbourne VIC 3205, phone 03 9686 2588, email info@valeoconstruction.com.au, website www.valeoconstruction.com.au

DESIGNED FOR LIFE

Skoumbris Carpets and Flooring have the most significant brands, variety of products and the most comprehensive range of local and aspirational suppliers across a wide range of flooring. They supply and install carpet, vinyl, timber and laminate floating floors. Other services on offer are floor preparation, levelling and overlocking. This certainly made the choice easier for the team at Brightwood Monash residential development.

“Beginning in February 2019, our professional team supplied and installed all the carpet, carpet tiles, timber and vinyl flooring for



the luxury apartments and townhouses at the Brightwood Monash development,” said Managing Director, Greg Skoumbris. “We offer a large variety of floor coverings and pride ourselves on supplying only the best quality products, backed with professional installation. No job is too big or too small.”

Founded in 1993, Skoumbris Carpets and Flooring is a proudly family owned and operated business with a large retail showroom in Clayton, Victoria. “We pride ourselves on visiting the customer onsite. We have an abundance of product samples, and our people have a wealth of product knowledge to ensure you’re making the best available choice, at the lowest price,” said Greg.

Other sizeable commercial and residential projects the talented team are working on include a high school in Mulgrave with over 1,600m² of carpet and vinyl, a 3-storey Age Care facility in McKinnon with 9,000m² of carpet and vinyl, and another four apartment blocks with a total of 90 residences.

Whether their clients require luxury, comfort, style or durability, Skoumbris Carpets and Flooring supply and professionally install a range of quality flooring products to suit every room, apartment, workplace, school or health service. “We have it all, and our team can do it all,” said Greg.

For more information contact Skoumbris Carpets and Flooring, 1/30 Audsley Street, Clayton South VIC 3166, mobile 0400 033 507, phone 03 9558 6082, email skoumbris@optusnet.com.au, website www.skoumbrisflooring.com, facebook @skoumbrisflooring



CREATE BOLD STATEMENTS WITH WINDOWS

With over 15 years of experience, Perception Windows is known for their excellence in product design, manufacture and customer service.

The company was awarded the supply and installation of all aluminium windows and doors, including the architecturally designed main entry and internal smoke doors at Brightwood Monash.

“At Brightwood, there were unconventionally high acoustic requirements for the facade facing the church,” said Executive Director, Cynthia Zhao. “As a result, our inhouse designer created a new NATA certified product that complied specifically with this project’s acoustic report. Another unique aspect was the many floor crossing feature windows with spandrel glass, which is rarely seen in residential developments.”

“Our strength is in our flexibility to design our own products, as demonstrated through this project,” said Cynthia. “This allows us to cater to each project’s specifications and design features, whilst also achieving higher energy and acoustic performance at a lower cost.”

“A lot of our customers love that our product can achieve low U-Values without thermally broken frames. We also use a minimum of 5/12/5 toughened double glazing as a standard, at no additional cost to the customer,” said Cynthia.

As a long term member of the Australian Glass and Window Association (AGWA), Perception Windows products are certified and tested for longevity and sustainability. Their experienced technicians install and service any project, large or small.

“Currently, we are completing many other pre-eminent Victorian projects including Windsor & Co. in Preston for Ironside, Alke in Oakleigh and Quest Preston for Pellicano Builders, The Lyric in Fitzroy for Balmain & Co., CIRQ in Point Cook for Burbank, and Orion in Braybrook for Glenwill,” said Cynthia.

For more information contact Perception Windows, 79 Hallam South Road, Hallam VIC 3803, phone 03 9796 3996, email sales@perceptionwindows.com.au, website www.perceptionwindows.com.au