

Bluegum



PARKSIDE
TERRACES





PARKSIDE
TERRACES



Stylish terrace living with park views.

The Parkside Terraces at Vista are comprised of twenty-nine architecturally designed homes in four diverse stunning designs - Orchid, Banksia, Bluegum & Sheoak. Perfectly situated across from a park and a short 5 minute drive to the beach. All homes are thoughtfully designed, functional and constructed to maximise space and natural light. The Parkside Terraces feature a dynamic and modern exterior, that is inspired by the Brighton Beach Huts. The bold design will bring the feel of 'beach side living' to the surrounding community. Inside, our expert designers have carefully selected a stylish colour scheme, featuring a contemporary yet timeless palette of fixtures and finishes.





Position perfect.

The Parkside Terraces are located within Vista, Seaford Heights and offer you the chance to secure a home in a thriving new community, just minutes from Adelaide's beautiful south coast.

The development has been master-planned to create a desirable balance of quality new homes and wide-open spaces. You will love your healthy lifestyle here; enjoy walks at the beach, green parks, playgrounds and plenty of bike paths.

Vista has an established town centre that has fast become the hub of a community that you will be proud to belong to. It is the ideal place to raise a family. The town centre is home to an Aldi supermarket, a gym, a

childcare centre, a medical clinic and much more.

You will be close to a great choice of schools and amenities. Bus and train links can be found in nearby Seaford Centre, and with easy access to the Southern Expressway, it doesn't take long to get to the city.

McLaren Vale, one of South Australia's premier wine regions, is just down the road. Picture your weekends filled with lazy lunches, enjoyed over the best local produce and surrounded by beautiful scenery.

Vista at Seaford Heights is a great location for a fresh start, whatever stage of life you're at.





RESERVE

KAKABECKA STREET

4032
4031
4030
4029
4028
4027
4026
PREVIOUS RELEASE

SAUBLE LANE

4033	4034
Oak	Ash
Ore	4035
4037	4036
4038	PREVIOUS RELEASE

YORK STREET

KILLARNEY STREET



RESERVE

WASAGA STREET

HARRIS

WILL

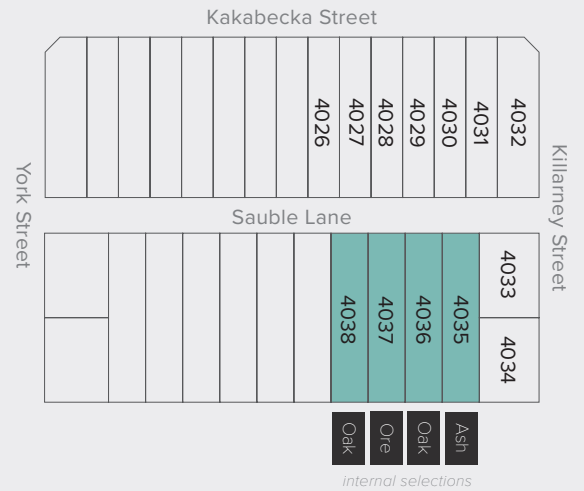
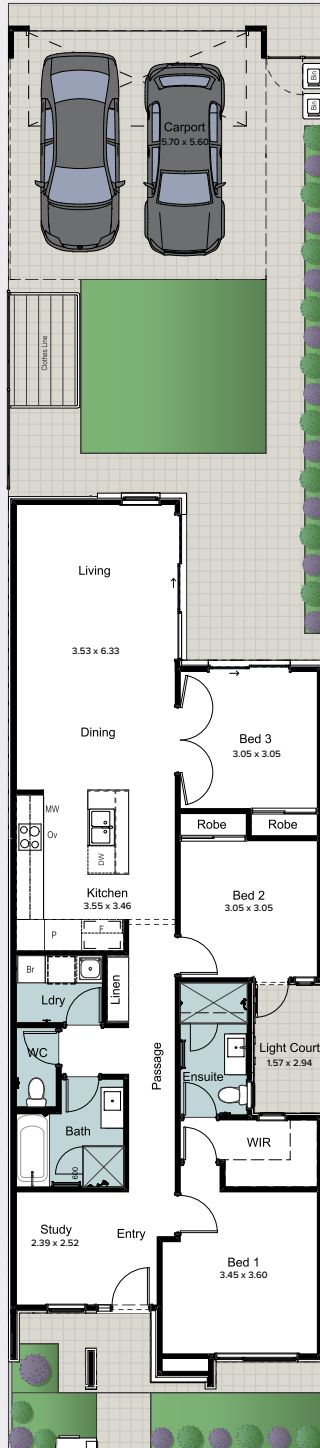


Lot 4035 - 4038

SAUBLE LANE

Living	115.70m ²
Porch	3.70m ²
Light court	4.50m ²
Carport	31.90m ²
Total Residence	155.80m²

Land area 224.00m



All dimensions and room sizes are approximate and may not be to scale. Plans and elevations are for illustration purposes only.



Colour selection: Ash

Images for illustration purposes only.

Style selections

Our expert designers have carefully selected a timeless and inspiring colour scheme to ensure a beautifully coordinated home.

Feel at ease in your surroundings with a home that complements your lifestyle.

GENERAL

Ceiling height	2720mm
Internal linings	10mm Boral sheetrock plasterboard
External doors	Corinthian Urban PURB 101
Other external doors	Corinthian Flush Panel
External hardware	Oblong Pull Handle Entrance Set 450mm - Stainless Steel Aurora Entrance Lever Lockset, Single Cylinder Deadbolt - Brushed Satin Chrome
Internal doors	Corinthian Painted Redicote Flush Panel doors
Internal door hardware	Aurora Passage Leverset, Aurora Privacy Leverset - Brushed Satin Chrome
Insulation	Internal Walls: R2.0, External Walls: R2.5 Thermocoustic, Ceiling: R5.0
Skirtings	92x18mm MDF Bevel Profile
Window architraves	67x18mm MDF Bevel Profile
Paint system	3 coat system
Built in robes	Mirrored sliding doors
Electrical	Hard wired smoke detectors with battery backup, meter isolator & 6ka circuit breaker and earth leakage safety switch to meter box.
Lighting	Downlights throughout, LED strip lighting to underside of kitchen overhead cabinetry
Exhaust fans	3 in 1 heat lamp/exhaust fan/light to bathrooms. Exhaust fan only to WC (where there is no opening window)
NBN provision	600 Series Hub, lockable enclosure, splitter for TV data, patch panel, ethernet and phone hub, wiring provision for phone (x2), data point (x2), internet lead-in cable (cat 6).
Hot water service	Gas continuous flow 26 litre
Air-conditioning	Zoned ducted reverse cycle air conditioning
Garage auto panel lift door	Automated Madison Sectional Door with two remote controls

EXTERNAL

LOT 4035 - 4038

Bricks (front & rear)	Austral Archetype Icon
Bricks (feature colour)	Lot 4035 - Bursting Orange, Lot 4036 - Brushed Leather, Lot 4037 - Enchanting Yellow, Lot 4038 - Bursting Orange
Bricks (remainder)	Austral Alloy
Mortar	Brighton Light White Sand
FCS Axon cladding (where applicable)	Colorbond Surfmist
Weatherboard cladding	Colorbond Surfmist
Render	Colorbond Surfmist
Roof (incl. roof ventilator)	Colorbond Monument
Gutter	Colorbond Monument
Fascia	Colorbond Monument
Carport door	Colorbond Surfmist
Entrance door	Colorbond Surfmist
Facade door frame	Colorbond Surfmist
Windows	Monument

LANDSCAPING

Paving, paths & driveway	Paved driveway, carport, footpaths and courtyard areas – Charcoal 200x200mm
Clothesline & letterbox	Standard
Fencing & gates	Colorbond Teatree fencing
Landscaped garden	Front & rear landscaping (minimal plantings) with irrigation system

Ore | Lot 4037



Phoenix Arlo Sink Mixer



Westinghouse 600mm Gas Cooktop



Westinghouse 600mm Electric Oven



Westinghouse 600mm Slideout Rangehood



Westinghouse Dishwasher

KITCHEN

1. Benchtop	Stone Ambassador Zenith White Burst 20mm thick
2. Splashback	Tribeca Gypsum White Gloss with Misty Grey grout
3. Lower cupboards	Wilsonart Atlanta Cherry Xtreme Matt
4. Overhead & pantry cupboards	Wilsonart Frosty White Xtreme Matt
Joinery handle	Burshed Nickel - no handles to overhead cupboards
Sink	Seima Leto 750 Undermount Sink, 2 bowls
Sink mixer	Phoenix Arlo Sink Mixer 200mm Gooseneck, Chrome
Cooktop	Westinghouse 600mm Gas Cooktop
Oven	Westinghouse 600mm Multi-function Electric Oven
Rangehood	Westinghouse 600mm Slideout Rangehood
Dishwasher	Westinghouse Dishwasher



Semi frameless shower screen



Seima Limni Toilet Suite with Classic Seat



Phoenix Pina shower rail



Phoenix Radii accessories incl. shower shelf, double towel rail & toilet roll holder*



Seima Kyra 017 Square Basin

BATHROOMS

5. Benchtop	Laminex Natural Pearl Concrete
6. Cupboard	Polytec Maison Oak Matt
Joinery handle	Brushed Nickel
7. Floor tiles	Jakarta Grey Matt 300x300 with Magellan Grey grout
8. Wall tiles	Plain White Matt 300x400, horizontal stack bond with Ultrawhite grout
Basin	Seima Kyra 017 Square Ceramic Basin, Inset Above Counter, incl. Waste & Overflow
Bath	Select Inset Bath
Tapware	Phoenix Arlo Basin Mixer, Arlo Wall Mixers, Arlo Bath Outlet, Pina Rail Shower, Chrome
Accessories	Phoenix Radii Accessories incl. 600mm Double Towel Rail Round Plate, Toilet Roll Holder Round Plate, Metal Shower Shelf Round Plate, Chrome
Shower screen	600 Series Semi Frameless - Clear Glass, Polished Silver
Toilet suite	Seima Limni Wall Faced Toilet Suite with Classic Seat
Floor grate	Square Grate Stainless Steel
Mirrors	Mirror over all vanity units (where applicable), custom length x 750mmH x 4mm polished edge

LAUNDRY

9. Benchtop	Laminex Natural Pearl Concrete
10. Cupboards	Polytec Maison Oak Matt
Joinery handle	Brushed Nickel
11. Floor tiles/skirting	Jakarta Grey Matt 300x300 with Magellan Grey grout
12. Wall tiles	Plain White Matt 300x400, horizontal stack bond with Ultrawhite grout
Inset sink	Seima Acero 006 Abovemount Laundry Sink, 35L
Sink mixer	Phoenix Arlo Sink Mixer 200mm Gooseneck, Chrome or Matte Black*

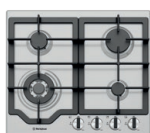
GENERAL

Internal wall paint	Wattyl First Snow
13. Main floor tile	Auscrete White Matt 450x450 with Magellan Grey grout
14. Carpet	EC Flinders Gorge Calla
Linen cupboard	Polytec Classic White Matt

Oak | Lot 4036 & 4038



Phoenix Arlo Sink Mixer



Westinghouse 600mm Gas Cooktop



Westinghouse 600mm Electric Oven



Westinghouse 600mm Slideout Rangehood



Westinghouse Dishwasher

KITCHEN

1. Benchtop	Stone Ambassador Zenith Dapple White 20mm thick
2. Splashback	Tribeca Gypsum White Gloss with Misty Grey grout
3. Lower cupboards	Laminex Natural Chalk White
4. Overhead & pantry cupboards	Laminex Pearl Grey Natural Finish
Joinery handle	Satin Chrome or Matte Black* - no handles to overhead cupboards
Sink	Seima Leto 750 Undermount Sink, 2 bowls
Sink mixer	Phoenix Arlo Sink Mixer 200mm Gooseneck, Chrome
Cooktop	Westinghouse 600mm Gas Cooktop
Oven	Westinghouse 600mm Multi-function Electric Oven
Rangehood	Westinghouse 600mm Slideout Rangehood
Dishwasher	Westinghouse Dishwasher



Semi frameless shower screen



Seima Limni Toilet Suite with Classic Seat



Phoenix Pina shower rail



Phoenix Radii accessories incl. shower shelf, double towel rail & toilet roll holder*



Seima Kyra 017 Square Basin

BATHROOMS

5. Benchtop	Wilsonart White Tigris Matt
6. Cupboard	Laminex Natural Sarsen Grey
Joinery handle	Brushed Nickel
7. Floor tiles	Astra Latte Matt 300x300mm with Slate Grey grout
8. Wall tiles	Plain White Matt 300x400mm, horizontal stack bond with Ultrawhite grout
Basin	Seima Kyra 017 Square Ceramic Basin, Inset Above Counter, incl. Waste & Overflow
Bath	Syros Inset Bath 1525mm
Tapware	Phoenix Arlo Basin Mixer, Arlo Wall Mixers, Arlo Bath Outlet, Pina Rail Shower, Chrome
Accessories	Phoenix Radii Accessories incl. 600mm Double Towel Rail Round Plate, Toilet Roll Holder Round Plate, Metal Shower Shelf Round Plate, Chrome
Shower screen	600 Series Semi Frameless - Clear Glass, Polished Silver
Toilet suite	Seima Limni Wall Faced Toilet Suite with Classic Seat
Floor grate	Square Grate Stainless Steel
Mirrors	Mirror over all vanity units (where applicable), custom length x 750mmH x 4mm polished edge
Fan	Exhaust fan to bathroom

LAUNDRY

9. Benchtop	Wilsonart White Tigris Matt
10. Cupboards	Laminex Natural Sarsen Grey
Joinery handle	Brushed Nickel
11. Floor tiles/skirting	Astra Latte Matt 300x300mm with Slate Grey grout
12. Wall tiles	Plain White Matt 300x400, horizontal stack bond with Ultrawhite grout
Inset sink	Seima Acero 006 Abovemount Laundry Sink, 35L
Sink mixer	Phoenix Arlo Sink Mixer 200mm Gooseneck, Chrome

GENERAL

Internal wall paint	Wattyl First Snow
13. Main floor laminate	Clix 8mm Laminate Taupe Oak
14. Carpet	EC Flinders Gorge Jarvis
Linen cupboard	Polytec Classic White Matt

Ash | Lot 4035



Phoenix Arlo Sink Mixer



Westinghouse 600mm Gas Cooktop



Westinghouse 600mm Electric Oven



Westinghouse 600mm Slideout Rangehood



Westinghouse Dishwasher

KITCHEN

1. Benchtop	Stone Ambassador Zenith White Burst 20mm
2. Splashback	Splendours Subway Grey Gloss with Magellan Grey grout
3. Lower cupboards	Polytec Polar White
4. Overhead & pantry cupboards	Laminex Oyster Grey Natural Finish
Joinery handle	Brushed Nickel* - no handles to overhead cupboards
Sink	Seima Leto 750 Undermount Sink, 2 bowls
Sink mixer	Phoenix Arlo Sink Mixer 200mm Gooseneck, Chrome
Cooktop	Westinghouse 600mm Gas Cooktop
Oven	Westinghouse 600mm Multi-function Electric Oven
Rangehood	Westinghouse 600mm Slideout Rangehood
Dishwasher	Westinghouse Dishwasher



Semi frameless shower screen



Seima Limni Toilet Suite with Classic Seat



Phoenix Pina shower rail



Phoenix Radii accessories incl. shower shelf, double towel rail & toilet roll holder*



Seima Kyra 017 Square Basin

BATHROOMS

5. Benchtop	Laminex Terrazzino Perlato Natural Finish
6. Cupboard	Formica Grain Bodega Oak
Joinery handle	Brushed Nickel
7. Floor tiles	Jakarta White Matt 300x300mm with Magellan Grey grout
8. Wall tiles	Plain White Gloss 300x400mm, horizontal stack bond with Ultrawhite grout
Basin	Seima Kyra 017 Square Ceramic Basin, Inset Above Counter, incl. Waste & Overflow
Bath	Syros Inset Bath 1525mm
Tapware	Phoenix Arlo Basin Mixer, Arlo Wall Mixers, Arlo Bath Outlet, Pina Rail Shower, Chrome
Accessories	Phoenix Radii Accessories incl. 600mm Double Towel Rail Round Plate, Toilet Roll Holder Round Plate, Metal Shower Shelf Round Plate, Chrome
Shower screen	600 Series Semi Frameless - Clear Glass, Polished Silver
Toilet suite	Seima Limni Wall Faced Toilet Suite with Classic Seat
Floor grate	Square Grate Stainless Steel
Mirrors	Mirror over all vanity units (where applicable), custom length x 750mmH x 4mm polished edge
Fan	Exhaust fan to bathroom

LAUNDRY

9. Benchtop	Laminex Terrazzino Perlato Natural Finish
10. Cupboards	Formica Grain Bodega Oak
Joinery handle	Brushed Nickel
11. Floor tiles/skirting	Jakarta White Matt 300x300mm with Magellan Grey grout
12. Wall tiles	Plain White Gloss 300x400, horizontal stack bond with Ultrawhite grout
Inset sink	Seima Acero 006 Abovemount Laundry Sink, 35L
Sink mixer	Phoenix Arlo Sink Mixer 200mm Gooseneck, Chrome

GENERAL

Internal wall paint	Wattyl Feather Dawn
13. Main floor tiles	Astra Grey Matt 450x450mm with Slate Grey Grout
14. Carpet	EC Flinders Gorge Rawnsley
Linen cupboard	Polytec Polar White



For more information:
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Fairmont*first*

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