

DESIGN GUIDELINES

HOUSE DESIGNS
MUST COMPLY WITH
THE FOLLOWING
DESIGN GUIDELINES
THAT ARE INCLUDED
IN THE LAND SALE
CONTRACT:

NEW BEGINNINGS IN



Front facade and secondary street facade for corner lots:

Must include articulation and a mix of materials and colours.

BRICK COLOUR:

Speckled or red and black face bricks are not permitted.

FRONT FENCES:

Are not allowed. Hedges are permitted.

SIDE FENCES:

Must be constructed out of Colourbond Basalt at 1800mm high, this can be reduced to 1500mm high when built on top of a retaining wall.

Must not extend forward of a point, 700mm back from the front of the dwelling or the neighbouring dwelling (whichever is further back).

FENCES (CORNER LOTS):

On the secondary street must be 1800 mm Colorbond in 'Basalt', masonry piers in a face brick or bagged and painted in a colour that matches the house. Length should be a maximum of half the boundary measured from the rear.

ROOF PALETTE:

Tiles or Metal roofing is permitted in grey, navy or beige colours excluding tones such as Colorbond Mangrove, Evening Haze, Terrain, Manor Red, Cottage Green, Pale Eucalypt and Classic Cream.

MASONRY BRICK LETTERBOX

In face brick, rendered or painted in a colour that matches the house and is a minimum of 450mm wide and 1000mm high.

LANDSCAPING

- Driveway from back of kerb to garage.
- Turf from property boundary to building façade.
- Garden beds and planting within the front yard.

HILLCRESTLOCHINVAR.COM.AU

