



VAIN LODGE

96 White Street
Mordialloc, Victoria, Australia

OVERVIEW: 17 Luxury Townhouses

PROJECT VALUE: \$10M

ROLE: Project Manager

DESCRIPTION

Baracon Group continued its successful relationship with developer Aussie Invest Pty Ltd, with the third in a series of developments in the Bayside area.

Vain Lodge, is located in Mordialloc, adjacent to the re-development of the Epsom Park Racecourse with 17, two and three level, luxury townhouses with off street parking, landscaping and security systems within this exciting development.

Baracon Group's consultant team includes Peddle Thorp Architects Pty Ltd, MacCormacks and Associates Pty Ltd services consultants and structural engineers Cardno Taylors Pty Ltd.

Pro-Active Real Estate acted on behalf of client Aussie Invest Pty Ltd carrying out the marketing and sale of the townhouses.

The domestic style construction was simple in its format with the architects working with the Baracon team to streamline details and standardize joinery to meet the tight schedule and budget.

The project was 'stick built' with posi-struts to upper levels and timber truss framed roofs. A combination of brickwork and timber was used on the external facade.

The project was completed in the quick timeframe of 9 months with all landscaping completed just as purchaser's moved in.

The project successfully sold out with a 50:50 mix of owner-occupiers and investors.