



Fernhill

Fernhill is a residential house project at Dingley in Melbourne's south-east, on the residential streets between the Nepean Highway and the Moorabbin airport employment precinct. The governing constraint is the single-dwelling programme. A house of this value carries the full consultant load — structural, services, joinery, landscape — without repetition, and the finishes package has to be resolved before the trades that install it are on site, because there is no second dwelling to absorb a mistake. The house was marketed and sold on completion, with the finishes specified once and built to that specification. Baracon's role was sales and marketing, builder and project superintendent. The appointment covered the marketing of the completed house, the construction contract and the superintendent's certification of progress and completion. Fernhill was valued at \$2 million and sits with Baracon's private residential work across Melbourne's south-east. It is one of the smaller projects in the portfolio by value, and it carries the same delivery structure as the larger house projects. The house was completed and sold with the landscaping finished, and the works were closed out within the defects liability period.

PROJECT LOCATION

Dingley, VIC

STATUS

Completed

BARACON'S ROLE

Sales & Marketing, Builder
and Project Superintendent