

A REAL DREAM HOME



AN EXCLUSIVE NEW LUXURY
— HOME —

18 ZOLA AVENUE, RYDE NSW





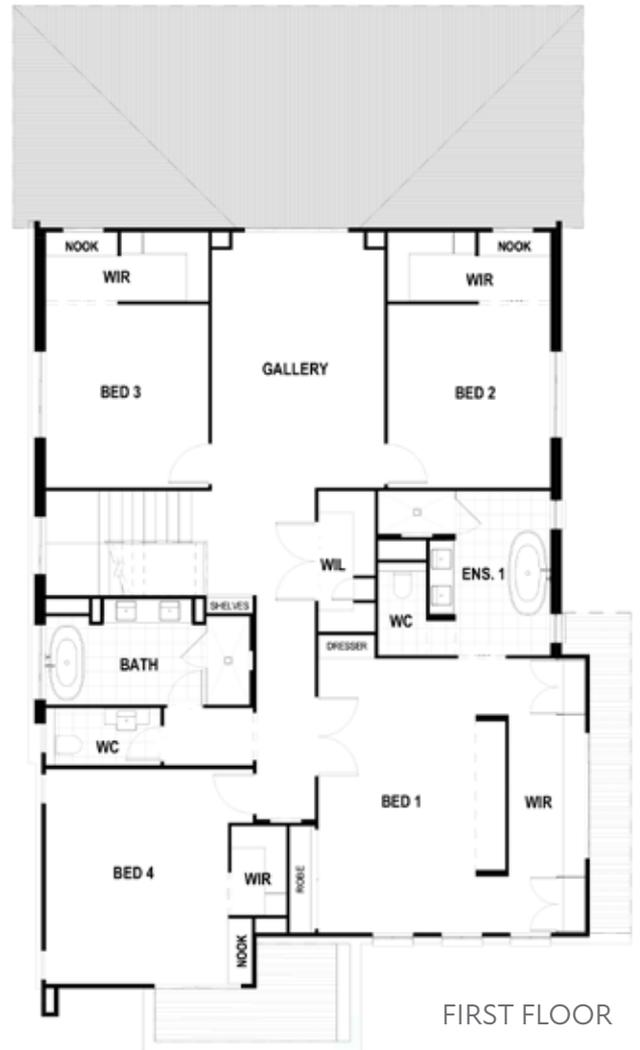
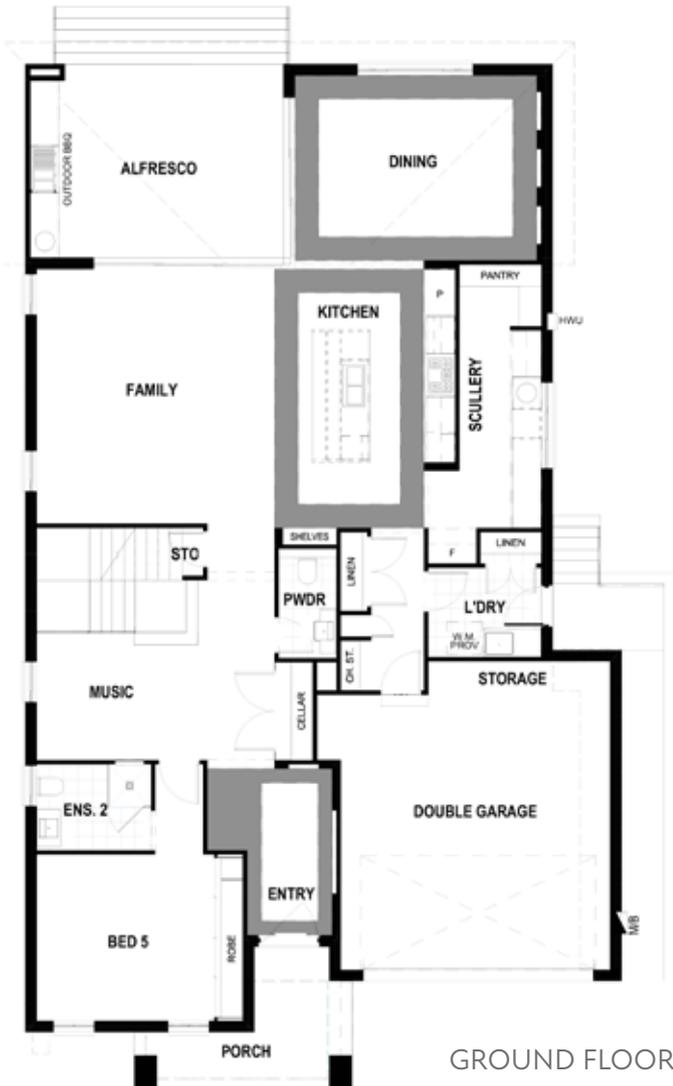
What is Knock-Down, Rebuild?

Live in a brand new home on your street

When thinking about upgrading your existing home, many often believe that their only option is to renovate. However, at Hudson Homes we believe that there is a far better alternative. By knocking down your existing home and building a brand-new Hudson Home, you may be pleasantly surprised with just how much more beautiful it will be and just how affordable it can be.

We understand that you have a connection with the area that you live in. You get along with your neighbours and, if you have children, you may not want to take them out of the school they love. These are just some of the reasons why a Knock-Down, Rebuild with Hudson Homes may be the perfect solution.

Fuchsia 44



Vogue Facade

This floorplan features the Vogue facade. There are 32 other facades available for this design.

Ground Floor	169.64 m ²
First Floor	174.27 m ²
Garage	38.09 m ²
Alfresco	22.03 m ²
Porch	4.64m ²
Total Area	408.67m ²



5



3.5



2

The Fuchsia 44 floorplan also available in the following sizes:

37 Squares	343.82 m ²
42 Squares	345.73 m ²
47 Squares	439.47m ²

THIS DESIGN IS NOT FOR YOU?

We have more than 200 other floorplan designs to choose from

Inclusions

INTERIORS

- A** Ceramic tiles in entry, hallway, family, kitchen and meals areas (carpet in all other areas)
- B** LED downlights throughout
- All bedrooms with walk-in wardrobes and built-in desks/dressers
- C** Day/night 3 phase ducted air conditioning system
- Extra high ceilings throughout
- Walk-in linen cupboard



KITCHEN

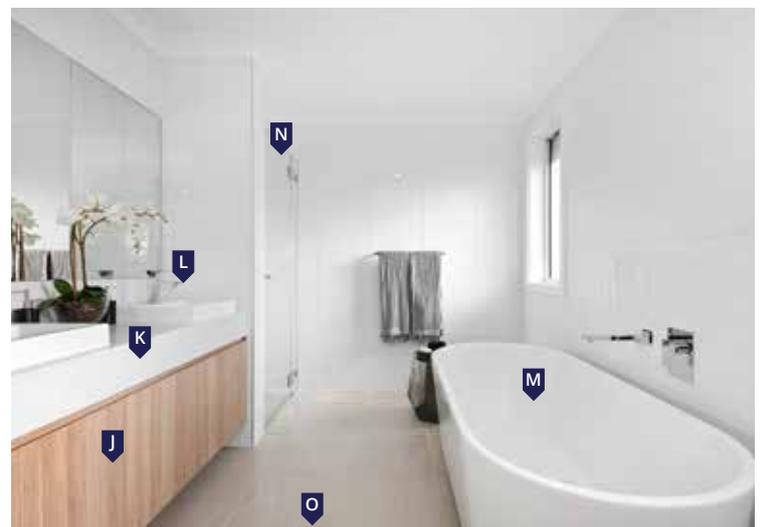
Large kitchen with walk-in scullery and pantry

- D** 40mm stone benchtops with waterfall edges
- E** Dorf Jovian sink mixer with Clark Prism double bowl undermount sink and mirrored glass splashback
- F** Integrated Westinghouse 900mm electric oven
- G** Integrated Westinghouse 900mm 5-burner gas cooktop
- H** Integrated Westinghouse 900mm undermount rangehood with LED lighting
- I** Westinghouse stainless steel dishwasher
- Westinghouse built-in stainless steel microwave oven with trim kit
- Seamless cabinets to scullery



BATHROOMS

- J** Contemporary floating style vanity design with fully lined cabinets and shadow line feature to front
- K** 20mm stone benchtops with 150mm edge
- L** Caroma Liano Nexus semi-recessed basin with Dorf Jovian basin mixer and frameless polished edge vanity mirror
- M** Dorf Jovian bath mixer with Dorf Jovian bath outlet to Caroma Aura 1775mm freestanding bath
- N** Frameless shower screens with Dorf Jovian mixer and shower rail with overhead
- Tiled shower niche
- O** Smart tile floor wastes



Inclusions



EXTERIOR

- P** Colorbond® steel roofing (tile option available)
- Q** Austral bricks in stone colour with ironed mortar joints
- R** Fully tiles front patio including 150mm riser tiling to edges
- S** Turf and garden beds with Australian native shrubs and edging to front and backyards
- T** Colorbond® automatic panel lift garage door with 2 remotes
- U** Hume Linear 2340mm high glass panel front entry door
- V** Slimline water tank and glasswool insulation for a more energy efficient home



ALFRESCO

- W** Fully tiled alfresco including 150mm riser tiling to edges
- X** Euro 4 burner built-in BBQ
 - Fully lined cabinets finished with square edge laminated door fronts
 - 20mm stone benchtop
 - Clark Monaco undermount sink
 - Dorf Flickmixer sink mixer
 - Finished ceiling with outdoor LED downlights
- Y** Sliding stacker doors with flyscreens to the internal living and dining areas



SPECTRUM
DESIGN STUDIO

EXPLORE A WORLD OF OPTIONS

Included with every new Knock-Down, Rebuild home is a complimentary Spectrum Design Studio consultation, where you can customise the interior and exterior of your home to suit your style. Work with your personal designer to make decisions on everything from roofing to carpet.

Easy As...

1



Choose your floorplan

With 200+ floorplans to choose from, you're bound to find one that suits you.

2



Choose your facade

Packed with street appeal, there are more than 80+ facades to choose from.

3



Choose your inclusions

Choose the fixtures and fittings that suit your budget and taste.

The Benefits of Knocking-Down and Rebuilding



STAY WHERE
YOU ARE



LESS ONGOING
REPAIRS



INCREASE YOUR
EQUITY



CUSTOMISE YOUR
HOME



SIMPLIFIED BUILD
PROCESS



AVOID STAMP DUTY
& REAL ESTATE FEES

More information about Knock-Down, Rebuild can be found at [hudsonhomes.com.au](https://www.hudsonhomes.com.au)

HAVE YOU FALLEN IN LOVE WITH THIS HOME?

18 Zola Avenue is for sale.

Contact **Mark Rogers** on **0428 650 617**
for more information.

For more information on this home or any other home,
please contact our Sales Consultant.



HUDSON
H O M E S

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