

Welcome to our Display Homes



Experience the Hudson Homes difference

We at Hudson Homes have set a goal to become Australia's best home building business, and this starts by *having the happiest customers*.

We understand that building houses is not a quick, simple or easy job and we want to ensure that every customer who chooses to build with Hudson feels safe with us knowing that their end product is exactly what they were promised.



VIRTUAL TOURS

Experience our Virtual Display Village through our 3D and video virtual tours.



OVER 200 FLOORPLANS

Discover our full range online and find a design as unique as your family.



FREE PERSONALISED QUOTE

Talk to your new home consultant for your own quote.

2025 NSW Regional Builder of The Year



Awarded by
Housing Industry Association



On Display

AT HOMEWORLD WARNERVALE



HOME DESIGN

SIENNA 28

FACADE

AVALON FACADE

INCLUSIONS

H1 SMART INCLUSIONS

 4  2.5  3  2



HOME DESIGN

TANGERINE 41

FACADE

MONASH FACADE

INCLUSIONS

H3 LUXURY INCLUSIONS

 5  3.5  3  2



HOME DESIGN

COBALT 36

FACADE

VOGUE FACADE

INCLUSIONS

H2 DESIGNER INCLUSIONS

 4  3.5  4  2

Introducing **SIENNA 28**

Avalon Facade



4



2.5



2



3

MINIMUM LOT WIDTH

14.91 m

Subject to Council Conditions

THE SIENNA IS PERFECT FOR:



Large Block



Knock-Down, Rebuild



Big Families



Entertainers



Growing Families



Home Office option



Scullery included

Scan for more info:





si-en-na: an earthy pigment that when in its natural state is yellow-brown (raw) and when heated becomes reddish-brown (burnt).



The Sienna is one home where you'll always feel welcome. This exceptionally designed home combines designated living and meals areas to promote family values whilst at the same time caters to the individuality of its members.

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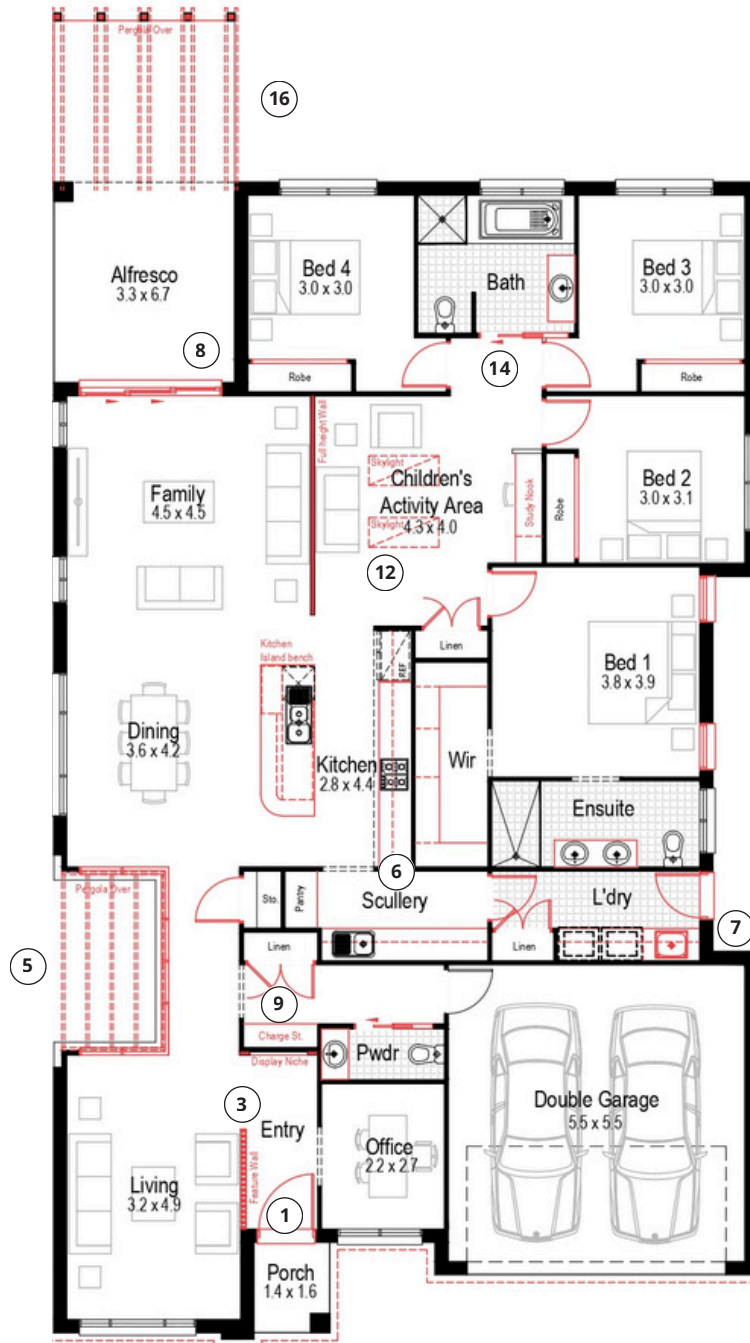
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33

36

Sienna 28

ON DISPLAY AT WARNERVALE, NSW



Living Area
209.49 m²



Garage
33.41 m²



Alfresco
22.58 m²



Porch
2.37 m²



Overall Width
13.07 m



Overall Length
21.47 m



Total Area
267.85 m²

Optional upgrades on display

SHOWN IN **RED** ON FLOORPLAN

- ① 2340mm high x 1020mm wide upgraded Entry door with clear or translucent glazing, stained finish
Note: This item can only be accepted with a ceiling height of 2590mm or above
- 2 Increased ceiling height to 2740mm
- ③ Entry hallway feature screen option
- 4 Entry display niche option
- ⑤ Raised roof, corner window & pergola option to LHS elevation
- ⑥ Kitchen & Scullery joinery & stone
Note: Excludes splashback
- ⑦ Laundry joinery, including overhead cabinetry & under bench washing machine & dryer provision
- ⑧ Alfresco stacking door
- ⑨ Charge Station upgrade
- 10 Powder Room vanity with stone top finish
- 11 Full height internal wall option between Family & Children's Activity Area
- ⑫ Skylight's option to Children's Activity Area
- 13 Ensuite vanity with stone top finish
- ⑬ Cavity sliding option to Bathroom
- 15 Bathroom vanity with stone top finish
- ⑬ Extended Alfresco tiled floor with Aluminium powder-coated Pergola over
- 17 Bedroom 1 wardrobe joinery
- 18 Awning windows to Bedroom 1
- 19 Robe doors to Bedroom 2, Bedroom 3 & Bedroom 4 wardrobes
- 20 Internal doors
- 21 Laminate bench finish & set of drawers to Study Nook

Laminated flooring throughout
Note: Excludes Garage, wet areas, Porch, Alfresco, Bed 2, Bed 3, & Bed 4
Note 2: Excludes scotia beading
- 22 Light fittings (where applicable) P.O.A.
- 24 Tile selection (where applicable) P.O.A.



Smart inclusions
package on display



PLUS
OPTIONAL
UPGRADES

Introducing

TANGERINE 41

Monash Facade



5



3.5



2



3

MINIMUM LOT WIDTH

14.41 m

Subject to Council Conditions

THE TANGERINE IS PERFECT FOR:



Large Block



Knock-Down, Rebuild



Big Families



Entertainers



Growing Families



Home Theatre option



Home Office option



Scullery included

Scan for more info:





tan-ge-rine: a small misshapen citrus fruit with a bright orange colour and a strong, sweet taste.



The Tangerine has been impeccably designed for large or growing families with a modern twist. This two-storey home not only manages to fit five bedrooms, but the luxuries as well, from a huge home theatre to a generous scullery. It is a flexible design that can convert many of the rooms to perfectly suit your family's unique lifestyle.

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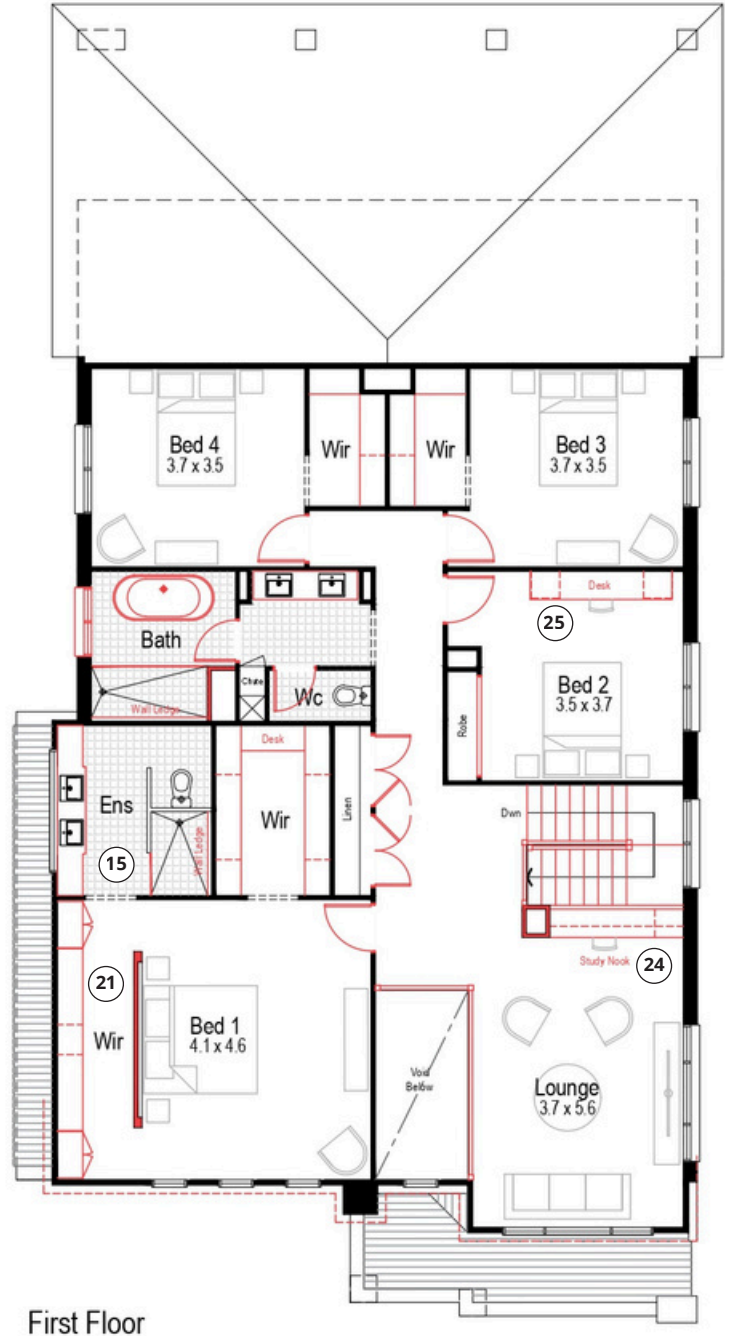
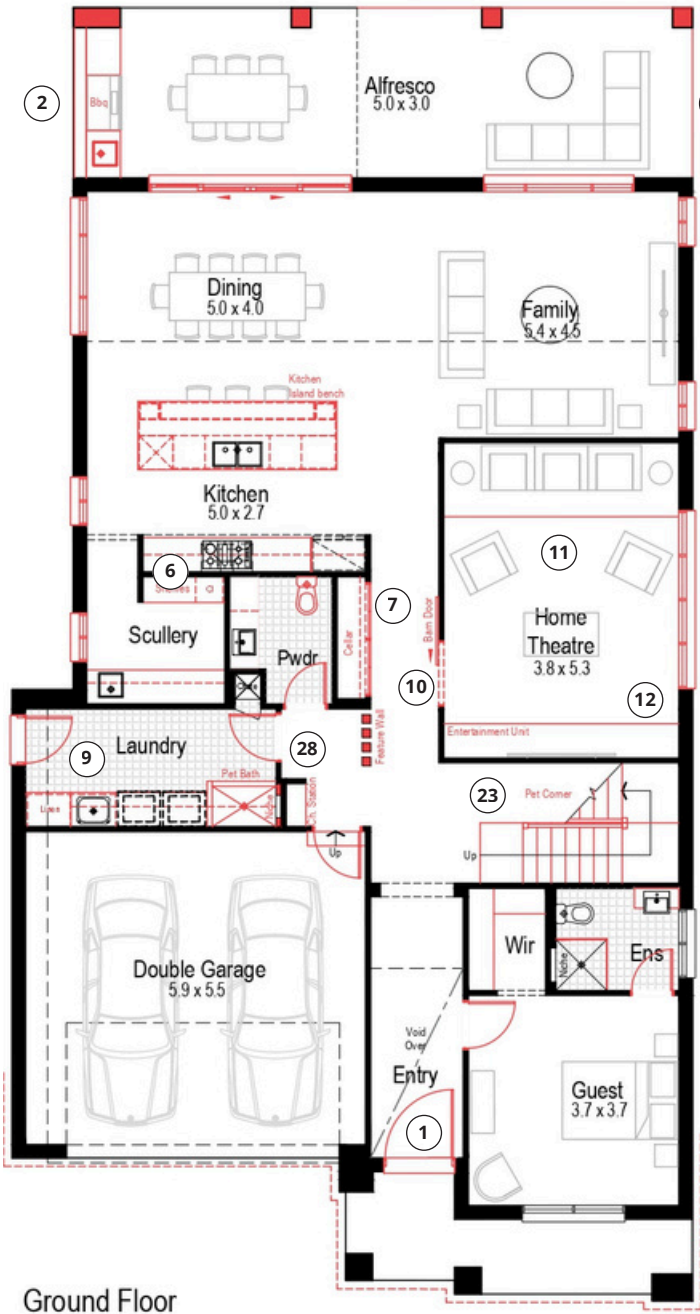
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Tangerine 41

ON DISPLAY AT WARNERVALE, NSW



Ground Floor Living Area
166.41 m²



First Floor Living Area
164.92 m²



Garage
35.93 m²



Alfresco
32.73 m²



Porch
9.20 m²



Overall Width
11.99 m



Overall Length
22.77 m



Total Area
409.19 m²

Optional upgrades on display

SHOWN IN RED ON FLOORPLAN

- ① 2340mm high x 1200mm wide upgraded Entry door with clear or translucent glazing, stained finish with matte black pull handle
- ② Built-In BBQ area to Alfresco
- ③ Full width Alfresco option
- 4 Window to side elevation of Dining option
- 5 Kitchen & Scullery joinery & stone, including gun metal sink mixers
- ⑥ Kitchen & Scullery stone splashback upgrade
- ⑦ Built-in Cellar option to side of Powder Room
- 8 Melamine feature post option to hallway
- ⑨ Laundry joinery, including overhead cabinetry, built-in Linen & under bench washing machine & dryer provision & pet bath area with gun metal finish shower rail & mixer
- ⑩ Barn door option with gun metal finish pull handle to Home Theatre Room
- ⑪ Raised platform option to Home Theatre Room
- ⑫ Custom entertainment unit to Homes Theatre option
- 13 Home Theatre window
- 14 Guest Ensuite, Powder Room, Bedroom 1 Ensuite & Bathroom vanity & stone finishes, including gun metal basin mixer & hand towel holder
- ⑮ Bedroom 1 Ensuite shower wall ledge option
- 16 Extended width shower upgrade to Bathroom with alternative layout
- 17 Hinged door option to Guest Ensuite
- 18 Guest wardrobe joinery
- 19 Bedroom 3 wardrobe joinery
- 20 Bedroom 4 wardrobe joinery
- ⑳ Bedroom 1 His & Hers walk-in robe joinery & desk provision
- 22 Bedroom 2 wardrobe doors
- ㉓ Internal staircase & balustrades (including void area)
- ㉔ Study Nook to First Floor staircase option
- ㉕ Bedroom 2 desk option
- 26 Bedroom 1 niche
Note: Excludes strip lighting
- 27 Bathroom full width shower wall ledge option
- ㉘ Charge Station Option outside of Laundry
- 29 Cornice throughout the Dwelling (where applicable)
- 30 Skirting upgrade throughout the Dwelling (where applicable)
- 31 Gun metal finishes to the Powder Room, Guest Ensuite, Bedroom 1 Ensuite & Bathroom (including separate WC) comprising of the following (where applicable):
 - Frameless shower screen with gun metal fittings
 - Gun metal shower rail & mixer
 - Gun metal bath spout & mixer
 - Gun metal toilet roll holder
 - Gun metal towel rail
- 32 Gun metal finish hardware & hinges to the internal doors throughout the Dwelling
- 33 Light fittings (where applicable) P.O.A
- 34 Tile selection (where applicable) P.O.A



Luxury inclusions
package on display



PLUS
OPTIONAL
UPGRADES

Introducing **COBALT 36**

Vogue Facade



4



3.5



2



4

MINIMUM LOT WIDTH

14.41 m

Subject to Council Conditions

THE COBALT IS PERFECT FOR:



Sideway Sloping Block



Growing Families



Knock-Down, Rebuild



Home Office option



Big Families



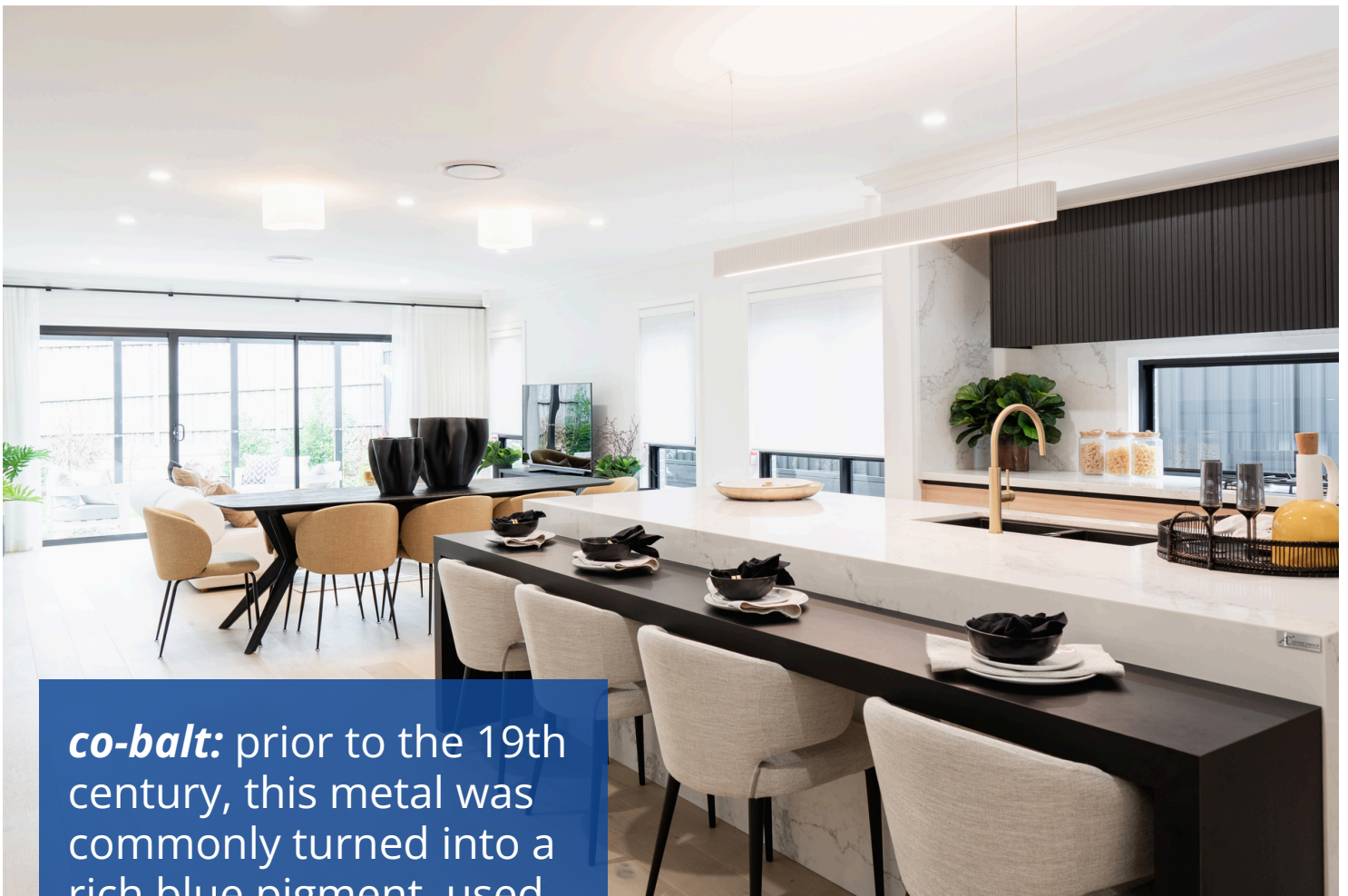
Scullery included



Entertainers

Scan for more info:





co-balt: prior to the 19th century, this metal was commonly turned into a rich blue pigment, used to produce jewellery, glass and paints.



The Cobalt is an entertainer's design with clean lines and an easy flow from the front door to the back. Specifically designed for side-sloping blocks, the bedrooms have been separated from living areas to maximise privacy, providing flexible options for multi-generational living.

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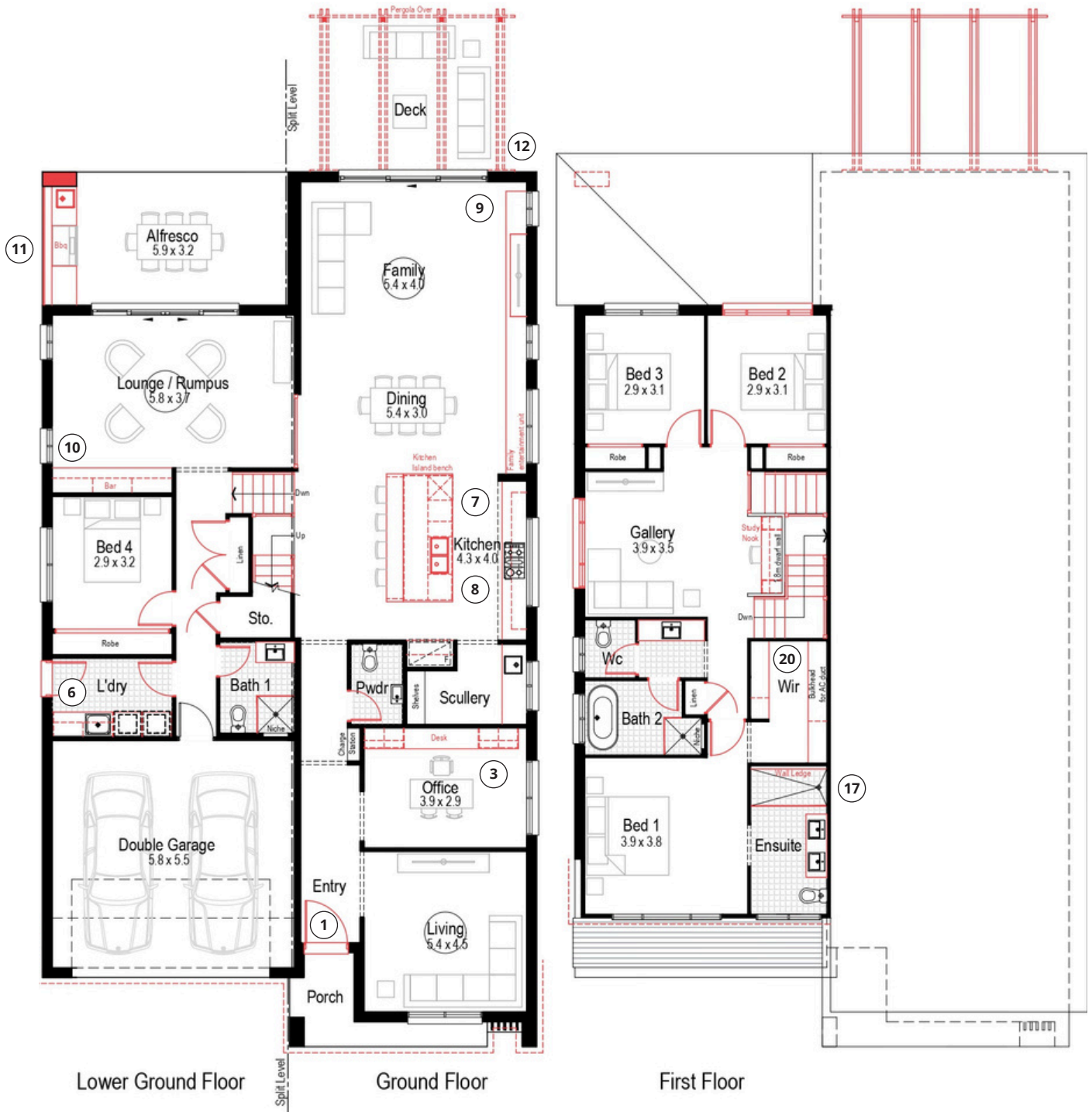
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Cobalt 36

ON DISPLAY AT WARNERVALE, NSW



Lower Ground Floor

Ground Floor

First Floor



Lower Ground Floor Living Area
64.48 m²

Ground Floor Living Area
119.60 m²

First Floor Living Area
91.64 m²

Garage
35.28 m²

Alfresco
19.31 m²

Porch
5.28 m²

Overall Width
11.99 m

Overall Length
21.23 m

Total Area
335.59 m²

Optional upgrades on display

SHOWN IN RED ON FLOORPLAN

- ① 2340mm high x 1020mm wide upgraded Entry door with clear or translucent glazing, stained finish & matte black touch plus handle
- 2 Cornice throughout the Dwelling (where applicable)
- ③ Custom joinery option to Office
- 4 Laminate flooring upgrade to Ground Floor Living areas (including staircase's)
Note: Excludes Bedroom 4 and scotia beading
- 5 Internal doors, with black door handles, hinges & door stops
- ⑥ Laundry joinery (and door handles) with overhead joinery, retractable shelves, drawers, brushed brass sink mixer & provisions for washing machine & dryer
- ⑦ Kitchen & Scullery joinery & stone, including upgraded door handles, sunken breakfast bar, matte black under mount sinks, and brushed brass sink mixers
- ⑧ Kitchen & Scullery stone splashback upgrade
- ⑨ Custom entertainment unit & tiled plinth option to Family Room
- ⑩ Bar area option to Lounge / Rumpus
- ⑪ Built-in BBQ area option to Alfresco
- ⑫ Aluminium powder-coated Pergola option to rear of Family Room
- 13 Bathroom 1 vanity & stone finishes, including 40mm edged stone, arched mirror, brushed brass vanity door handles, basin mixer & hand towel holder
Note: Excludes any tiling & lighting upgrades (if applicable)
- 14 Bathroom 2 vanity & stone finishes, including 40mm edged stone, arched mirror, brushed brass vanity door handles, basin mixer & hand towel holder
Note: Excludes any tiling & lighting upgrades (if applicable)
- 15 Ensuite vanity & stone finishes, including 40mm edged stone, arched mirror, brushed brass vanity door handles, basin mixer & hand towel holder
- 16 Powder Room, Bathroom 1, Bathroom 2 & Ensuite finishes comprising of the following (where applicable):
 - Frameless shower screen with brushed brass fittings
 - Brushed brass shower rail & mixer
 - Brushed brass bath spout & mixer
 - Brushed brass toilet roll holder
 - Brushed brass towel rail
- ⑰ Ensuite full width shower wall ledge option
- 18 Study Nook Alcove & joinery to First Floor staircase & relocated Linen option
- 19 Carpet to First Floor & Bedroom 4.
Note: Excludes wet areas & stairs
- ⑳ Bedroom 1 wardrobe joinery
- 21 Frameless black mirror sliding robes doors to the Bedroom 2, Bedroom 3 & Bedroom 4 wardrobes
- 22 Light fittings (where applicable) P.O.A
- 23 Tile selection (where applicable) P.O.A



Designer inclusions
package on display



PLUS
OPTIONAL
UPGRADES

27 Reasons to Build with Us

EXPLORE
OUR
OTHER
REASONS



#1 TRUST

Trust is exactly what you're looking for in a home builder right now and with something as important as building your new home, I believe that TRUST is the number one reason for you to build your new home with us.

When I first started building homes for families, my old-fashioned hands-on approach earned me the respect and trust of my peers. And my continued dedication and commitment to the home building industry later saw me earn CEO Magazine's prestigious Building and Construction Executive of the Year award as well as being named Australian Builder of the Year.

My secret was to only employ and work with the best people I could find, and this philosophy is carried right through the culture at Hudson Homes today.

As CEO of Hudson Homes, I am personally responsible for ensuring that we make the process of building your new home a delightful and rewarding experience. I remain dedicated to developing our people, strengthening our capabilities and building trusting relationships with our customers, our suppliers and our tradespeople in the hope that we exceed your expectations at every step along your home building journey.

Place your trust in me and my team and I'll do everything I can to ensure that building your new home is a delightful and rewarding experience. And, if for any reason, we have let you down anywhere along the way, I invite you to write to me personally at danny@hudsonhomes.com.au or to call me directly on 0411 181 007 and I'll make it right for you.

That is my promise and commitment to you.

Danny H.
Assabgy CEO





Inclusions to satisfy every taste and budget

Necessities,
Not
Upgrades

Scan to see our
inclusions:



LOOKING FOR SOMETHING DIFFERENT?

Let's create your dream home

Choose from 200+ floorplans to find the perfect fit for your family's lifestyle. **Ask your New Home Consultant about personalising one of our designs for your new home.**



Discover Our Virtual Display Village



Put yourself in the driver's seat and take a virtual tour through to any of our display homes **Australia-wide**.

It's as if you're actually there!

SCAN TO SEE VIRTUAL HOMES





hudsonhomes.com.au

Let's be friends



Our FIXED PRICE Guarantee only applies to readily accessible land where our complete site due diligence may be conducted (excludes unregistered land and knock-down, rebuild contracts). Please note that where specific engineering reports are required to complete site due diligence (such as Geotechnical, Hydraulic, Acoustic, Flood and Bushfire requirements) which, in some instances, may only be obtained after the signing of your HIA Building Agreement, the final fixed price amount will be guaranteed AFTER receipt of such engineering reports and design but ALWAYS fixed prior to the commencement of construction. For knock-down, rebuild contracts, Hudson Homes Time Frame Guarantee only applies after the soil testing (Bore Hole Report), contour survey and demolition / removal of site material has been completed and relevant authority approvals have been received. Hudson Homes agrees to complete construction of your new home on time as specified in your signed HIA Building Contract and the conditions therein. Hudson Homes Quality Build Guarantee only applies to new tenders requested after 10/04/2025.

Hudson Homes may amend these specifications and inclusions at any time without notice and reserves the right to supply alternative items of equal quality. Images are indicative only. Photographs and other images used may show fixtures, fittings or finishes which are not supplied by Hudson Homes, or which are only available in some designs, or when selected as additional upgrades at an additional cost. Standard included site costs are for a cleared residential site up to 450m², with up to 1 metre fall across the building platform, M class slab classification and with all services available at site boundaries (excludes battle-axe and rural sites). No allowance has been made for additional requirements or covenants that may be applicable to individual lots or housing estates. BASIX requirements will be assessed on an individual site basis and additional costs may apply. Please speak to a Hudson Homes New Home Consultant who is able to provide a Tender that specifically outlines the features, finishes and fixtures that you will receive. Correct as at 05/01/2026.