

CIVIC

HEART

SOUTH PERTH

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THE PULSE OF PRESTIGE

Civic Heart is the perfect realisation of an idea that weaves together past, present and future - one that will revitalise the historic South Perth precinct, and reverberate through decades to come.



MILL POINT TOWER OVERLOOKING THE CITY

artist impression

HISTORY IN THE MAKING

A once-in-a-generation, 360-degree architectural landmark, Civic Heart will light up the south-of-the-river skyline, taking the mantle as South Perth's burgeoning epicentre of prestigious living. Two iconic towers. 309 exalted apartments, sky homes and penthouses. An eclectic offering of world-class facilities. Phenomenal views across the cityscape. Civic Heart exudes luxurious living through every perfect detail, from the sweeping curves of the podium and tower, to its beautifully appointed finishes and illuminated crown that beckons your presence.

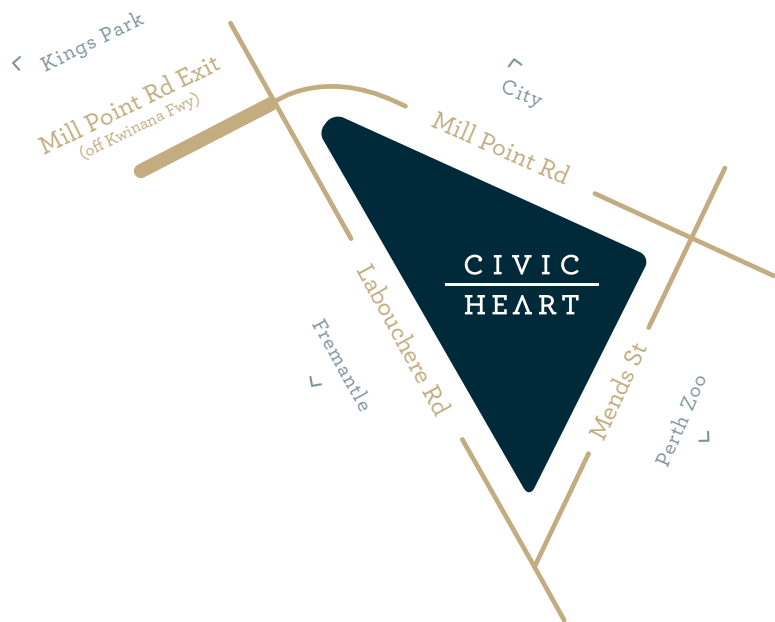


RAC
ARENA

CONVENTION
CENTRE

PERTH CBD

IN THE HEART OF SOUTH PERTH

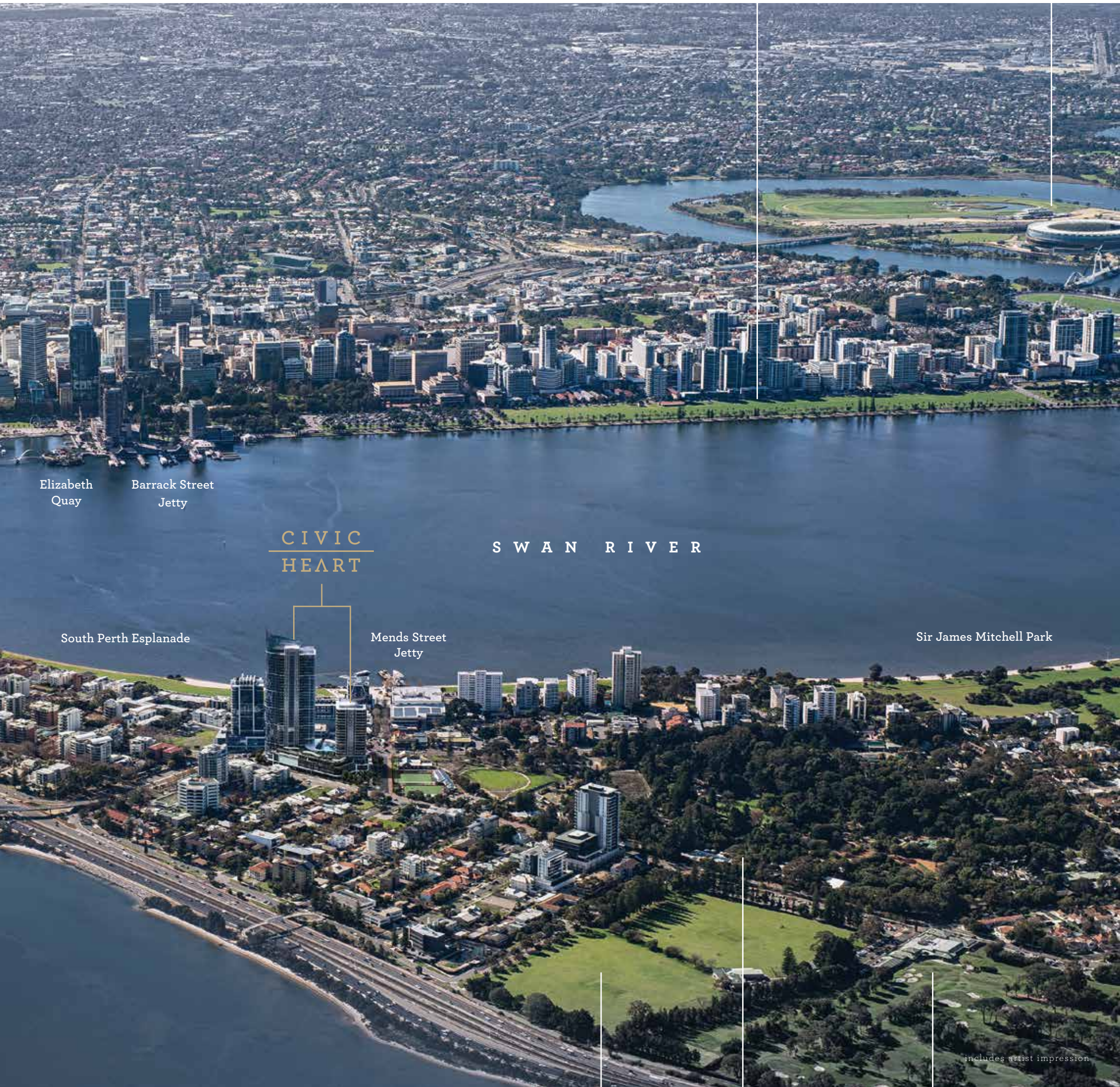


Millers Pool

KWINANA FWY

LANGLEY PARK

OPTUS STADIUM



Elizabeth Quay
Barrack Street Jetty

CIVIC HEART

SWAN RIVER

South Perth Esplanade

Mends Street Jetty

Sir James Mitchell Park

includes artist impression

RICHARDSON PARK

PERTH ZOO

ROYAL PERTH GOLF CLUB

FREMANTLE

MOUNTS BAY
SAILING CLUB

THE UNIVERSITY OF
WESTERN AUSTRALIA



CIVIC
HEART

RICHARDSON
PARK

SOUTH PERTH
FORESHORE

MENDS STREET
JETTY

SOUTH PERTH
ESPLANADE

OLD SWAN BREWERY

KINGS PARK



MELVILLE
WATER

SWAN RIVER

includes artist impression

MILLERS POOL

NARROWS BRIDGE

MILL POINT
TOWER

MENDS
TOWER



CIVIC HEART AT TWILIGHT
artist impression





THE EPICENTRE OF LUXURIOUS LIVING

South Perth's aura is undeniable. Bounded by the picturesque Swan River with breathtaking panoramic views across the water to the city skyline, it enjoys an exclusive, unmatched position in Perth. Yet rather than exist within its address, Civic Heart takes on a life of its own, spilling into its surrounds with interlinked alfresco laneways and canopied piazzas inviting crowds to mingle, linger and explore. Spaces are rebirthed, with walkways winding through native flora under one of Australia's largest living green walls.





A PALETTE OF PLEASURES

With lines between realms blurred you're drawn from place to place, moment to moment, from the bustling cafes and restaurants of Mends Street, to the chic fashion boutiques and bakeries lining Angelo Street. The waterfront has recently transformed with a new piazza and enhanced facilities playing host to concerts, local fairs and markets along the banks of the Swan. The scenes play out like an ever-changing Monet oil painting, skyline reflection flickering on the water, a beautiful reminder that Perth city is but a fleeting ferry ride away.





LET THE MOOD GUIDE YOU

Civic Heart's lustrous lifestyle illuminates and dims at your every desire. Take to the streets, where locals peruse shelves at Millpoint Caffe Bookshop, fossick for fashion at Merchants on Mends Street, and savour delicious dumplings at Miss Chows. Down on the foreshore, families and couples picnic on the lawns of Sir James Mitchell Park, as cyclists and joggers whirl by against a magnificent City skyline. Kids launch kayaks into the water, barbecues sizzle to the sound of laughter and chinking glasses, memories in the making.







PERTH CBD

SWAN RIVER

SOUTH PERTH

- 01 Perth CBD
- 02 Mends Street Jetty
- 03 Perth Zoo
- 04 South Perth Esplanade
- 05 Royal Perth Golf Club
- 06 Mends Street Plaza
- 07 South Shore Shopping Centre
- 08 Angelo Street Retail Precinct
- 09 Kwinana Freeway
- 10 Kings Park
- 11 Sir James Mitchell Park
- 12 Richardson Park
- 13 Old Mill Theatre

C
H

KWINANA FWY

Wellington St

Murray St

Hay St

St Georges Tce

Riverside Drive

Mends St

Mill Point Rd

Labouchere Rd

Angelo St

ATTRACTIONS & AMENITIES



RETAIL

Forrest Chase
Wesley Quarter
enex100
Hay Street Mall
Murray Street Mall
King Street Precinct
Angelo Street Market



LOCAL EATERIES

The Windsor Hotel & Restaurant
Coco's Restaurant
Atomic Espresso
Mister Walker
The Boatshed Restaurant
Ciao Italia
Miss Chows
Automatic
La Patisserie



ENTERTAINMENT

Art Gallery of Western Australia
RAC Arena
Perth City Link
State Theatre Centre of Western Australia
Convention Centre
Crown Casino and Entertainment Complex
Brookfield Place
Barrack Street Jetty
Elizabeth Quay
WACA
Optus Stadium



PARKS & RECREATION

Langley Park
South Perth Foreshore
Matilda Bay
Central Park
Queens Gardens



EDUCATION

Wesley College
Aquinas College
Penrhos College
Perth Modern
Trinity College
Curtin University
University of Western Australia
Central Institute of Technology



HEALTH

South Perth Hospital
Sir Charles Gairdner Hospital
Hollywood Private Hospital

Mill Point Rd

Douglas Ave

Canning Hwy



View of South Perth from Kings Park c1901

A COMING OF AGE

Prestige is born from the richness of history. Civic Heart pays homage to South Perth's cherished stories by reinvigorating and celebrating the surrounding heritage precinct, a love letter to its people and past.



The Old Mill c1960

South Perth's iconic Old Mill ground grain from 1835 to 1859. At its peak it produced 680kg of flour per day, and has since been reborn as a hotel, residence, wine saloon and poultry farm.

The Old Mill Theatre first opened in 1899 as a Mechanics Institute Hall, starting its new life as a theatre in 1948 when the South Perth Dramatic Society moved in. Today a passionate group of volunteers have earned a reputation for putting on some of the best live theatre in Perth.



View of South Perth from Kings Park c1901

STAMPING ITS PLACE IN HISTORY

Built in 1900 for £939, the South Perth Post Office became entrenched in the civic and commercial heart of South Perth. More than parcels, stamps and letters, it was a respectable workplace that served as a vital meeting place to share news and gossip. Its spirit lives on in Civic Heart as a place for patrons to come together to share fine food in warm company.



South Perth Post Office



South Perth Police Station and Quarters 1994

The South Perth Police Station was built in 1908. It stands today thanks to a conservation plan commissioned on behalf of the Department of Police, and will begin its new life within 'the beat' of Civic Heart.

The Windsor Hotel opened in 1898, making it one of Perth's earliest surviving hotels. For well over a century this iconic hotel has brought together revellers to drink, dine and celebrate thanks to a prominent location that originally attracted patrons ferrying across the river to Perth Zoo.



Perth Zoo entrance 1898

GROUND FLOOR
PRECINCT

EVERYTHING ON YOUR DOORSTEP

Civic Heart is activated at street level by 25 commercial tenancies designed for a range of potential offerings, from food and beverage to retail and fashion, ensuring your every need is met within one pulsing precinct.



CAFES



BAKERY



EATERIES



MASSAGE



HAIR &
BEAUTY



MILL POINT ROAD
artist impression

CIVIC

TORRO
ROSSO

TORRO
ROSSO

INTE

TOR RO

Pronto

PRO K

MILL POINT ROAD

artist impression



TORRO ROSSO



MENDS STREET
artist impression





MENDS STREET
artist impression



SOUTH PERTH'S NEWEST HOTSPOT

Civic Heart blurs the boundaries of its stylish surrounds, culminating in a pulsating new hotspot where residents and locals can gather to meet, explore, unwind and be seen - the gateway to South Perth.



FASHION



MEDICAL



WELLNESS



OFFICE



LABOUCHERE ROAD
artist impression



RESTAURANTS



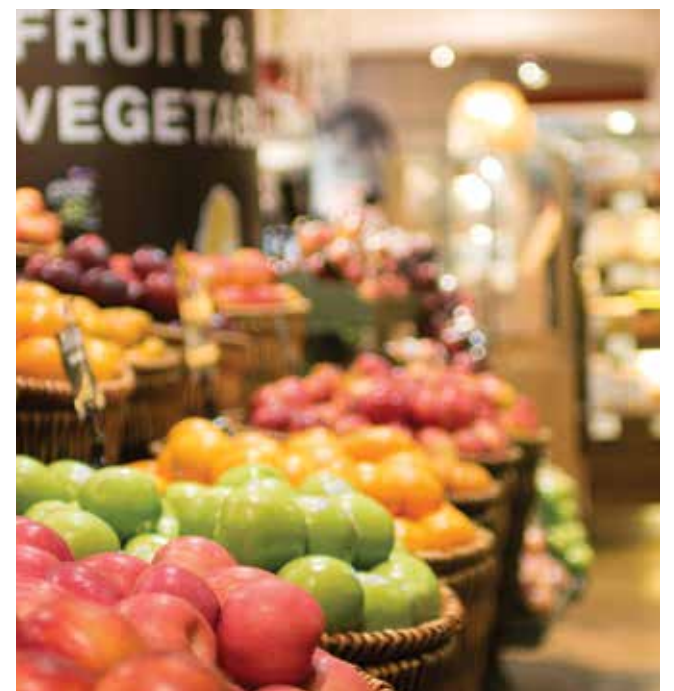
SERVICES



PHARMACY



GROCER





4TH FLOOR
LANDSCAPED DECK

artist impression

FACILITIES



25-METRE
SWIMMING POOL



PUTTING
GREEN



LIBRARY

THE EPITOME OF LUXURY

Civic Heart exudes refinement and prestige, with beautifully appointed finishes and world-class amenities at every turn. Levels three and four are dedicated to a range of premium facilities and outdoor spaces unlike anything seen in South Perth, from the opulent swimming pool and lounges, to theatrettes and private dining rooms - every detail has been carefully considered to treat residents to the finest at-home experiences befitting of such a prestigious address.



FIRE PIT



GRILLING
STATION



OUTDOOR
GAMES AREA





25M HEATED WET EDGE POOL
artist impression



POOL LOUNGE &
GAMES ROOM



THEATRETTE



DOG PLAY
AREA



DOG WASH



KIDS PLAY
ROOMS



UNDERCOVER POOL TERRACE

artist impression

And when you want for nothing more than your own company, retreat back to your apartment, designed to offer unreserved intimacy and privacy with every comfort at your fingertips. Work out in style at one of the two private gymnasiums, restore your body and mind with a massage and sauna session or simply unravel at the pool or theatrette. The most luxurious sanctuary, a world away.

Quiet, calm, yours.





POOL LOUNGE

artist impression





LOUNGE BAR
artist impression



POOL LOUNGE & GAMES ROOM
artist impression

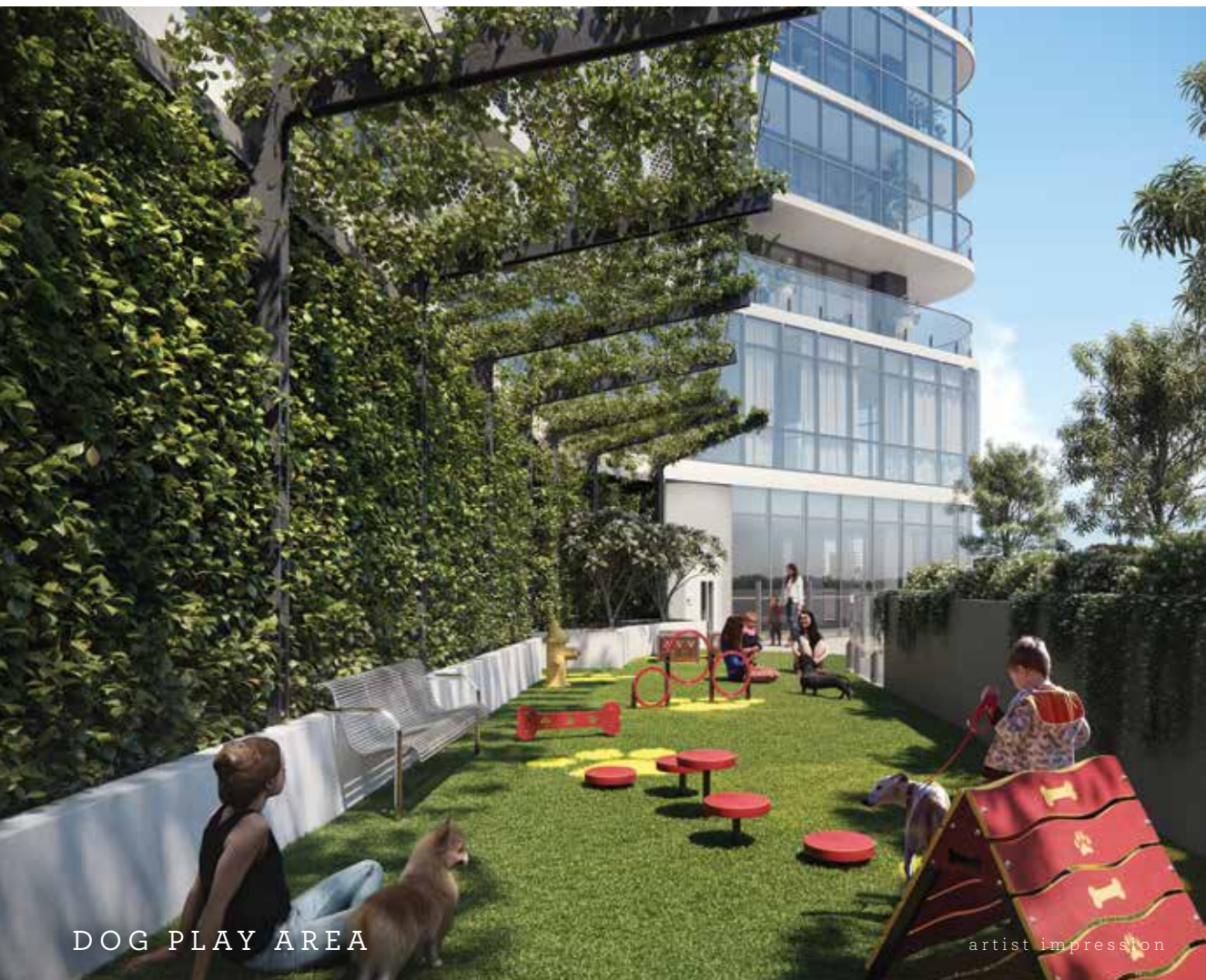


THEATRETTE
artist impression



LIBRARY
artist impression

ROOM TO LEARN, LAUGH & PLAY





CHILDREN'S PLAY ROOM
artist impression



DINING ROOM

artist impression



LOUNGE AREA

artist impression

REJUVENATE. CONTEMPLATE. ELEVATE.

Civic Heart invites you to slip effortlessly into an even flow, exquisitely appointed to promote life in beautiful balance. Build strength and stamina in the fully equipped gymnasium after a long day at work. Relieve tension with a soothing massage. Cleanse your body in the steam rooms. Enjoy a pampering retreat in the twin saunas, one reserved exclusively for females. Or simply find a quiet place to relax mindfully amidst manicured gardens.



CONSULTATION
ROOM



SAUNA & STEAM
ROOMS



FEMALE SAUNA



4TH FLOOR LANDSCAPED AREAS

artist impression





MASSAGE ROOM
artist impression



OUTDOOR GYM



FULLY-EQUIPPED
GYMS



MASSAGE ROOM



FULLY EQUIPPED GYM

artist impression



LIVING IN THE SKY

Ascend to the 37th floor of Mill Point Tower and heighten your senses upon Civic Heart's crowning masterpiece, the South Perth Sky Deck. Treating yourself and guests to mesmerising views across the shimmering river and skyline, this tastefully curated collection of private dining rooms and sky decks exclusive to all residents is yours to savour, day and night.



LEVEL 37 ROOF TERRACE

artist impression





LEVEL 37 DINING ROOM

artist impression



LEVEL 37 ROOF TERRACE

artist impression



SUSTAINABILITY IN DESIGN

Sustainability is infused into the DNA of Civic Heart which is designed to achieve “Australian Excellence” in water and energy efficiency. To achieve this, a range of measures will be included:



Motion sensors will be installed in shared lobby areas and carpark levels to reduce energy consumption



A bike share service with a selection of bikes to cater for the different recreational needs of residents will aid in the reduction of vehicle use



A dedicated car share service will provide occupants with another mode of personal transport and reduce the need for all residents to own their own vehicles



Multiple electric vehicle charging bays with pay as you go EV chargers will be installed to accommodate and encourage the selection of electric vehicles



Smart electrical meters in every apartment will allow occupants to monitor their power consumption in real time

SUSTAINABILITY IN CONSTRUCTION



The use of bubbledeck as a slab construction material reduces the use of concrete by a third



The installation of a centralised gas hot water system is over 65% more efficient than individual electric hot water systems



All plumbing fixtures are Watermark compliant and registered under the WELS scheme



Solar photovoltaic system provides renewable power to common areas



Double glazing to external apartment windows possesses excellent thermal properties that reduce the need for excessive heating and cooling



ENERGY EFFICIENCY


Save 11750m³ of site concrete


Save 20000 GJ of embodied energy


Save 3170 of Co₂ emissions

* The figures supplied are derived from assumed average energy usage and accepted equivalence modelling.



INNOVATION FOR THE FUTURE

Civic Heart's vision is to amplify South Perth's unrivaled living experience through better connecting people and place. An innovative electric car charging station ensures residents and visitors are part of a dynamic, sustainable modern living future. A car and bike share initiative encourages residents to experience the liberty of a lifestyle where you belong to the streets, parks, cafes and surrounds. Together with innovative services, residents have the opportunity to grow with Civic Heart as it entwines itself in South Perth's next transformation.



VIEWS THAT STAND TIME STILL

The iconic towers of Civic Heart redefine the peninsula, sweeping skywards in a surging compendium of residences, many boasting some of the most enviable views in the city. Each space is finished to the highest levels of specification, treating residents to prestigious appointments.



MILL POINT TOWER

SKY DECK LVL 37
PENTHOUSES LVL 36

SKY HOMES
LVL 30 - 35

PLATINUM
LVL 5 - 29

FACILITIES
LVL 3 - 4

PODIUM
LVL 1 - 2

COMMERCIAL
GROUND LEVEL

MENDS TOWER

PENTHOUSES LVL 20

PLATINUM
LVL 5 - 19

FACILITIES
LVL 3 - 4

PODIUM
LVL 1 - 2

COMMERCIAL
GROUND LEVEL

CIVIC HEART AT TWILIGHT

artist impression



FLOOR PLANS

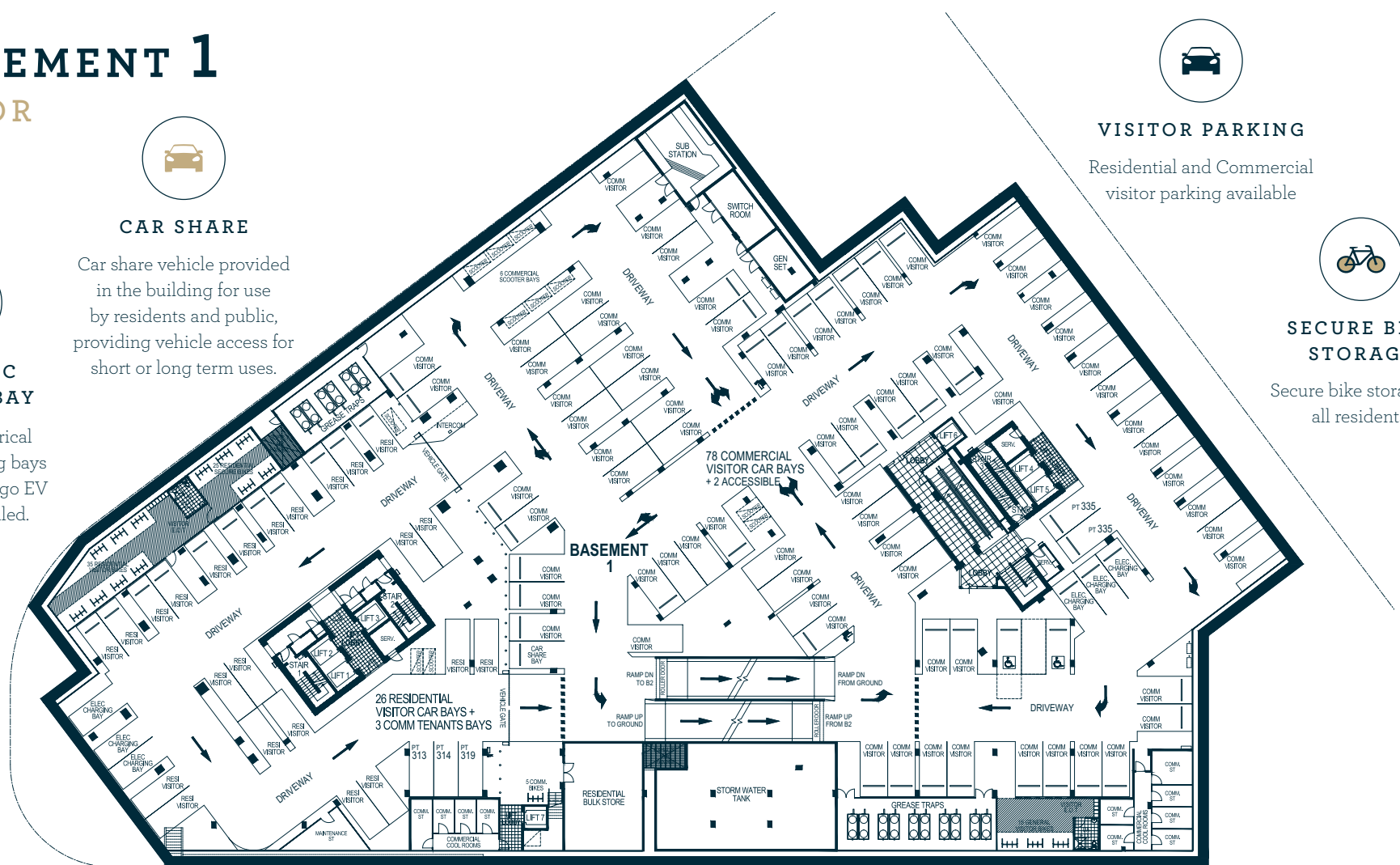
BASEMENT 2

FLOOR



BASEMENT 1

FLOOR



VISITOR PARKING
Residential and Commercial visitor parking available



SECURE BIKE STORAGE
Secure bike storage for all residents.



ELECTRIC CHARGE BAY
Multiple electrical vehicle charging bays with pay as you go EV charges installed.



CAR SHARE
Car share vehicle provided in the building for use by residents and public, providing vehicle access for short or long term uses.

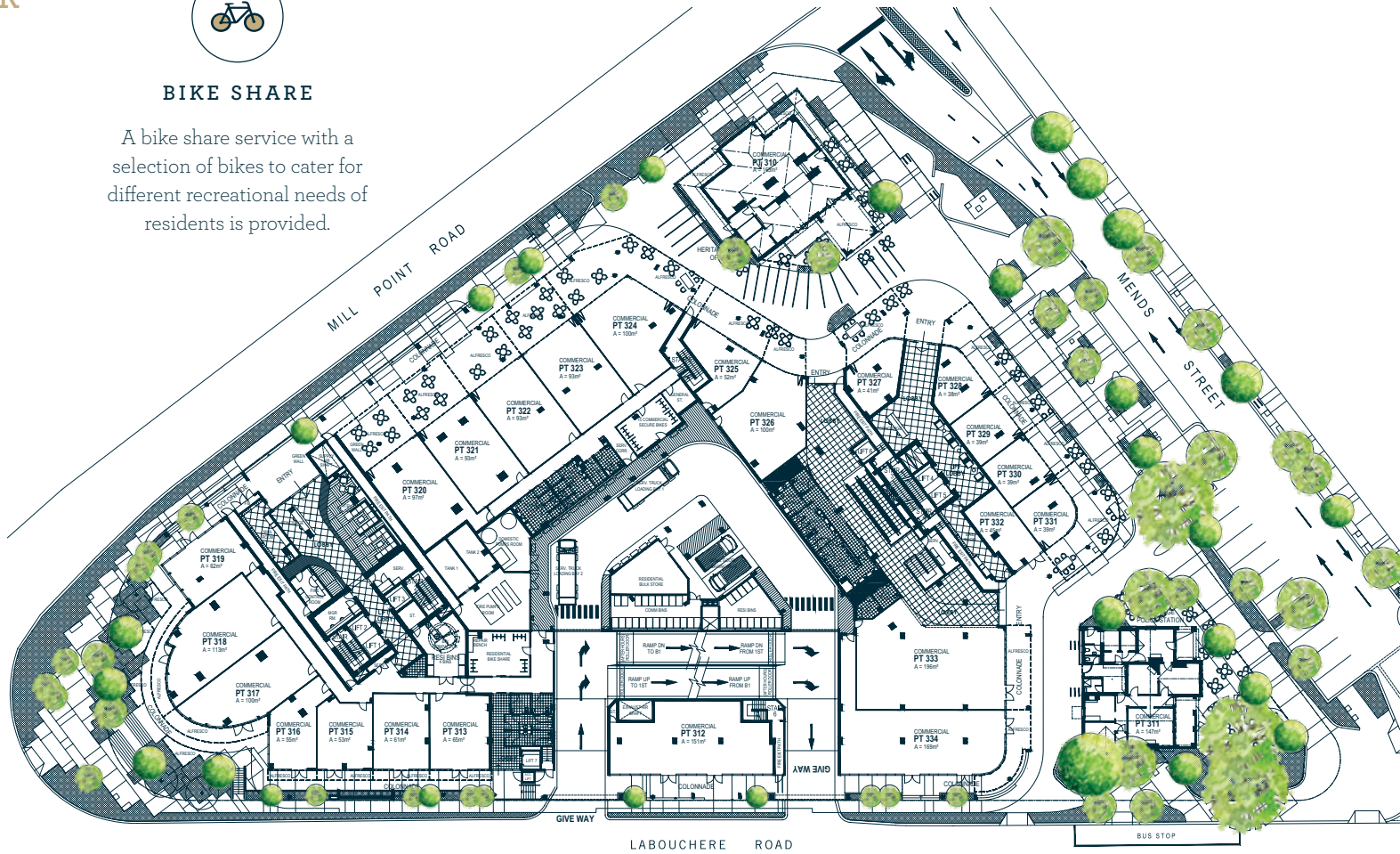
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2. Refer to detailed apartment layouts included in the sales contract document for variations to layout & balconies.

GROUND FLOOR



BIKE SHARE

A bike share service with a selection of bikes to cater for different recreational needs of residents is provided.



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1ST FLOOR



GUEST APARTMENTS

A short term place to call home for your guests, providing a fully furnished and equipped studio apartment.



COMMUNAL BALCONIES



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2ND FLOOR



COMMUNAL
BALCONIES



GUEST
APARTMENTS

A short term place to call home for your guests, providing a fully furnished and equipped studio apartment.



3RD FLOOR



GRILLING
STATION

Entertain friends outdoors at the grilling station with multiple cooking plate options and seating area.



DOG PLAY
AREA

Let your pooch enjoy their home just as much as you do with a special play area just for them.



FIRE PIT



OUTDOOR
GAMES AREA



DOG WASH

A pet wash room equipped with bath facilities.



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4TH FLOOR



25-METRE SWIMMING POOL

25m heated swimming pool with wet deck edge, surrounded by poolside furniture and sun lounges.



PUTTING GREEN

Level 4 putting green set amongst seating and garden areas.



LIBRARY

Settle yourself in for an afternoon of quiet in the library, with casual lounges and wide selection of curated books.



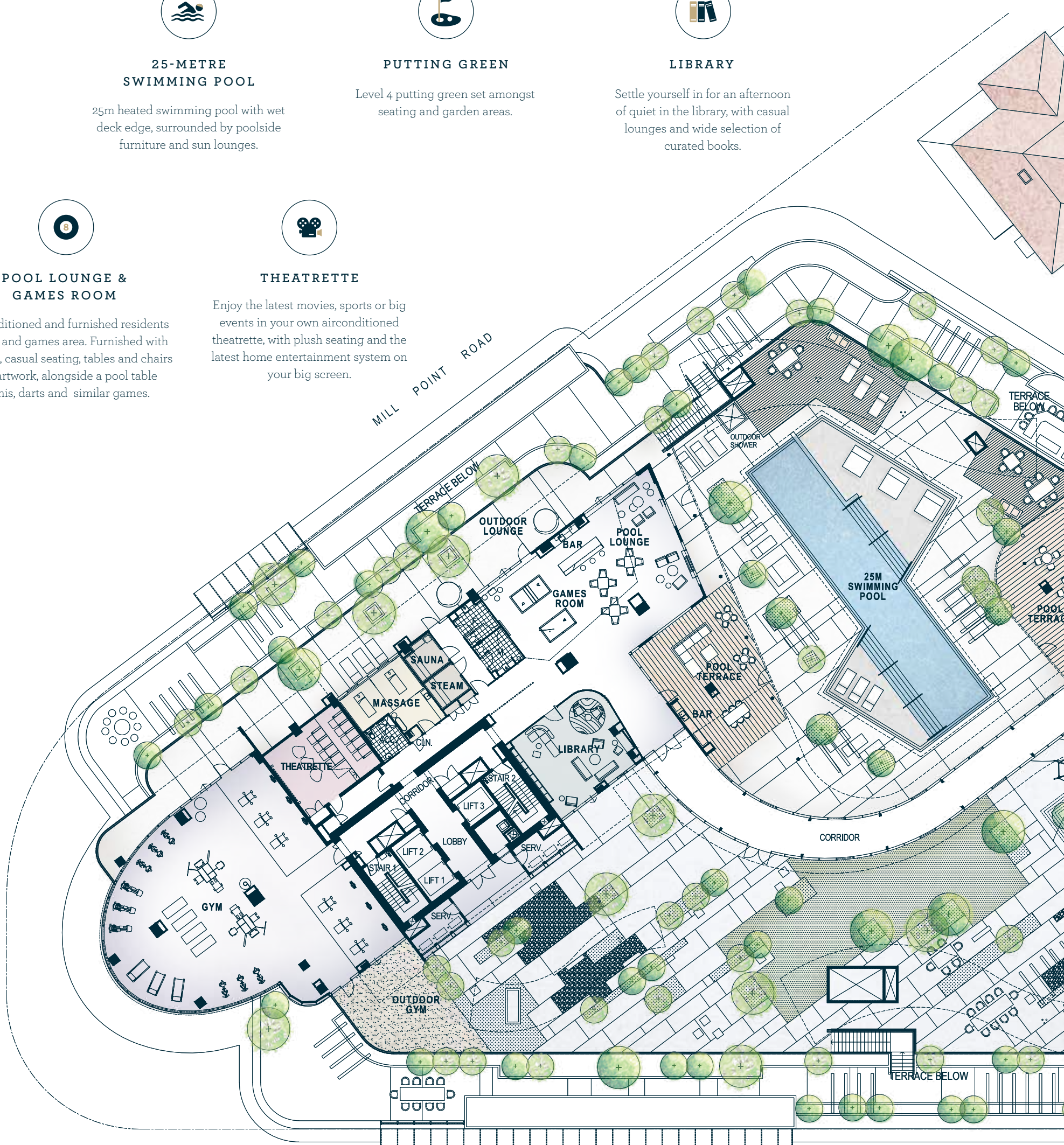
POOL LOUNGE & GAMES ROOM

Airconditioned and furnished residents lounge and games area. Furnished with lounges, casual seating, tables and chairs and artwork, alongside a pool table tennis, darts and similar games.



THEATRETTE

Enjoy the latest movies, sports or big events in your own airconditioned theatrette, with plush seating and the latest home entertainment system on your big screen.



LABOUCHERE ROAD



GENERAL NOTES 1. Shape and configuration of balconies, doors, windows, ducts and columns may differ from those illustrated.
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DINING ROOMS

Residents' private dining and entertaining room, with 12 seat dining table, settings and adjoining fully equipped kitchen and private bar.



KIDS PLAY ROOMS

A children's play room will be filled with toys and activities as well as an indoor trampoline. Outside the room is a playground including a climbing frame.



BUSINESS CENTRE

Workspaces and meeting areas are provided for your new home office, where you can work from without leaving Civic Heart.

WELLNESS AREAS



OUTDOOR GYM

Outdoor gym area with soft floor, screened area.



FULLY-EQUIPPED GYMS

Airconditioned gymnasium equipped with the latest Technogym equipment.



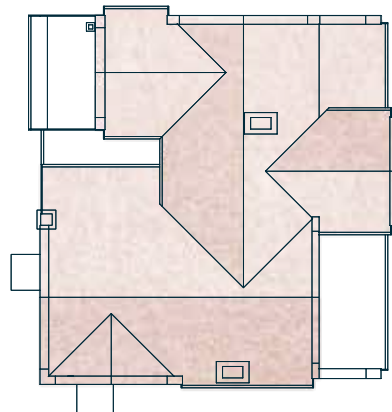
MASSAGE ROOM

Taking advantage of the equipped massage room or needing to host your own medical or professional service providers, you can do it all without leaving Civic Heart.



CONSULTATION ROOM

Look after your mind, body and soul, where you can host your own medical or professional service providers onsite when convenient.



SAUNA AND STEAM ROOMS

Timber lined sauna and steam room.



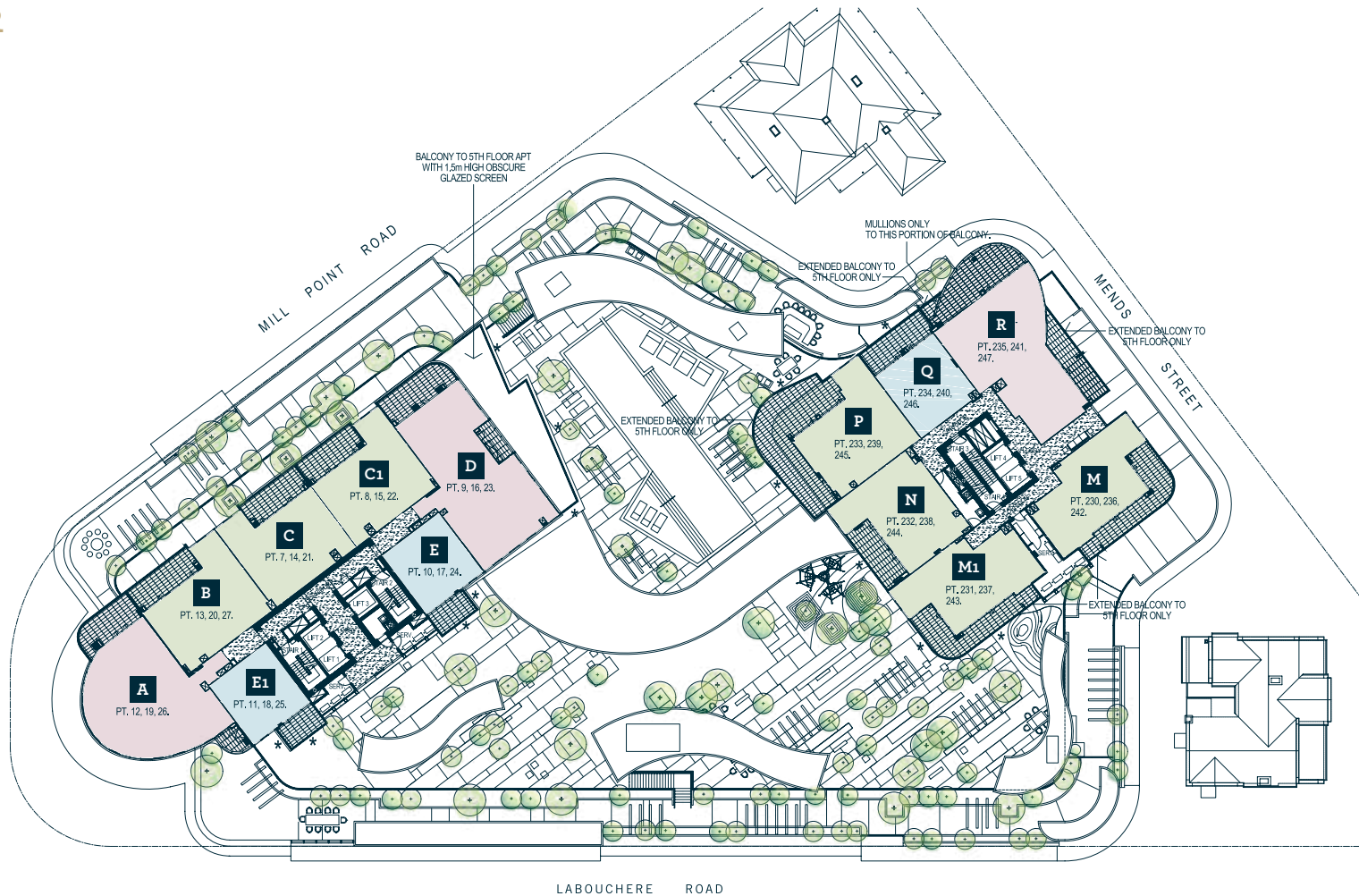
FEMALE SAUNA

Female only sauna included.



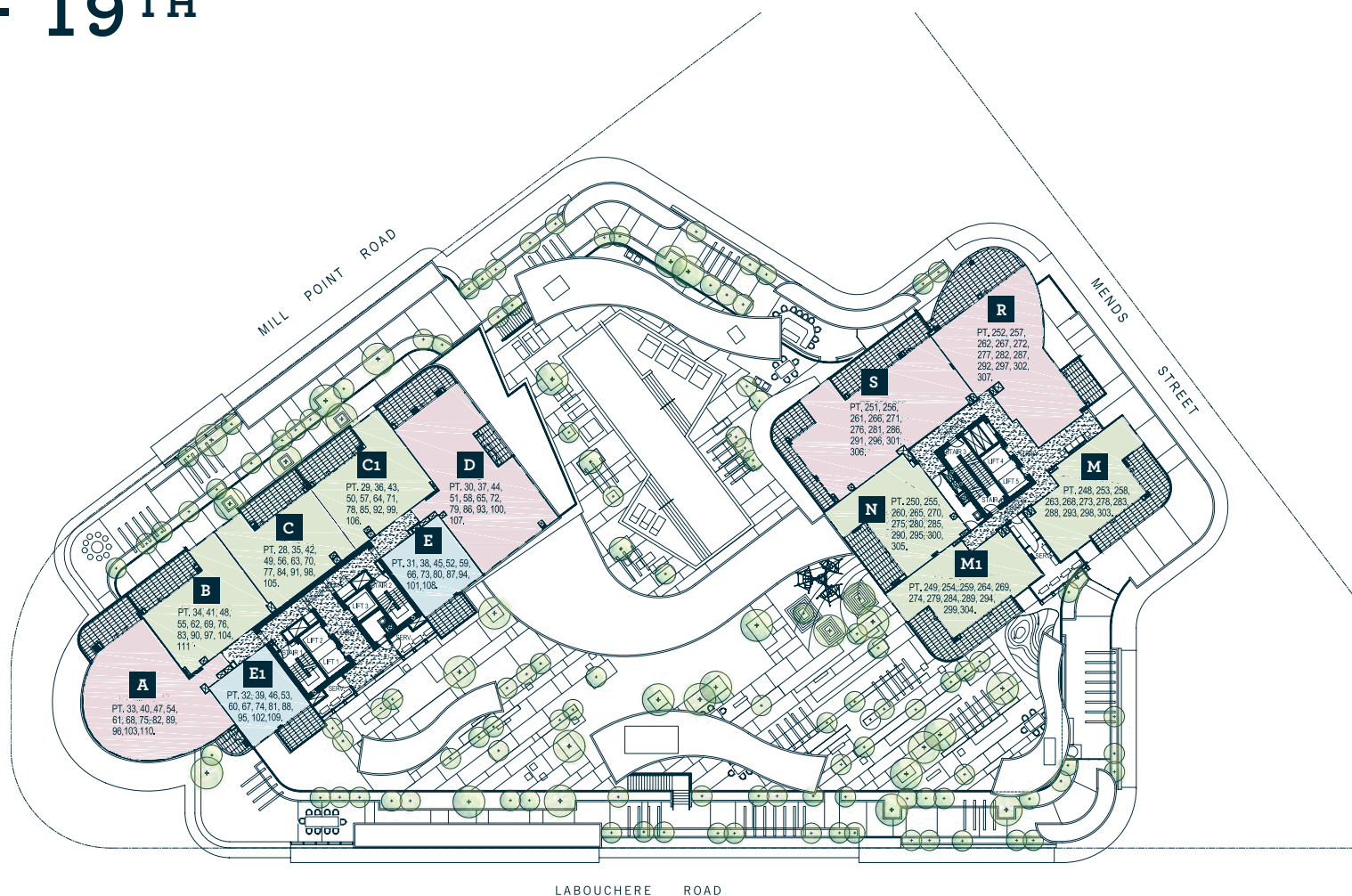
CIVIC HEART AT TWILIGHT
artist impression

5TH - 7TH FLOOR



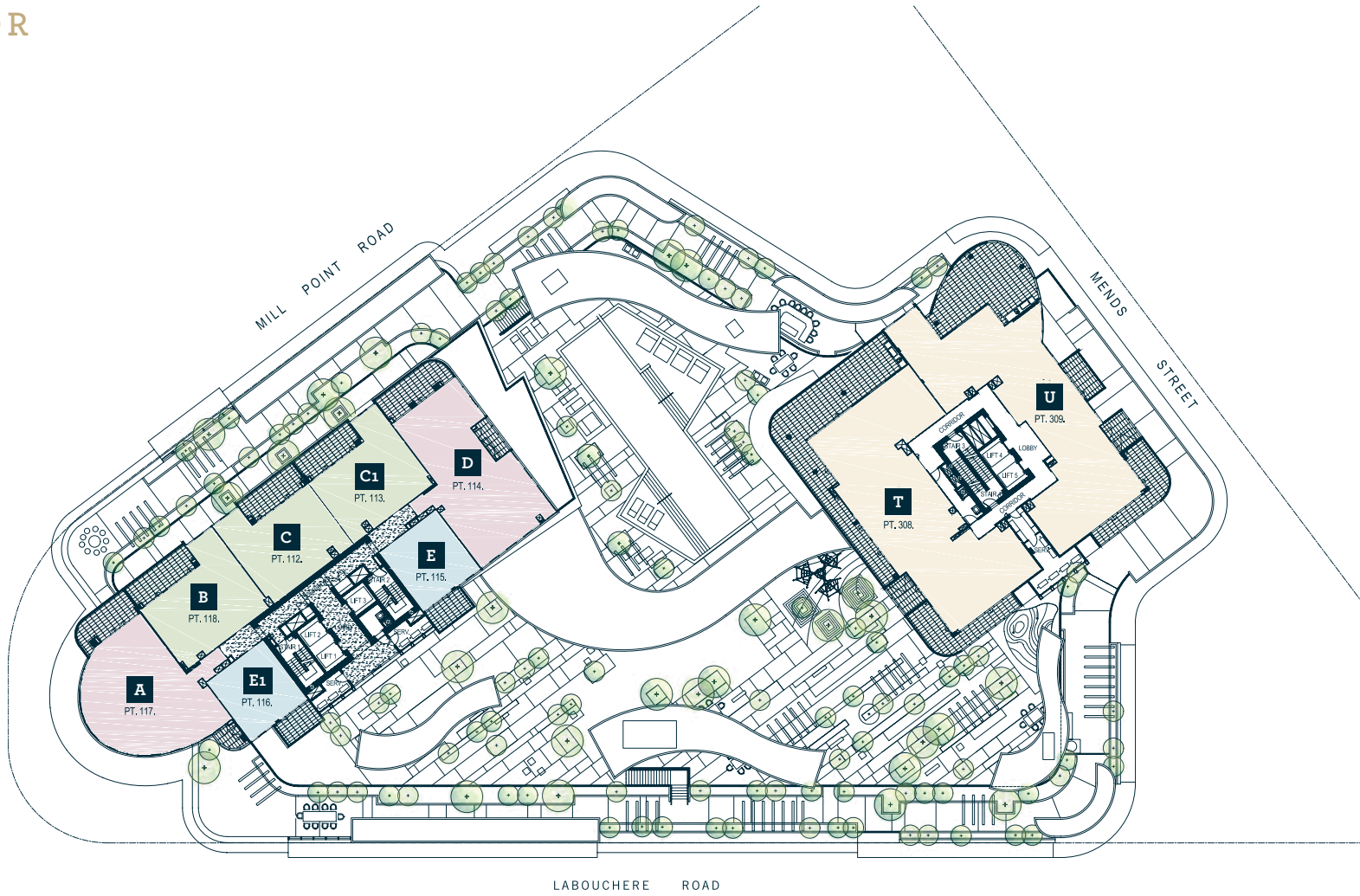
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8TH - 19TH FLOOR

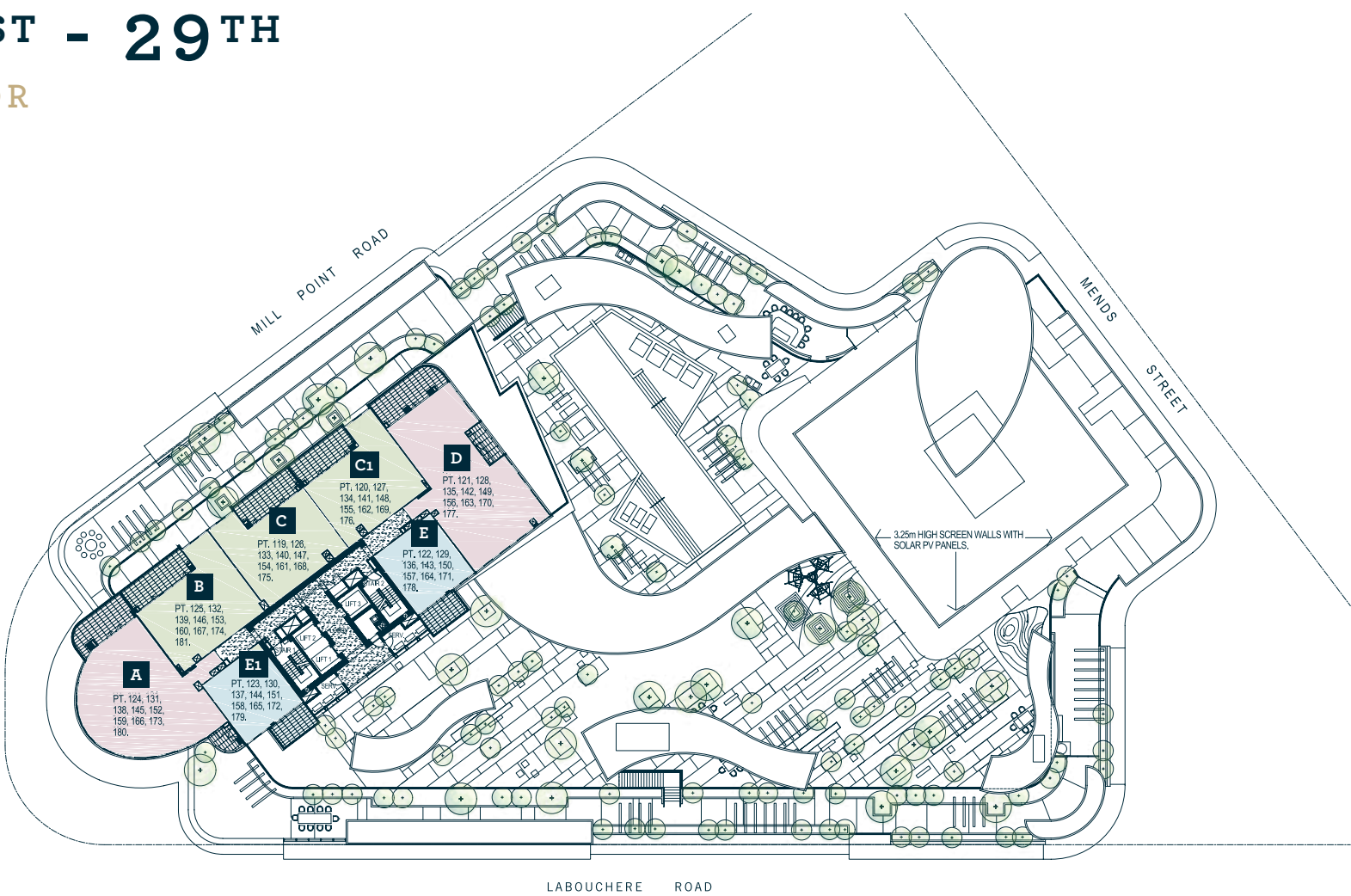


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20TH FLOOR

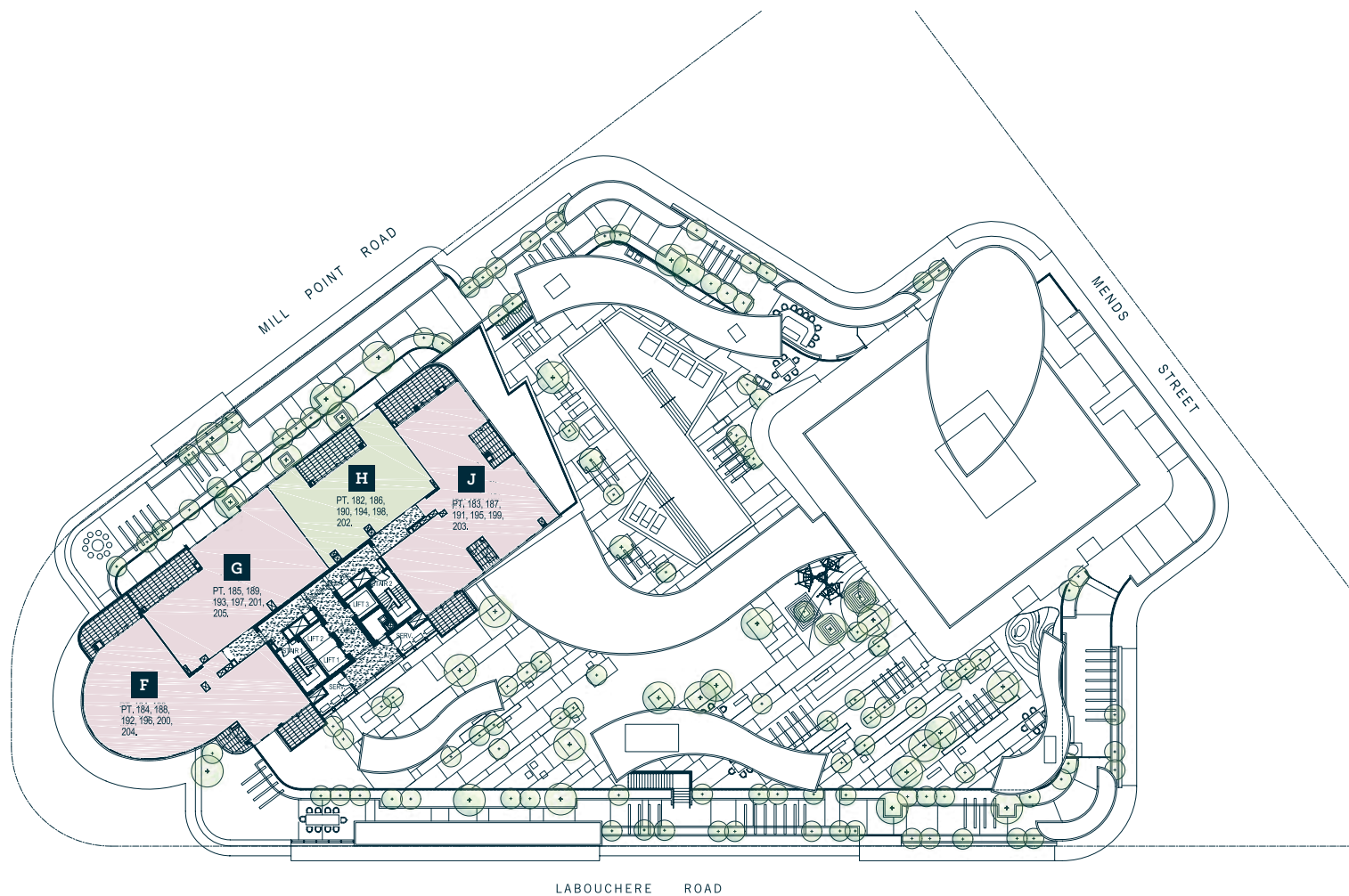


21ST - 29TH FLOOR

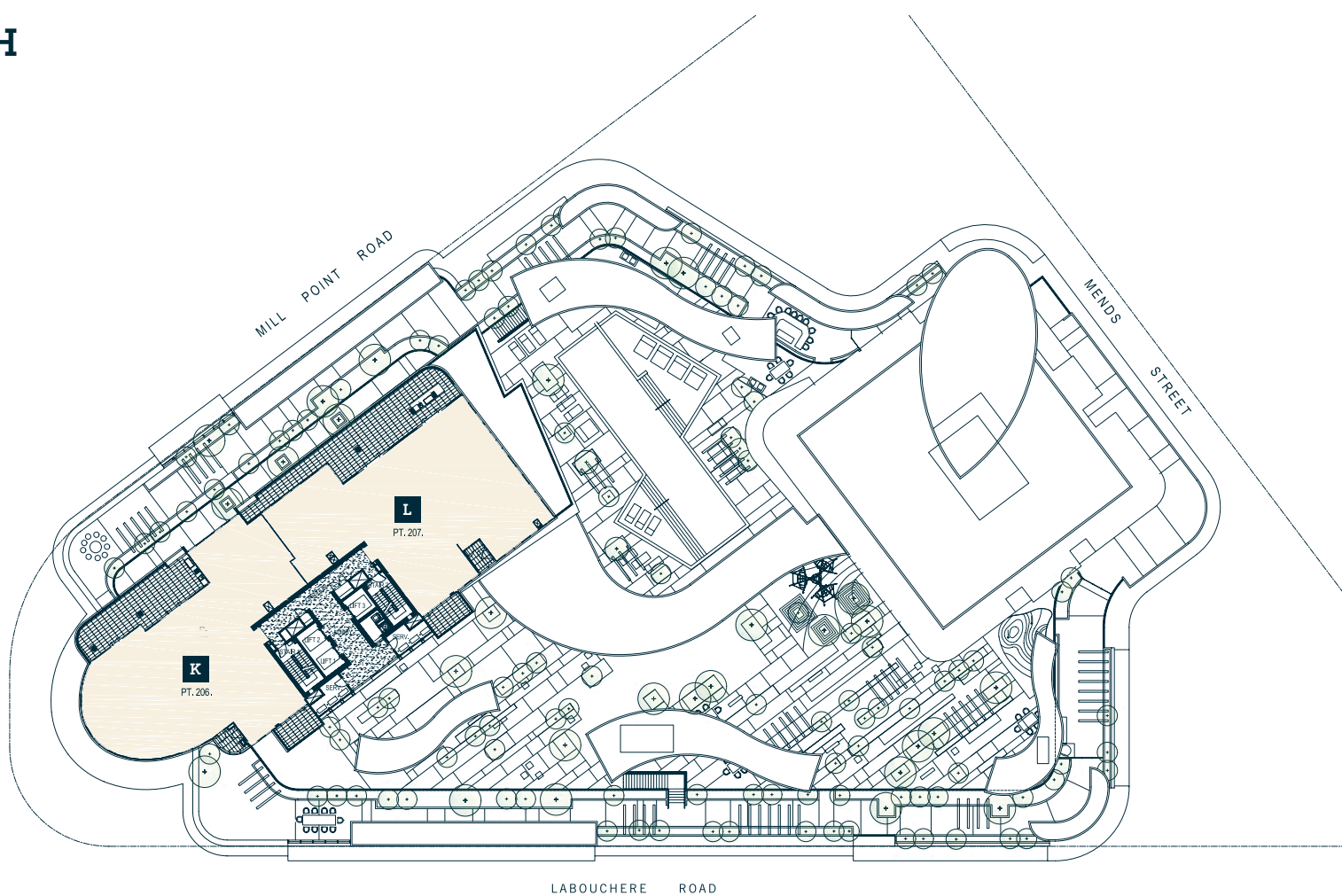


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30TH - 35TH FLOOR



36TH FLOOR

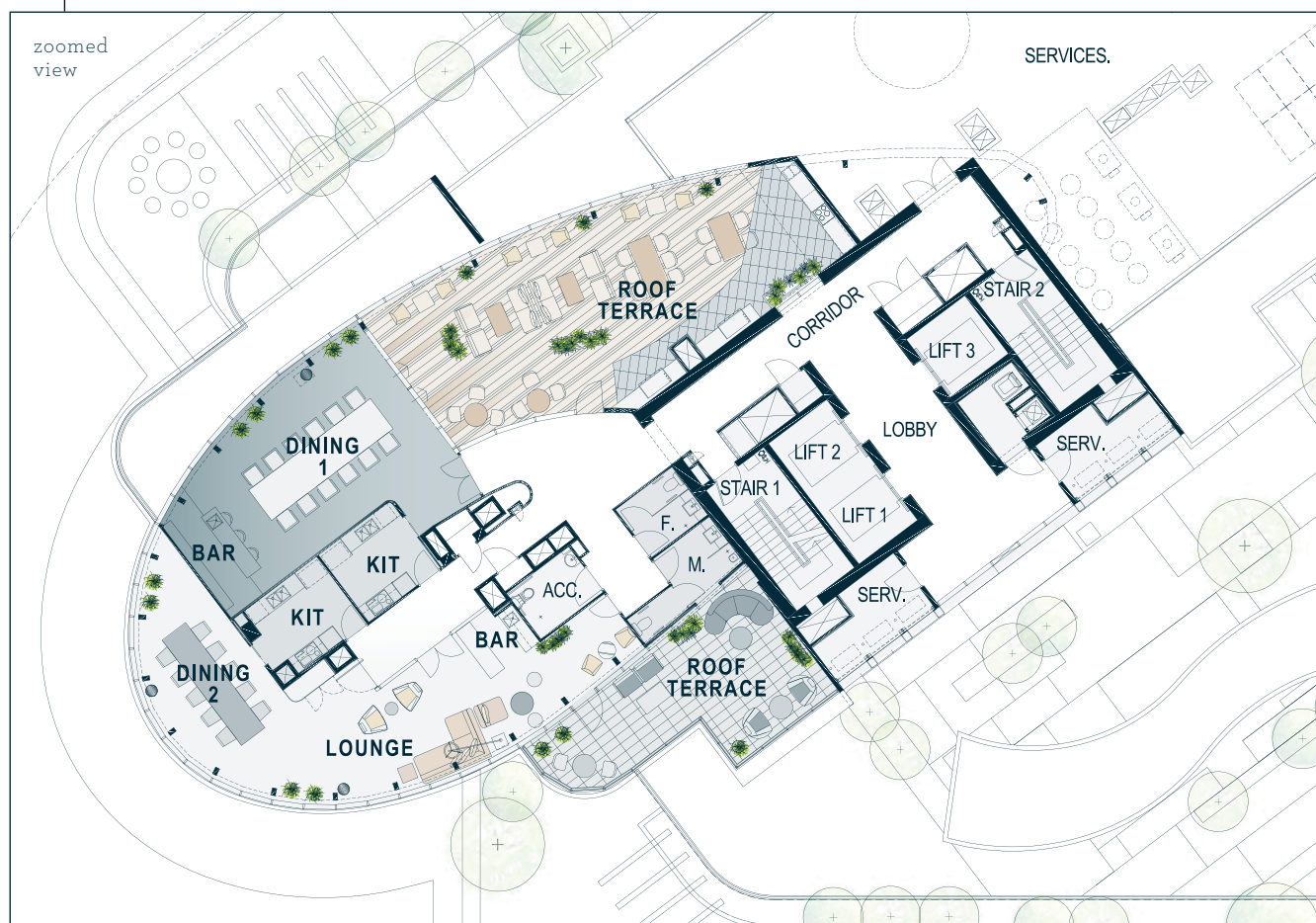


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37TH FLOOR



SOUTH PERTH SKY DECK



DINING ROOMS

Residents' private dining and entertaining room, with 12 seat dining table, settings and adjoining fully equipped kitchen and private bar.



ROOF TERRACES



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MENDS STREET PROPOSED COMMERCIAL TENANCIES

artist impression

SPECIFICATIONS

BUILDING FEATURES & AMENITIES

BUILDING FINISHES & FEATURES

External Facade Combination of painted precast walls and insulated steel framed external walls with texture coated cladding and glazing.

Windows & Sliding Doors Powder coated aluminium framed windows, double glazed with blue tinted glazing generally. Glazing at the curved corner of apartment types A, F & K will be varying colours of blue tint.

Flyscreens to all openable windows and sliding doors.

Some Podium Apartments, as shown on plans have enclosed Sun Rooms with blue tinted single glazing sash windows to external as shown on plans.

Carpark Multi-level carpark with remote controlled gates to separate vehicles between public/customer parking and residential parking area (except at times where open as required by authorities).

Individual carbays as shown on strata plan, with private lockable garages to 3 bed apartment type A and D from levels 23 to 29, R and S from levels 11 to 19, and all Sky Homes and Penthouses.

Landscaping Landscaped and reticulated gardens to the pool area, deck and external verges, including residents own edible garden.

Letterboxes & Deliveries Powder coated aluminium letterbox with lock for each apartment.

Parcel and refrigerated smart locker system for safe and convenient 24/7 delivery and pickup of parcels.

Storerooms Lockable storeroom with 2.1m high prefabricated walls provided for each apartment.

Balconies and Sun Rooms

Slip resistant floor tiling with perimeter drains. Water hose cock provided to all main balconies.

Balconies have 1.2m high clear semi-frameless safety glass balustrades, unless noted below.

Apartments 504/99, 505/99, 502/3, 503/3, 504/3, 505/3 (strata lots 10, 11, 231, 232, 233 and 234) on the 5th floor will have obscure glass balustrades adjacent to 4th floor amenities.

Apartment 503/99 (strata lot 9) on the 5th floor has 1.5m obscure glazed screen adjacent to swimming pool.

Apartments 105/3, 106/3 and 107/3 (strata lots 212, 213, 214) have solid masonry wall to edge of balcony in lieu of glass balustrade.

Some apartments, as shown on plans, include full height glazed walls to sections of balcony in lieu of balustrade, to enhance outdoor living in selected areas.

Sun Rooms have a combination of full height clear glazing with half height sash windows where shown on plans.

RESIDENT FACILITIES

Entrance Lobby

Two luxuriously appointed entrance lobbies, with seating areas and contemporary commissioned artwork. Mill Point lobby includes a fireplace.

Includes a concierge desk in each lobby.

Lifts

High speed lifts to all apartments. Sky Homes and Penthouses have priority travel to their apartments.

BUILDING FEATURES & AMENITIES

| | | |
|-------------------------------------|--|--|
| <p>Deck Areas</p> | <p>Level 3 and 4 include extensive outdoor landscaped deck areas, with areas set aside for:</p> <hr/> <ul style="list-style-type: none"> - Fire pit; <hr/> - Grilling station with multiple cooking plate options and seating area; <hr/> - Outdoor games area; <hr/> - Casual seating; <hr/> - BBQ's; <hr/> - Private seating areas; <hr/> - Customised putting green. | <p>Gym</p> <p>Airconditioned gymnasiums equipped with strength training equipment, weights and dumbbells and the latest Technogym cardio equipment, with multiple cross trainers, spin bikes and treadmills so you can always get a workout. Benches, fitballs, skipping ropes, steps, exercise mats and a TV are provided, along with a large screen provided for online interactive workouts.</p> <p>Two separate gyms, providing for the largest range of privately owned equipment available so your preferred workout can be accommodated.</p> <p>Outdoor gym area with soft floor, screened area.</p> <p>Connect to Technogym's Mywellness app for personalised training programs and guides.</p> |
| <p>Swimming Pool</p> | <p>25m pool with wet deck edge. Includes heat pump for all year round heating, and available for evening use.</p> <p>Surrounded by pool lounges and casual seating, including lounges in two baja shelf wet areas.</p> | <p>Dining Room</p> <p>Three residents' private dining and entertaining rooms are provided across levels 4 and 37, with all table settings, cutlery and crockery and adjoining fully equipped kitchen, private bar and seating areas for private gatherings.</p> <hr/> <p>Level 4 includes a 12 seat table with outlook to Windsor Park and Mends St.</p> <hr/> <p>Level 37 includes one room with 12 seat table, adjacent to the screened roof terrace, plus a second lounge and separate Dining Room.</p> |
| <p>Pool Terrace</p> | <p>Two undercover terrace areas, each including a bar with drinks fridge and sink, lounges, tables and chairs overlooking the pool and BBQ areas.</p> | <p>South Perth Sky Deck</p> <p>A unique level of amenity for residents, situated on level 37, with skyscraper views from private and shared spaces.</p> |
| <p>Lounge and Games Room</p> | <p>Airconditioned and furnished residents lounge and games area. Furnished with lounges, casual seating, tables and chairs and artwork, alongside a pool table, table tennis, darts and similar games.</p> <hr/> <p>Includes TV's, plus bar area provided with sink and refrigerator.</p> <hr/> <p>Two separate lounges for expansive social areas, each tower connected by an enclosed walkway.</p> | <ul style="list-style-type: none"> - Screened and partially enclosed roof terrace with BBQ's and seating areas; <hr/> - Private north facing city view Dining Room with 12 seat table, all table settings, Bar and adjacent fully equipped kitchen; |

GENERAL SPECIFICATIONS

BUILDING FEATURES & AMENITIES

| | | |
|------------------------|--|---|
| | <p>- Extensive lounge and roof terrace area, furnished with lounges, tables and chairs and private bar, alongside a private dining room with Kings Park views, a 10 seat table and adjacent kitchen, providing either a private Dining and lounge space for large gatherings or a common lounge and terrace for residents.</p> | |
| Kids Play | <p>A children's play room will be filled with toys and activities as well as an indoor trampoline. Outside the room is a playground including a climbing frame.</p> | |
| Theatrette | <p>Enjoy your latest movies, sports or big events in one of the two airconditioned theatrettes, with plush seating and the latest home entertainment system on your big screen, connected to TV and streaming services.</p> <p>One is also provided with gaming consoles.</p> | |
| Library | <p>Settle yourself in for an afternoon of quiet in the Library, with casual lounges and wide selection of curated books and board games provided for your comfort and exploration.</p> | |
| Consulting Room | <p>Look after your mind, body and soul, where you can host your own medical or professional service providers onsite when convenient. The Consulting Room will include a table and chairs as well as a treatment bed.</p> | |
| Business Centre | <p>Workspaces and meeting areas are provided for your new home office, where you can work from without leaving Civic Heart. Utilise the residents wifi service to stay connected.</p> <p>Meeting room provided adjacent, with 8 seat table and chairs.</p> | |
| | | Guest Apartments <p>A place to call home for your guests, providing a fully furnished and equipped studio apartment for short term use by guests to stay onsite but not in your own apartment. Two apartments are set aside for guest use.</p> |
| | | Massage Room <p>Take advantage of the equipped massage rooms with dual tables, welcoming your own masseuse without leaving Civic Heart.</p> <p>One of the two Massage Rooms will have a fully automatic electric massage chair for your private use.</p> |
| | | Sauna <p>Timber lined sauna included, along with a separate Female only sauna.</p> |
| | | Steam <p>A steam room is also included.</p> |
| | | Pet Wash <p>A pet wash room equipped with bath and facilities, with an external dog play area adjacent to it on the 3rd floor.</p> |
| | | Electric Vehicle Charging <p>Multiple electric vehicle charging bays with pay as you go EV chargers installed. All private resident bays can also be retrofitted to include EV charging.</p> |
| | | Car Share <p>Car share vehicle provided in the building for use by residents and public, providing vehicle access for short or long term uses.</p> |
| | | Bike Storage and work areas <p>As well as secure bike storage for all residents, a bike share service with a selection of bikes to cater for different recreational needs of residents is provided. A bike repair workshop is also included on the ground floor.</p> |
| | | Generator <p>A backup generator included to provide continuity of power to lifts and essential services.</p> |

BUILDING FEATURES & AMENITIES

SECURITY & SAFETY

Intercom Video intercom system between the entrance lobby in your building and your apartment, allowing you to see visitors and unlock doors to allow entry into Civic Heart.

Includes connectivity for smartphone integration so you can see who is calling even when you are not at home.

Security Camera Surveillance System Surveillance cameras installed at all entries/exits and around common facilities within the development to monitor usage. Footage is stored on digital recorder and accessible by the Strata Company for security purposes.

Keyless Secure Access Keyless electronic entry to Ground Floor Lobby and other entrances. Access devices built into carpark gate remotes meaning only one device needed to get in and around the development.

Keyless electronic apartment entry door lock also provided, in a standalone system for enhanced apartment security.

Fire Alarm System Smoke alarms provided inside every apartment, connected to a centralised fire alarm system also monitoring common areas and carparks and connected to an automatic fire brigade alarm call system.

Sprinkler system provided throughout the building.

Commercial users Extensive ground floor commercial areas are proposed, with customers having separate customer parking and lobby/lift areas to keep secure from residential areas.

SUSTAINABILITY

Energy Ratings Apartments have been designed to achieve an average 8 Star Nateths energy rating, and the building designed to achieve Greenstar "Australian Excellence" in sustainability.

Renewable Energy Supply Roof mounted solar PV system connected to the building's common power consumption, to reduce the building's operating costs.

Common Area Lighting Motion sensors provided to reduce energy consumption in common corridors and carpark.

Water Efficiency All plumbing fixtures supplied are Watermark compliant and registered under the WELS scheme.

All kitchen sink tapware supplied is WELS 5 star 6 lt/min.

All vanity basin tapware is WELS 5 star 5 lt/min. All toilet suites are WELS 4 star 3.5 l/flush. All showers are WELS 3 star 7.5 lt/min, except for penthouse shower handpiece supplier, which is WELS 4 star 7.5 lt/min.

600mm dishwashers are WELS 5 star 12.0lt/cycle. 450mm dishwashers are WELS 4 star 10.9lt/cycle.

Laundry mixer tap is WELS 5 star 6 lt/min. All Bosch washing machines (where installed) are WELS 5 star 57 lt/cycle.

| | |
|------|---|
| 2020 | ONE KENNEDY SABINA |
| 2019 | PALMYRA APARTMENTS EAST VUE TOWER REVA |
| 2018 | AURELIA AIRE |
| 2017 | CONCERTO MOTIVE |
| 2016 | LINQ UNISON ON TENTH |
| 2015 | ARBOR NORTH NORWOOD TOCCATA SUBI STRAND |
| 2014 | SPRING VIEW TOWERS 52 MILL POINT ROAD AU ECCO |
| 2013 | PELAGO EAST ST MARKS KNIGHTSGATE ADAGIO |
| 2012 | PELAGO WEST LIME FAIRLANES PERTH 18 ON PLAIN |
| 2011 | X2 APARTMENTS |
| 2010 | THE SAINT THE EDGE |
| 2009 | VERVE ROYALE REFLECTIONS EAST REFLECTIONS WEST HORIZON - SIXTH HORIZON - CENTRAL CODE CIRCLE EAST CIRCLE WEST |
| 2008 | INFINITY DOMUS DEL MAR CERESA ALTAIR |
| 2007 | SOL APARTMENTS SOHO ONE28 AVENA |
| 2005 | WESTRALIAN RIVERSTONE COSMOPOLITAN ARUM SAMPHIRE |
| 2004 | MARKET RISE BLUE 2 175 HAY |
| 2003 | ST THOMAS SQUARE MONTEREY BAY KINGSTON |
| 2001 | THE 10TH TEE CHELSEA GARDENS BLUEWATER 85 MILL POINT ROAD |
| 2000 | WELLINGTON PLACE THE RISE ALBANY HIGHWAY MEDICAL CENTRE |
| 1999 | MATILDA BAY APARTMENTS CORFIELD STREET MEDICAL CENTRE |
| 1998 | PADDINGTON PLACE |
| 1997 | SEVILLE ON THE POINT 167 MELVILLE PARADE |
| 1996 | THE LINKS 19 RENWICK STREET |



WA's largest and most trusted apartment developer.

Proudly Developed by Finbar.

Defining Perth's Skyline since 1995.

Looking out across the Perth CBD Skyline it's hard not to notice the unmistakable footprint of Finbar. Since our beginnings in 1995, our vision has been to build better lifestyles - a philosophy that has seen us raise apartment development standards to new heights.

In the 25 years that followed, a gold standard commitment to our craft has seen us become an award-winning company with an astonishing 100% delivery track record on over 6402 apartments. With every Finbar development seen successfully through to completion, it's no wonder that Finbar has earned the reputation as WA's largest and most trusted apartment developer.

We are privileged to have helped shape Perth into a vibrant modern city through over 73 landmark developments.

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Our Loyalty Club is an exclusive incentives program designed to reward past, present and future Finbar customers. It offers members a range of privileges and financial benefits, including discounts to local retailers and service providers that complement their Finbar lifestyle (from homewares, to local cafés and restaurants, gyms, service and maintenance providers, leisure and entertainment activities and much more).

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INTRODUCING FINBAR TO RENT

Finbar to Rent is a wholly owned subsidiary of ASX Listed company Finbar Group Limited and has been specifically established to provide the current and future owners of Finbar apartments with an exclusive property management service.

Our primary goal is to make the ownership of your investment property cost effective, efficient, and as stress free as possible to you, while we focus on helping create and retain value in your investment.

Naturally, being the original developer of your property, we have a deep knowledge of the property, the market in which it is positioned, and have access to the building prior to other external agencies. This coupled with our fixed fee management service with no ancillary cost, and a list of additional no cost inclusions makes Finbar to Rent the best choice for the management of your investment property portfolio.

MAXIMISING THE BENEFITS OF YOUR INVESTMENT

At Finbar to Rent, we want to build and retain the value of your investment property and have introduced several competitive advantages to enable us to do this while protecting the security of your investment:

WE ONLY MANAGE FINBAR PROPERTY

At Finbar to Rent we will only manage property that has been developed by Finbar to ensure we retain an intimate knowledge as the developer and ongoing manager of that property. We do this specifically to ensure we can focus management efforts in those areas that are important to both you as the owner, and us as the seller of that property.

FIXED PRICE MANAGEMENT, NOTHING MORE TO PAY

Finbar to Rent has set a management fee rate of 9.8% (including GST) that is fixed with no extra or ancillary costs so you know exactly what your return on investment will be.

There will be no letting fees, no advertising costs, no lease extension fees, no postage and petties.

Just one fixed fee that is all inclusive and easy to understand.



EXCLUSIVE PROPERTY MANAGEMENT SERVICE FOR FINBAR APARTMENTS



ALL INCLUSIVE 9.8% MANAGEMENT FEE WITH NOTHING MORE TO PAY



DEPRECIATION SCHEDULES INCLUDED ON ALL BRAND-NEW APARTMENTS



LANDLORD INSURANCE INCLUDED



NO LOCKED IN CONTRACT



NO LETTING FEES, NO ADVERTISING OR INSPECTION COSTS

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