

NINE

by mirvac

MONTAGE & OVERTURE

VOLUME 1



Mirvac proudly welcomes Montage and Overture to NINE by Mirvac, a visionary new residential community of timeless beauty and distinction, rising from the former home of broadcasting atop an iconic hilltop in Willoughby.

Inspired by the natural landscape, NINE by Mirvac is a place where comfort, community and connection matter. Gardens and greenery work harmoniously with the architecture to create an abundance of parks and open space that blend the best of urban and suburban living.

Every little detail has been considered to enhance the experience of living at Montage and Overture, to create bespoke residences that are as unique as the individuals who will call them home.



REIMAGINING URBAN LIFE SINCE 1972



INTRODUCING

OVERTURE

Overture expresses integrity in the clean lines of its architecture and a materiality that is honest and natural. Its beauty lies in the detail, the expressive use of concrete, the sculpted edges and bronze accents, making it distinct yet closely related to its NINE by Mirvac siblings.

Set alongside the leafy Laurina Square and facing the public parkland, Overture is surrounded by greenery.

Standing just eight storeys tall, this boutique building offers large predominantly two and three bedroom residences, many with district views.

A number of garden residences at street level have generous landscaped courtyards and their own private entry, presenting an idyllic house like living environment.

Natural materials and neutral tones offer a luxurious and sophisticated backdrop to express your personal style. There is the option to personalise further with a range of carefully considered bespoke crafted elements.

Light and open interiors flow to generous balconies creating a visual connection with the outdoors, the beauty of the natural landscape reflected in the warmth and classic elegance of each residence.



MONTAGE AND THE PLAZA

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INTRODUCING

MONTAGE

Montage expresses an air of playful exuberance with its lower levels featuring crafted brick in shades of dappled cream, creating a striking contrast to deep bronze balcony detailing.

Residences in the seven storey building range from open plan one, two and three bedrooms to a decadently large north facing penthouse with butler's pantry, wine fridge and bar.

A concierge desk featuring natural stone welcomes you within the impressively large lobby, lending a touch of sophistication to your living experience.

Adding to its urban appeal and designed with convenience in mind for busy people, parcel and food delivery storage services are available through the concierge and retail on the plaza level.



Inspired by the local context and bold language of the architecture, Montage's interiors capture the beauty of the location and the landscape.

The sculptural form of the stone kitchen island bench makes it the hero of the home, the natural place for social gathering or simply a moment to relax and reflect. The detailed planning of the kitchen, precision of crafted joinery and layering of texture and colour are all the inspiration needed for culinary creativity.

More than 60 years of broadcasting will be remembered in perpetuity at Parabol Playground, with its centrepiece an inspired adaptive reuse of the transmission tower that beamed Channel 9 into the homes of Australians.

Imaginatively recast with slides, climbing nets, a fire pole and talking tubes, the mini tower will provide hours of playful distraction for residents and local families, along with swings, a pole forest and a circuit for walking and learning to ride. Nature play is encouraged with sandstone boulders for climbing, leading to a forest of tall shady trees and a landscaped trail.



QUALITY AND CARE IN EVERY LITTLE DETAIL

THE MIRVAC DIFFERENCE



For over 50 years we have been reimagining urban life in Australia — creating exceptional living experiences through the pursuit of quality and care in every little detail. You can benefit from our visionary philosophy, customer first approach and our all-under-one-roof knowledge, passion, experience, service and delivery.

AWARD WINNING EXCELLENCE SINCE 1972, WE HAVE WON OVER 700 AWARDS INCLUDING:



**UDIA
2021**

Development of the Year
Environmental Excellence



Australian Institute of Architects

**AIA
2020**

Sulman Medal for Public Architecture
NSW Premier's Prize



**UDIA
2020**

Excellence in High Density Development

Urban Taskforce AUSTRALIA

**URBAN TASKFORCE
2020**

Australia Development Excellence Award



**PCA
2020**

Winner Best Development
Best Masterplanned Community

It's in the detail.



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