



**SITE ADDRESS:** 16-20 Smallwood Avenue, Homebush

**DISPLAY SUITE:** Corner of Belmore Street & Wynne Avenue, Burwood

**CONTACT:** 1800 886 235

**WEBSITE:** [www.sixteenonsmallwood.com.au](http://www.sixteenonsmallwood.com.au)

## APARTMENT MIX

TYPE	INTERNAL	NO. OF APARTMENTS
1 Bed	49 – 53	26
2 Bed	74 – 78	34
3 Bed	94 – 97	5

## UNDERSTATED LUXURY, WITH A TOUCH OF NATURAL CHARM.

Located in the vibrant, central location of Homebush, Sixteen on Smallwood is a brand new development of one, two and three bedroom homes that offer the luxury and excitement of designer apartment living with the convenient centrality of one of Sydney's most well-placed suburbs. A truly unique development, Sixteen on Smallwood ticks all the boxes of a dream home: modern, immaculately designed, luxuriously furnished and perfectly placed.

## FEATURES –

- Idyllically set in a quiet, tree-lined street
- Moments to trains, shops and all amenities
- Beautifully landscaped communal garden
- All apartments include secure basement parking
- Well reputed local builder/developer

## RELAX IN COMMUNAL GARDEN SPACES

Beautifully landscaped and generously sized, Sixteen on Smallwood offers residents a peaceful and private outdoor communal garden, with carefully manicured soft grass, a shady lawn area and an outdoor barbecue and entertaining courtyard.

## BUZZING MARKETS AND BEAUTIFUL PARKS NEARBY

Lined with cobblestone streets and dotted with quiet, leafy parks, the Bakehouse Quarter on George St is less than a five-minute drive away, offering over fifteen great restaurants, bars and cafés, ranging from fresh food to sophisticated fine dining. Also nearby you'll find Sydney Olympic Park, featuring a staggering number of world-class recreational and sporting facilities, Sydney International Aquatic Centre, walking and cycling paths, sporting events and festivals, seven parks (featuring free barbecues, playgrounds and water play areas) and loads more.

## BUILDER/ DEVELOPER | Landcon

With a dedicated team of development and construction experts, Landcon has provided Sydney with over thirty years of construction and development services, built on a strong foundation of integrity, transparency and dedicated service. As an Australian owned and managed developer, Landcon offers an expert knowledge of the local physical landscape and a proven track record of creating exceptional buildings.

## ARCHITECT | Urban link Architecture

Founded in 2011 and comprising a specialised team of some of the industry's best architects and designers, Urban Link has established a reputation for consistently delivering exceptional quality and attractive, intelligently considered homes. The team at Urban Link are dedicated to design innovation, responsible development and exceptional attention to detail, a fact attested to by an extensive portfolio of outstanding designs throughout Sydney.

## ESTIMATED COMPLETION: Late 2018

Managed by PAUL TUTT & CRAIG MOORE

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