



mcdonald jones

FIND YOURSELF AT HOME

Look. Feel. Discover.

Moonee Beach Display Homes



1300 555 382

mcdonaldjoneshomes.com.au

San Marino Encore.

Westbury Facade

The perfect combination of style, luxury and practicality. The San Marino Manor is a home you and your family will treasure and truly love as the years roll by.

 **4**
 **2**
 **1**
 **1**
 **2**

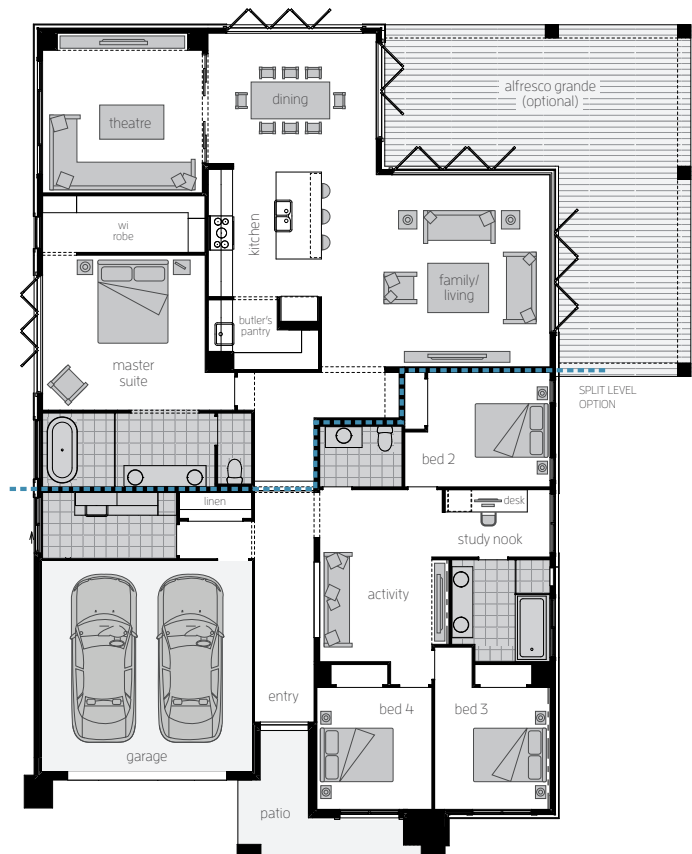
15.8m

MINIMUM LOT WIDTH

13.870m width x 20.975m length



Family/Living	6.0 x 5.1
Dining	4.5 x 3.4
Master Suite	4.3 x 4.1
Bed 2	3.8 x 3.0
Bed 3	3.1 x 3.2
Bed 4	3.0 x 3.2
Theatre	4.2 x 4.2
Activities	3.0 x 4.6
Garage	5.5 x 5.6
Alfresco Grande	8.1 x 9.3



See architectural options to consider page for upgrades displayed in each home. Plan is as displayed. Refer to brochure for standard plan and price list for standard specification. Images of facades shown are a guide only.

Please note the sizes of windows and external doors shown on display may vary from the standard plans due to the new 7 star BASIX requirements effective from October 1, 2023. Please talk to your Building and Design Consultant for more information.

Please see important notice on back cover.

Havana Grande.

Stayton Facade

The Havana Encore Two seamlessly combines all the practicalities you desire, creating a home that offers freedom, flexibility and functionality for stylish contemporary living.

 **4**  **2**  **2**

14.9m

MINIMUM LOT WIDTH

13.035m width x 22.500m length

Family/Living/Dining	5.0 x 8.5
Master Suite	4.2 x 3.8
Bed 2	4.3 x 3.0
Bed 3	3.9 x 3.1
Bed 4	3.9 x 3.1
Theatre	4.3 x 4.1
Activities	4.0 x 3.4
Garage	5.6 x 5.6
Alfresco Grande	4.2 x 6.6



See architectural options to consider page for upgrades displayed in each home. Plan is as displayed. Refer to brochure for standard plan and price list for standard specification. Images of facades shown are a guide only.

Please note the sizes of windows and external doors shown on display may vary from the standard plans due to the new 7 star BASIX requirements effective from October 1, 2023. Please talk to your Building and Design Consultant for more information.

Please see important notice on back cover.



Architectural options to consider.

San Marino Encore

Westbury Facade

Selected fittings and fixtures from the MyChoice Design Studio
(Including sinks, flooring, door upgrades, walk-in robe fit out)
Architect's Choice Luxury inclusions
Alfresco grande
Alternate kitchen layout including butler's pantry
Alternate ensuite with wet room
Built in furniture to nominated furniture recesses and study nook, walk-in robe
Cement render and Sycon Linea board continued around entire home
Channel grates to ensuite shower
Cultured stone to stack
Full height V-Groove panelling throughout the home
Full height tiling to bathroom, powder, ensuite and one wall in laundry
Theatre feature doors
James Hardie V-Groove to alfresco ceiling
Laundry with broom cupboard, overhead cupboards
Selected upgrades to suit BAL 29 specifications
343mm rear split
1200mm high shower wall to ensuite
2.7m high ceiling
2.4m high bi-fold doors to dining and family, master suite with recessed tracks
2.4m high entry, laundry and internal doors
2.4m high windows to bed 4, study nook, walk-in robe and ensuite
1.8m high window to bed 3

Havana Grande

Stayton Facade

Selected fittings and fixtures from the MyChoice Design Studio
(Including sinks, flooring, door upgrades, walk-in robe fit out)
Architect's Choice Luxury inclusions
Alfresco grande
Alternate kitchen layout including butler's pantry
Alternate ensuite with bathtub
Built in furniture to nominated furniture recesses
Channel grates to ensuite shower
Feature timber battens to front facade.
Feature screen between kitchen and activities
Freestanding bath to ensuite
Full height tiling to ensuite
Laundry with broom cupboard, overhead cupboards
Raked ceiling to dining, family/living
Rendered stack and facade detail extended around master suite window
Selected upgrades to suit BAL 29 specifications
Skylights x 3 to dining ceiling
Square set ceiling to kitchen, butler's, family/living, dining and ensuite
Square set reveals to nominated window and doors
1.2m high tiling to bathroom
2.7m high ceiling
2.4m high bi-fold doors to dining and family with recessed tracks
2.4m high stacker door to activities with recessed tracks
2.4m high entry, laundry and internal doors
2.4m high windows to master suite, family, theatre and ensuite

Please note: some finishes, colours and stone sizes have been selected from outside the McDonald Jones standard range (stone waterfall ends to breakfast bar if applicable, not included in base price or upgrade packages). Some kitchen/bathroom/external house finishes may have been selected by our decorator from an upgraded range of finishes. For more details please discuss with your MyChoice Interior Design Consultant at your Selections appointment.

McDonald Jones Steel Frames.



Impressive, inside and out.



- TRUECORE® Steel – Australian Made to meet Australian Standards
- Precision Engineered
- Strong and Durable
- Supaloc® – The World's Best Steel Framing System
- Straight and Stays Straight
- 100% Termite and Borer Proof
- 50 Year Structural Frame Warranty*

Thank you for visiting
Moonee Beach

Contact one of our
Building and Design Consultants
2 Beechwood Place,
Moonee Beach NSW 2450



1300 555 382 Find us on     
mcdonaldjoneshomes.com.au



Truecore



*BlueScope Steel's Warranty subject to application and eligibility criteria.

Our display homes include fixtures, finishes and features not supplied by McDonald Jones such as decking, internal and external fireplaces, window and household furnishings, landscaping and swimming pools. Published prices do not include the supply of these items. Display homes also display optional variations to houses which incur additional charges. #Assuming zero lot boundary. Please discuss your block requirements with our Building and Design Consultants. For detailed home pricing, including details about the standard inclusions for the relevant home and charges for optional variations, please talk to one of our consultants. NSW: McDonald Jones Homes Pty Ltd ABN 82 003 687 232 - NSW BLN: 41628 T/A McDonald Jones Homes - NSW Architect Reg No. 4234. © McDonald Jones Homes Pty Ltd. All rights reserved. No part of this brochure may be reproduced, stored in a retrieval system or transmitted in any form or by any means electronic, mechanical, photocopying, recording or otherwise without the written permission of McDonald Jones Homes. Edition 6 17.01.24