





A Better Apartment Buy

Introducing Argyle on Burswood, one of Perth's most innovative apartment developments offering a luxurious, sophisticated and sustainable inner-city lifestyle in a spectacular riverside location.

Perfectly positioned close to the Swan River, Perth CBD, Crown Entertainment Complex, Optus Stadium, Perth Airport and the Victoria Park café strip, Argyle on Burswood provides an unrivalled level of convenience and connectivity.

Argyle on Burswood is set to become a part of the city's pulse, offering the ultimate urban lifestyle to its lucky residents, who will be surrounded by the best of everything this colourful city has to offer.

With contemporary architectural design, live-in concierge (subject to new unit owners approval of value proposition), three elevators, guaranteed lower electricity costs and no strata company management fees, apartment living is better than ever at Argyle on Burswood.



Your new residence awaits

When it comes to buying a luxurious inner-city apartment in Perth that ticks the boxes for location, design, innovation, amenities and affordability, Argyle on Burswood is the better choice.

Set in the heart of beautiful Burswood, just 3km from the Perth CBD, this stunning 7-storey development provides a connected lifestyle surrounded by picturesque parklands, cafés, restaurants, riverside walkways, entertainment options, public transport links and more.

Argyle on Burswood is unique in the Perth property market and is unrivalled with many of its exclusive value-added features.

Welcome Home

Be proud to walk into your home lobby as you immerse yourself into the opulence of Argyle on Burswood.

The sun shines through the double glazed roof windows that delivers natural light together with a feeling of space.

With gym facilities, a restaurant, café, conference facilities and an indoor/outdoor rooftop terrace with two large screen TVs you will be find it hard to leave each day.



Time to Relax

The rooftop terrace is a perfect way to unwind while enjoying the views to the Perth Hills while basking in the city's inspiring atmosphere.

Throw a glance at the enormous TVs to view your favourite shows or put your gourmet BBQ skills to the test in your outdoor kitchen.

With bifold doors, your rooftop terrace is an all year round entertainer's dream.





Quality Materials, Fixtures and Finishes

Fusing superior design with refined elegance, the luxurious and spacious interiors at Argyle on Burswood have been crafted to a high specification using quality materials, fixtures and finishes.

Each apartment includes a contemporary styled kitchen featuring Caesarstone® or similar benchtop, colour glass splashback, rich timber cabinetry and high quality European designed appliances.

The exceptional attention to detail is echoed in the bathroom, which comes complete with expansive mirrors, crisp white basins and a marble effect stone top floating vanity, gently lit by recessed LED lighting.

(3 bedroom apartment shown)



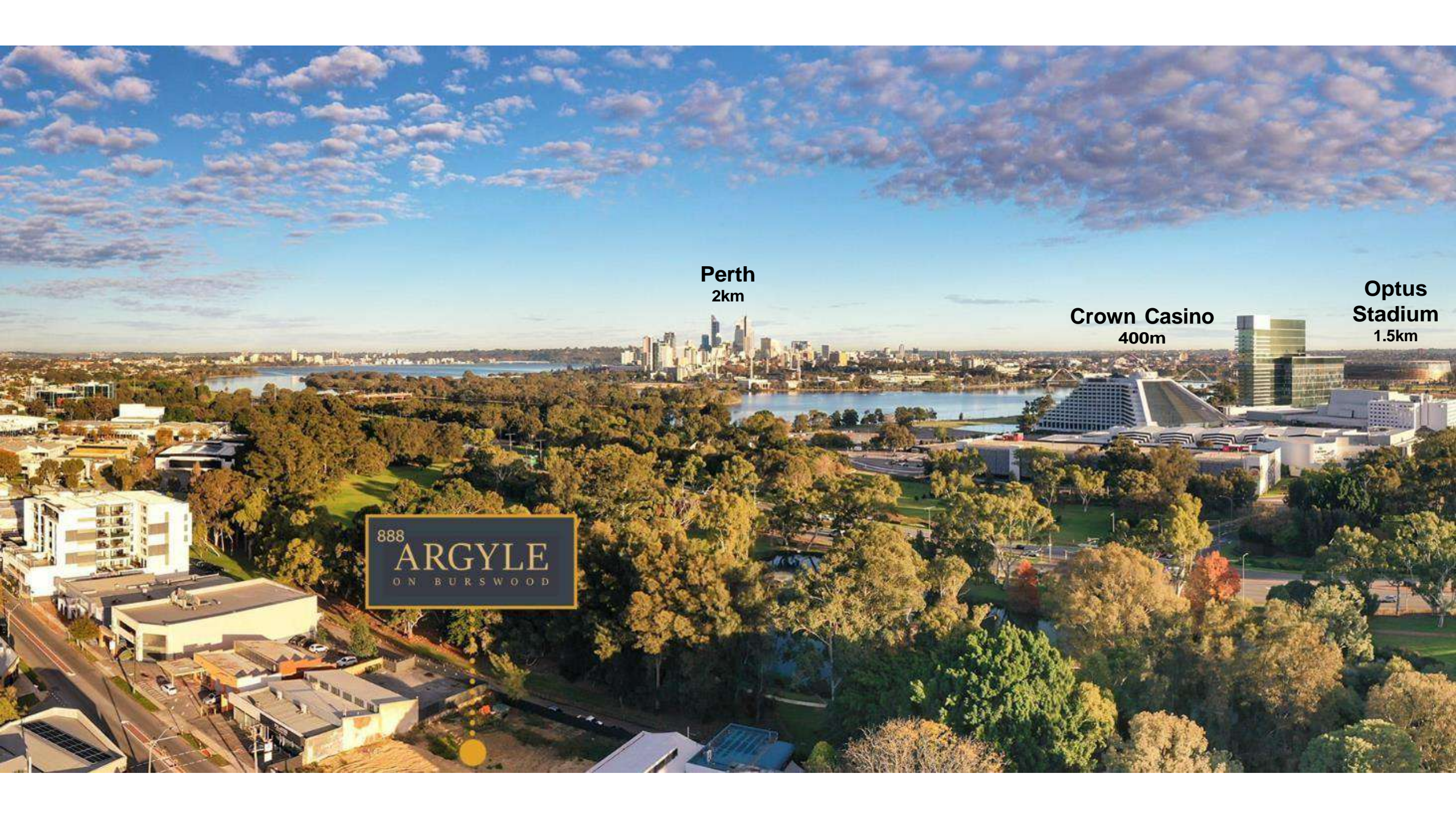
An Abundance of Space & Natural Light

When you open the front door to your stunning apartment at Argyle on Burswood, you will be welcomed by an abundance of space and natural light enhanced by the generous 2.7 metre ceiling* and full-height glazed sliding door.

As you step inside, the quality timber flooring leads you past the modern kitchen into the open plan living area that flows onto the large balcony, which is the perfect place to entertain and soak up the peaceful park-side location.

Regardless of the weather outside, you'll be comfortable all year round with ducted reverse-cycle air-conditioning with an abundance of natural light streaming in from the full height windows.

*Some areas may be impacted with height due to Air Conditioning bulkheads (Apartment 6 shown)



Perth
2km

Crown Casino
400m

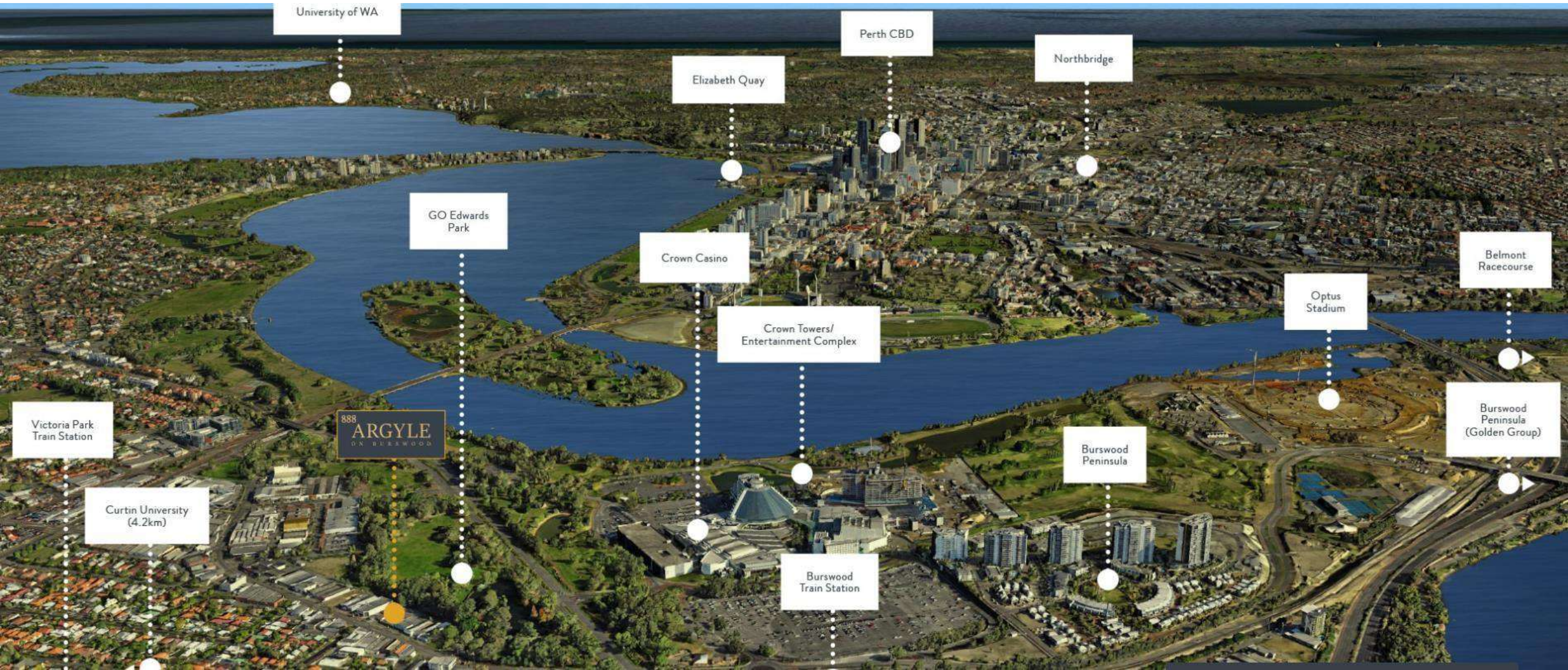
**Optus
Stadium**
1.5km

888
ARGYLE
ON BURSWOOD

Close to Everything

Find your perfect apartment in the heart of exciting and diverse Burswood, just 3km from the CBD, with an incredible selection of shops, cafes, restaurants, and entertainment at your fingertips, as well as a wealth of parks, gardens and riverside attractions.

Pulsating and energetic, with an array of nightclubs, bars, restaurants, hotels, event rooms and of course a casino. Burswood is a highly valued suburb for both locals and visitors. Major Features include the Crown Entertainment Complex and Casino, Optus Stadium, Golden Group's 3 Billion Dollar Development, Belmont Race Course and much more. More importantly, you'll take advantage of the upgrade of GO Edwards Park which is currently halfway through its \$2.4M redevelopment.



Your Backyard will Include



Cobblestone Laneway



Children's Playground



BBQ Facilities



Lake & Fountain



Bird Sanctuary



Walking Paths



Recreation Oval



Covered Gazebo

A Vision that will Create a Better Lifestyle

The Town of Victoria Park Precinct Plan presents a rare opportunity to achieve a sustainable, mixed use urban environment with its own distinctive identity on the City's doorstep.

This location has the potential to provide significant employment and housing and offers scope for people to live and work locally.

Many amenities and facilities will be within easy walking distance including: workplaces, local retail, the Albany Highway shopping strip, two train stations, the Bus Port, river and parks, and Burswood Peninsula leisure activities.



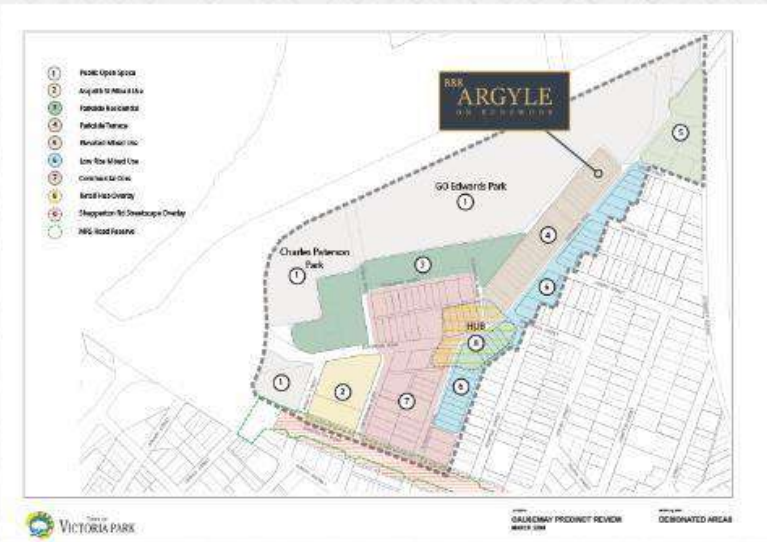
Proposed upgraded laneway adjacent to GO Edwards Park with apartments overlooking the park.



Proposed Local Activity Hub at the junction of Burswood & Teddington Roads.



Proposed entry to "Commercial Core" at intersection of Shepperton & Teddington Roads.



Value Plus Features



Keyless smart security entry



Ducted air conditioning



High quality European designed appliances



Frameless balustrade



Video security intercom



Stunning lobby



Timber flooring

Limited Features



All season rooftop terrace
with indoor/outdoor
cinema



GO Edwards Park as your
backyard



Restaurant & bar



Electric charging station
in carpark



Water recess connection
for refrigerator



Superior lifestyle &
impeccable location



26 individual apartment
designs



Close to the city lights but
not blinded by them



Gym & health club



Large premium car
stackers

Exclusive & Unique Features



FREE Basic Concierge*

Inside the grand lobby, rich timber textures, stone finishes and decorative metal panelling flow towards the live-in concierge, which provides another level of security, peace of mind and assistance with deliveries.

From parcel drop-offs, to booking services, residents can feel supported knowing that this concierge service will be available without additional costs.

**Subject to new unit owners approval*



No Strata Company Management Fees

Every strata building must be managed by a licenced Strata Company. The Strata Company charges each resident a quarterly fee for their service.

By creating clever multiple internal revenue centres, Argyle On Burswood will actually generate its own income, some of which will pay your Strata Company management fees.



Solar Energy Savings (Min 10%)

Each Argyle resident will receive their power at a minimum of 10% less than the current market tariff rates. We do this by installing solar panels, clever infrastructure and smart metering systems.

The result – Genuine value, long term sustainable solution and good for the planet.



Internet four times the speed, half the price

Thanks to clever planning and an embedded network infrastructure to all rooms, Argyle on Burswood are able to provide 'Unlimited' internet for all residents.

Get 400mb Downloads/Uploads, No Peak/Off Peak periods and all for the same cost as a standard 100mb nbn plan.



All Season Rooftop Terrace with Bi-Fold Doors

Share, socialise or celebrate with family and friends up on the Rooftop Terrace. Carefully designed with Bi-fold doors that can open or close dependent on weather conditions and your preferred level of comfort.

An entertainment area that is purpose built for all seasons, conditions and socialising.



3 Individual Lifts - Half the Wait Time

Argyle on Burswood offers an unprecedented 3 lifts to cater for the 58 apartments, which equates to approximately 1 lift for every 20 apartments.

Compare this to other apartment buildings and the ratio is more than half, meaning a better lifestyle experience with reduced wait times and less lift over crowding.

The Floor Plans

Level 1

Level 2

Level 3

Level 4

Level 5

Level 6

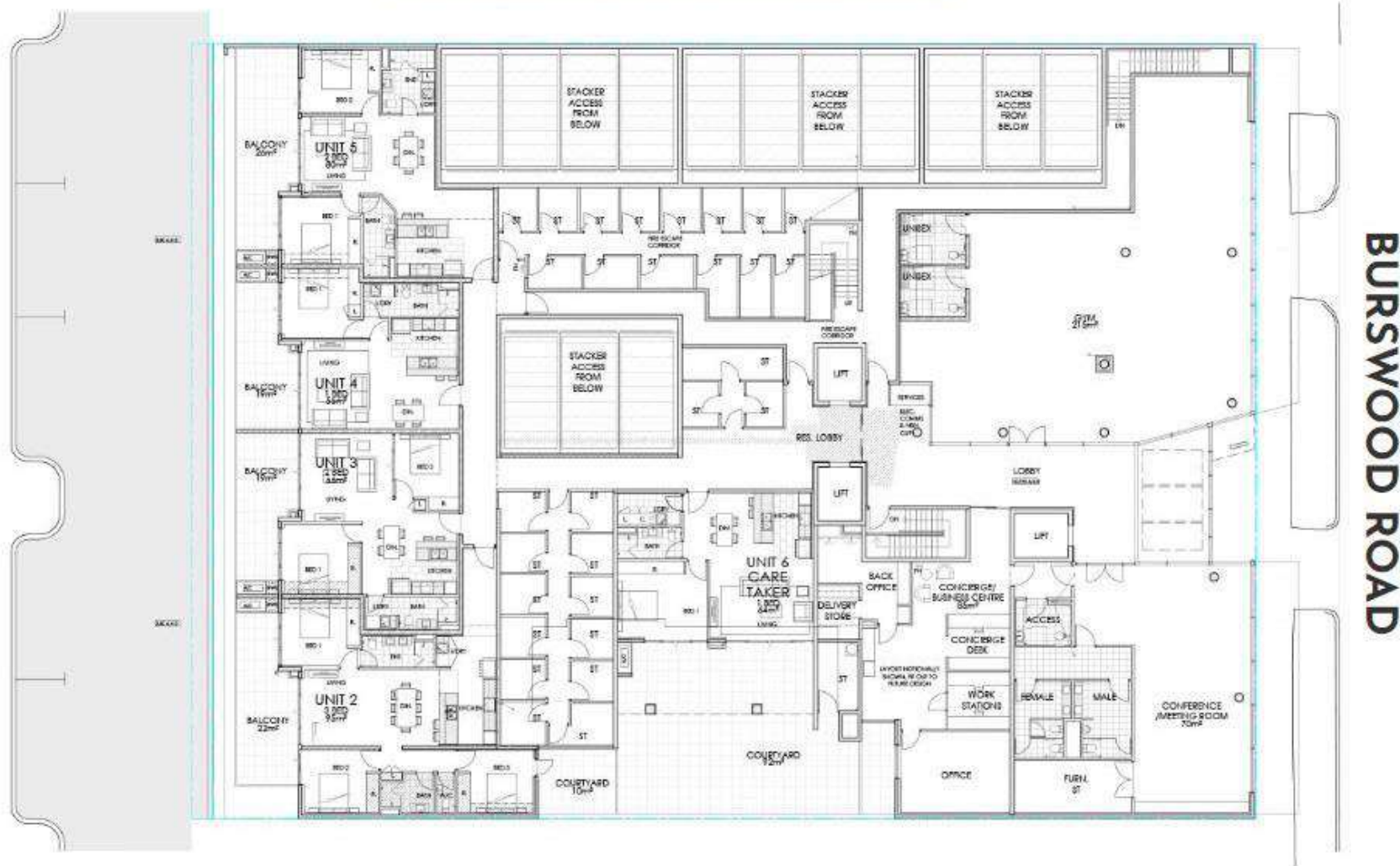
All

1x1

2x1

2x2

3x2



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Level 2

Level 3

Level 4

Level 5

Level 6

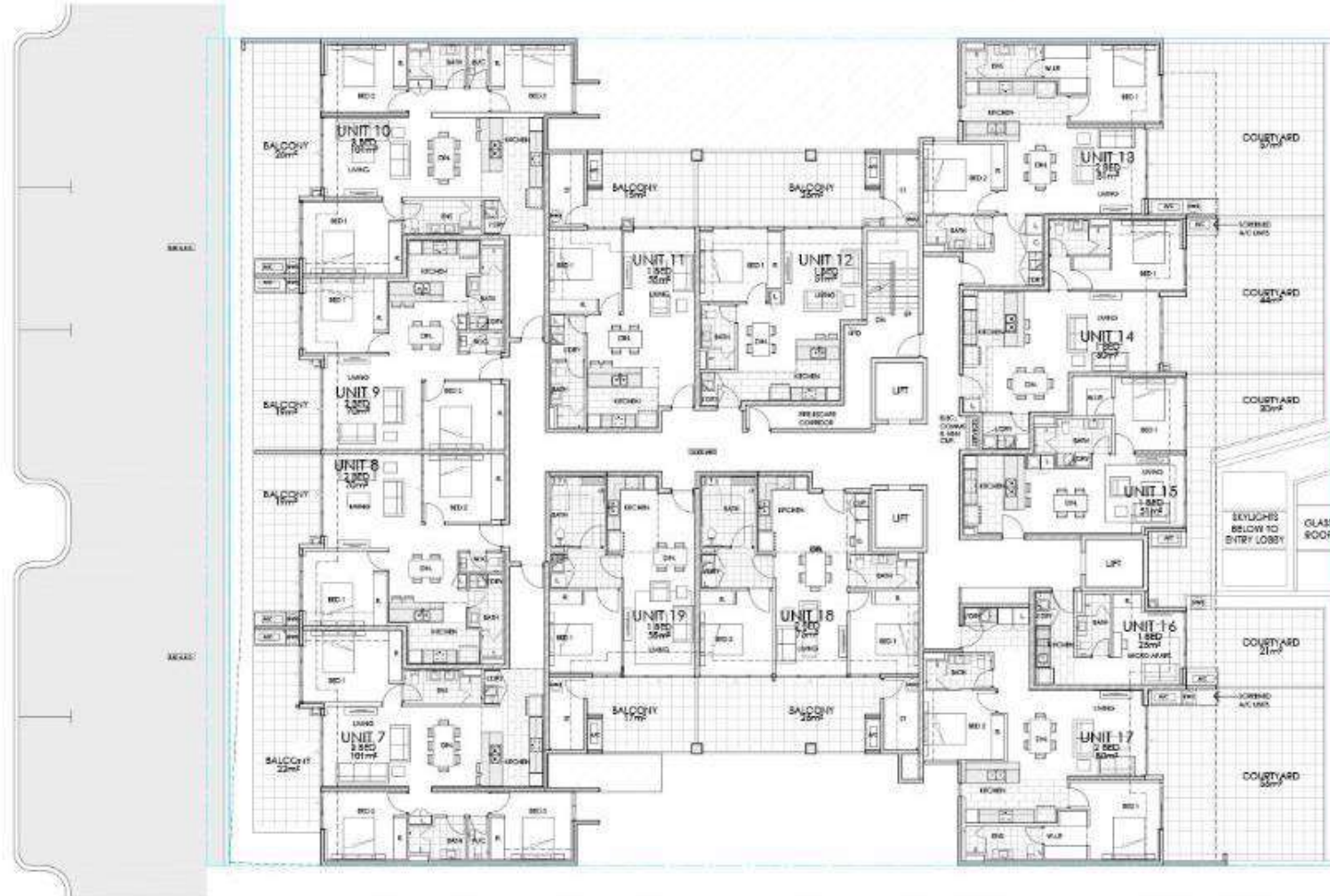
All

1x1

2x1

2x2

3x2



BURSWOOD ROAD



PROPERTY ADVICE AUSTRALIA

**CONTACT US TODAY
TO ENSURE YOUR RESIDENCE IN
THE HEART OF LUXURY LIVING**

Ph: 1300 171 268

ARGYLE
ON BURSWOOD