



# PARVENU

STRATHFIELD

88

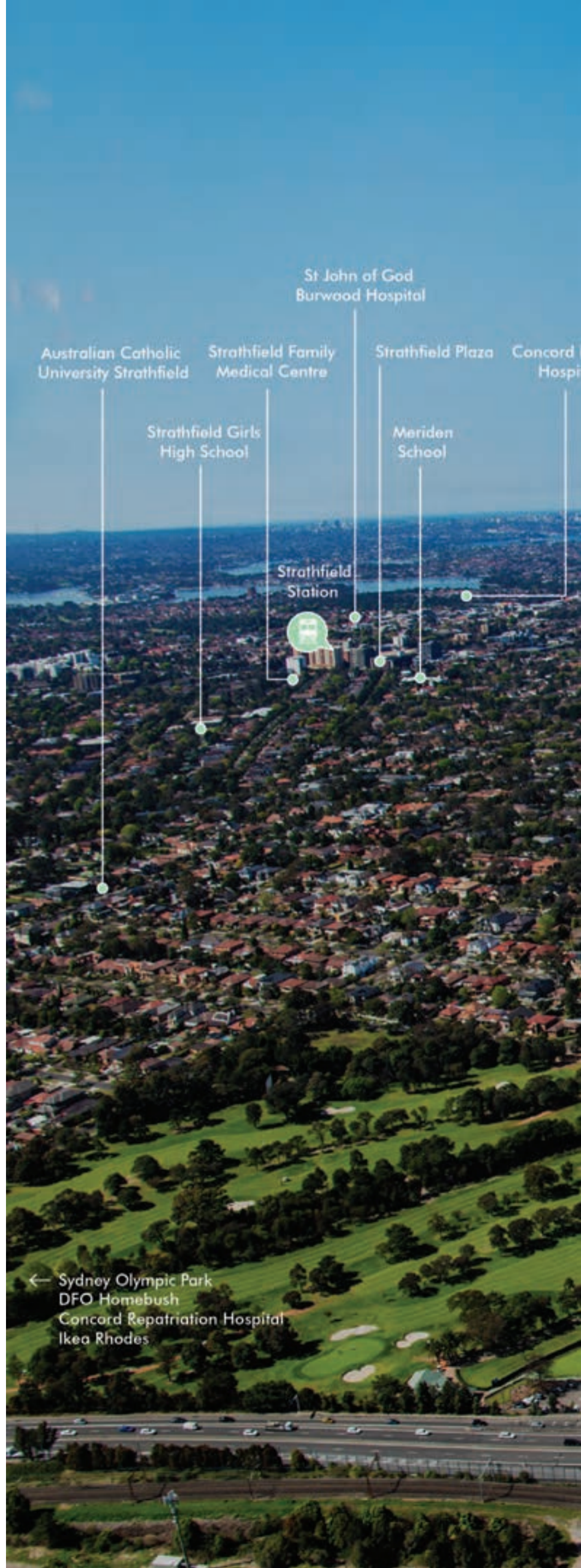
CENTENARY DR.  
STRATHFIELD





## A RARE PIECE OF LAND IN A THRIVING PRECINCT

- Strathfield Station - 5.2km, 8 minute drive
- Sydney CBD - 18.7km, 26 minute drive
- Sydney Airport - 23.4km, 29 minute drive
- Sydney Olympic Park - 5.4km, 7 minute drive
- Ikea Rhodes - 6.1km, 7 minute drive
- Burwood Westfield - 7.5km, 10 minute drive
- Meriden School - 5.3km, 8 minute drive
- University of Sydney - 15.6km, 23 minute drive
- University of NSW - 25.6km, 34 minute drive





Burwood  
Westfield

Presbyterian  
Ladies College

CBD

Sydney Airport

Private  
Hospital

Strathfield Park

Strathfield Golf  
Course

Burwood  
Station

88

CENTENARY DR.  
STRATHFIELD

LIVERPOOL RD

CENTENARY DR





## SURROUNDED BY A WEALTH OF AMENITIES

Established community aspects are within easy reach, perfect for young professionals, growing families, down-sizing retirees or astute investors. Parvenu is just moments from schools, shops, hospitals, churches, commerce, entertainment, arts and sports venues.

Vibrant, multicultural town centres, 4 arterial roads and 3 train stations, less than 30 minutes to Sydney CBD and Sydney Airport.







## WAKE UP TO TRANQUILITY EVERY MORNING

—

The early hours epitomise the peaceful and calming golf-side  
ambiance with dappled sunlight, birdsong and breath-taking  
scenery as far as the eye can see.

Be hypnotised by tree-lined avenues, quiet and peaceful locale  
plus secluded private access.

## PLUSH RELAXED INDOOR-OUTDOOR LIVING

Parvenu offers the best of custom luxury living with all finishes and materials meticulously chosen to uphold the highest standards of style and comfort.





## DESIGN IN ALL THE DETAILS

The interiors have been crafted to promote three key aspects – functionality, aesthetics and effect. The kitchen island bench acts as a centrepiece in the home, both in its functionality and visual appeal.





## HARMONIOUS AND BALANCED

Parvenu's thoughtful design brings the outside in, creating a space that enriches the mind, body and spirit.





## SLEEK SOPHISTICATION MEETS EUROPEAN LUXURY

The cohesive design was achieved by integrating Parvenu's architecture and interior design disciplines. Inspired by international architecture, the team incorporated high-end materials that are aesthetically appealing, robust and easy to maintain.





## AN ENCOMPASSING APPROACH

Australia's most acclaimed designers and developers have come together to create the pinnacle of lifestyle living, working across all aspects of development from planning, engineering and interior design to ensure Parvenu delivers an unrivalled experience.







## A BESPOKE FUSION OF BEAUTY, FORM & EFFECT

Two unique and distinct design cultures, Marchese Partners and Luxury Without Limits, combine more than fifty years of experience to create extraordinary custom homes for discerning buyers. Together with Metro Property Development, their collaborative focus is to surround residents with elegance, functionality and beautiful forms, creating an enviable lifestyle ambiance.

**Eugene Marchese** | Principal and Chairman  
Marchese Partners International

**Lorena Gaxiola** | Director  
Luxury Without Limits



# CLASSIC FINISH

The Parvenu townhomes have been designed with residents in mind. The custom Classic Finish promotes a stylish, natural and comfortable setting.



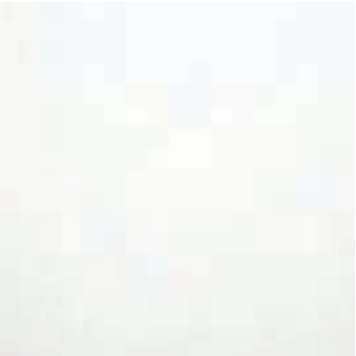
Paint - General Walls & Joinery



Kitchen Splashback



Kitchen Cabinetry Finish & Bathroom Joinery



Kitchen & Bathroom Benchtop



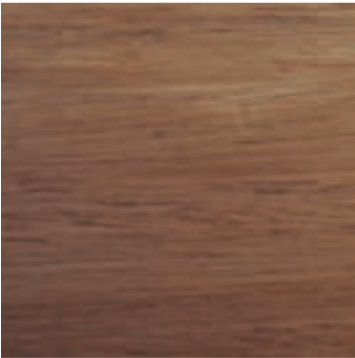
Kitchen Island Feature



Bathrooms General Wall Tile



Bathrooms Feature Wall Tile



Timber Flooring



Carpet



Bathrooms & Laundries Floor Tile

# OPULENT FINISH

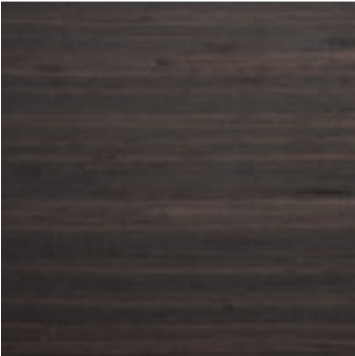
The Opulent Finish is an elegant option with beautiful forms, clean lines and a touch of class.



Paint - General Walls & Joinery



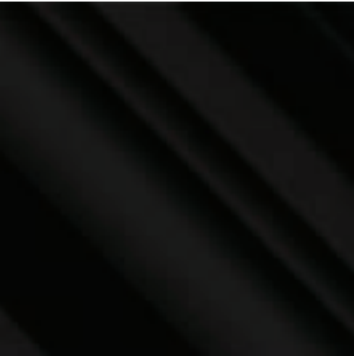
Kitchen Splashback



Kitchen Cabinetry Finish & Bathroom Joinery



Kitchen & Bathroom Benchtop



Kitchen Island Feature (Mirror)



Bathrooms General Wall Tile



Bathrooms Feature Wall Tile



Timber Flooring



Carpet



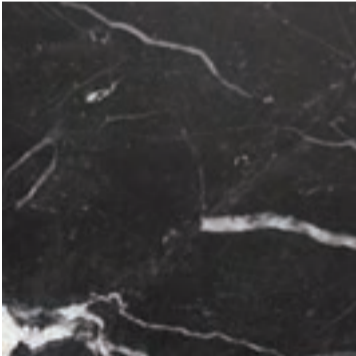
Bathrooms & Laundries Floor Tile

# SLEEK FINISH

The Sleek Finish features a contemporary palate to embrace modern luxury throughout the entire residence.



Paint - General Walls & Joinery



Kitchen Splashback



Kitchen Cabinetry Finish & Bathroom Joinery



Kitchen & Bathroom Benchtop



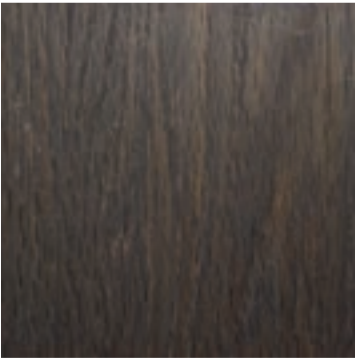
Kitchen Island Feature



Bathrooms General Wall Tile



Bathrooms Feature Wall Tile



Timber Flooring

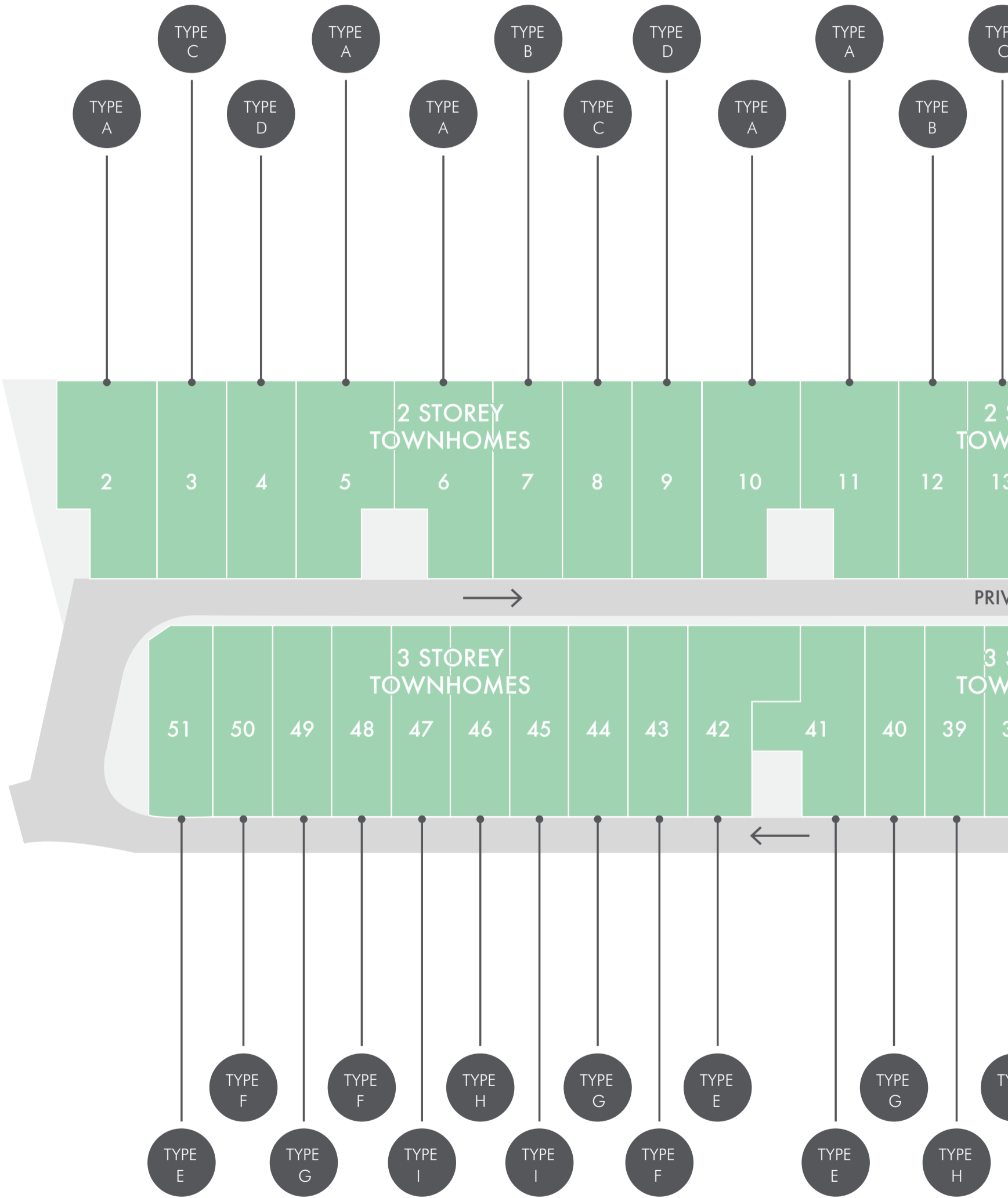


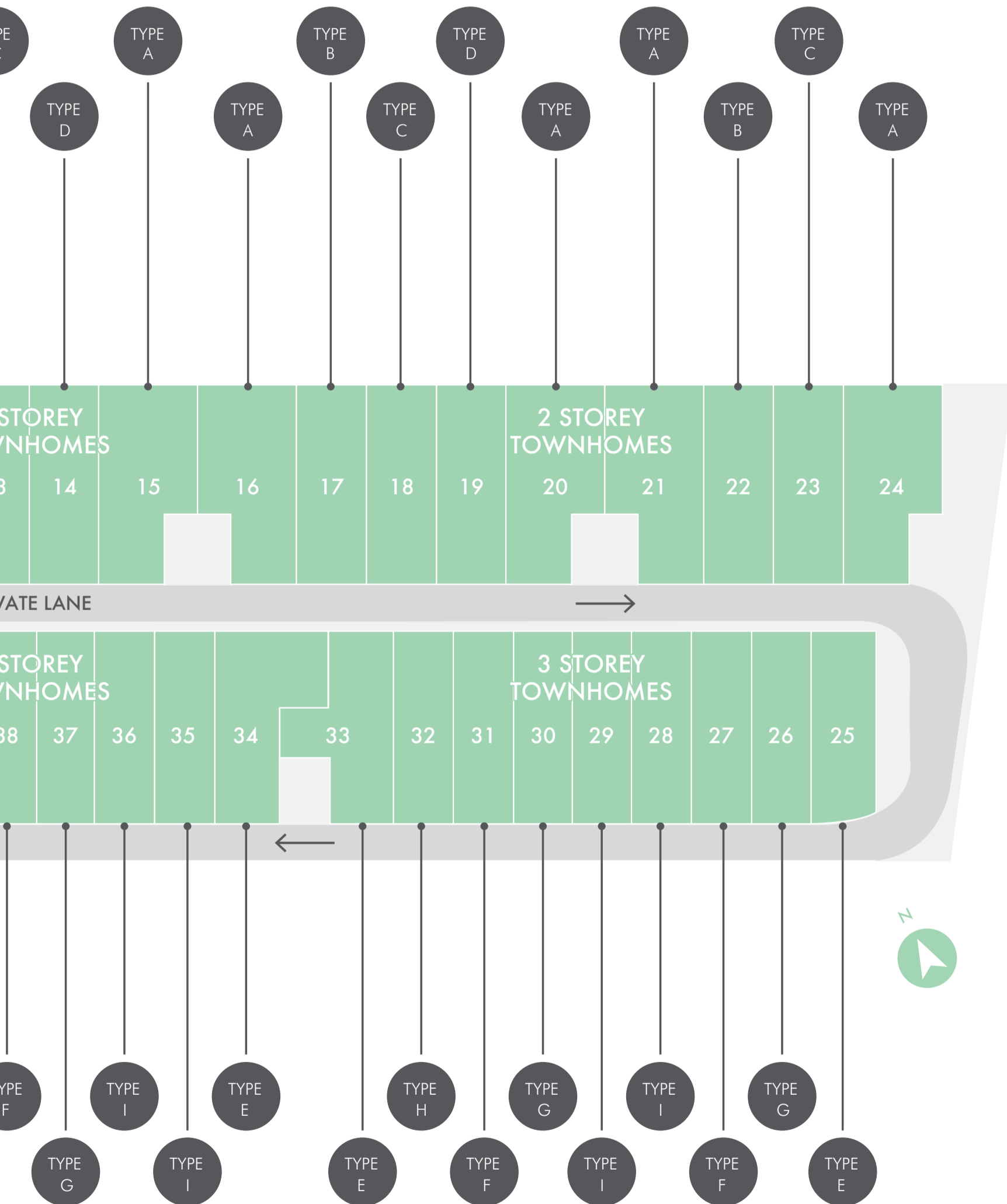
Carpet



Bathrooms & Laundries Floor Tile

PARVENU MASTERPLAN





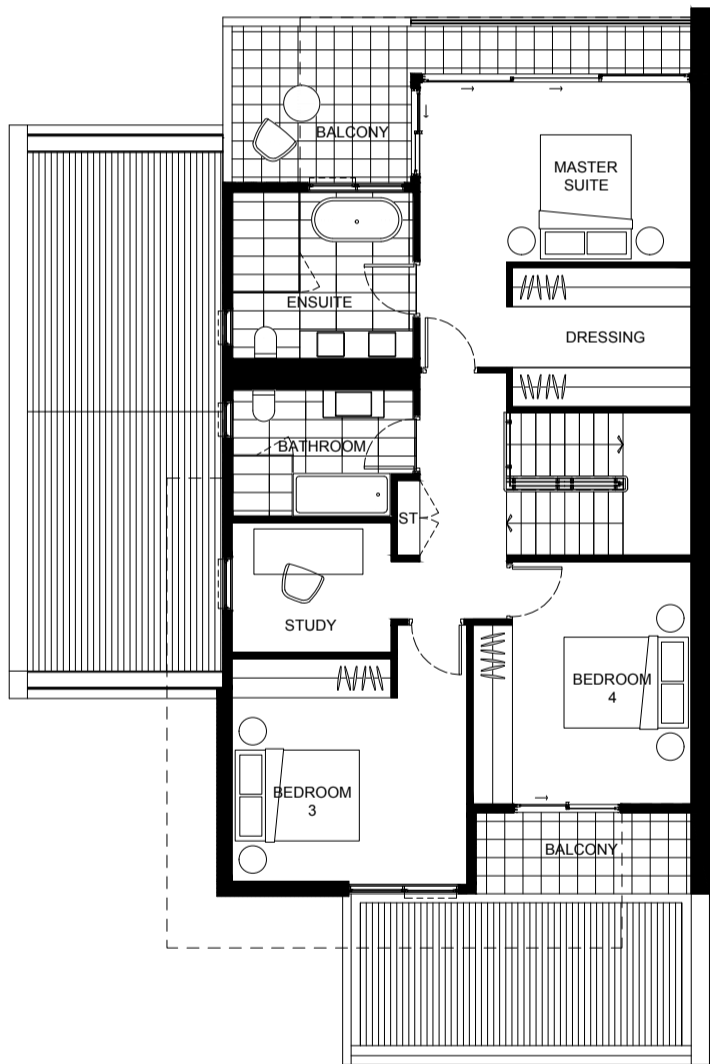
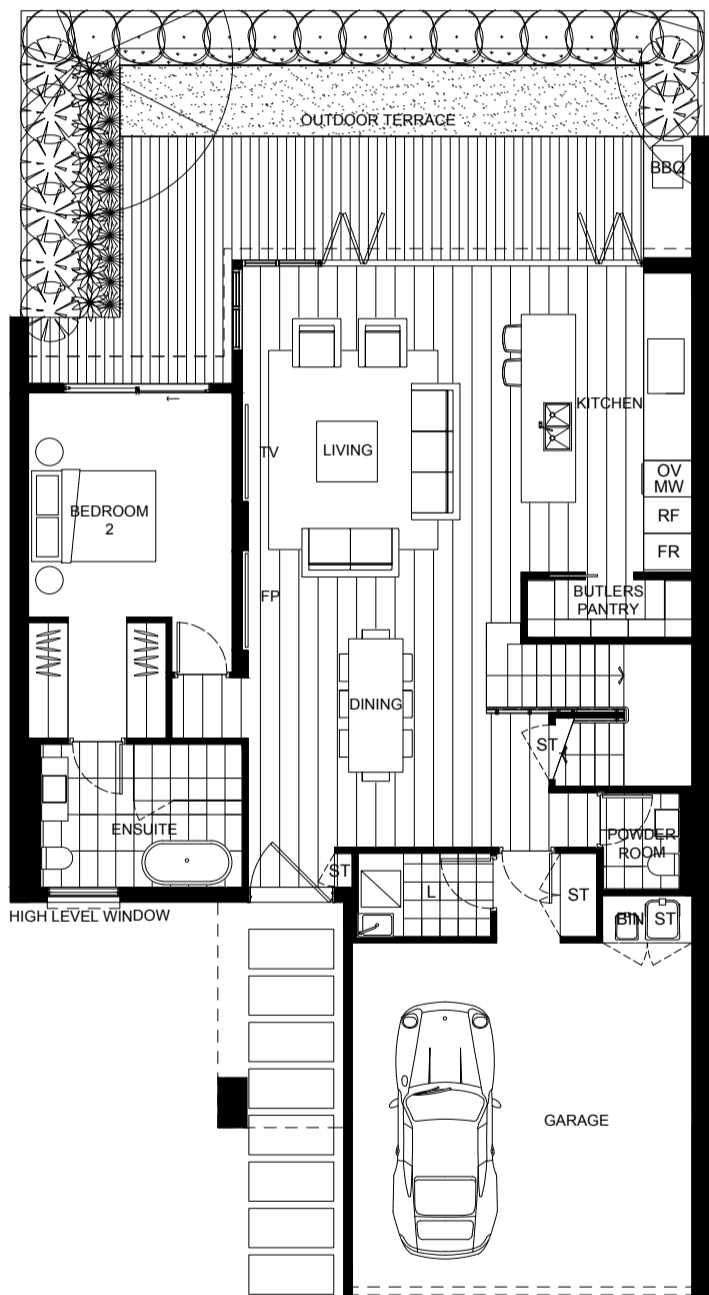


TOWNHOME A

|   |   |     |
|---|---|-----|
|   |   |     |
| 4 | 2 | 3.5 |
|   |   |     |
| 1 | 0 | 2   |

Internal Area: 223 sqm  
External Area: 64 sqm  
Balcony Area: 15 sqm

Total: 302 sqm



0 1 2 5



LEGEND

|                |                  |                     |
|----------------|------------------|---------------------|
| L: Laundry     | OV: Oven         | MW: Microwave       |
| ST: Storage    | RF: Refrigerator | FRZ: Fridge/Freezer |
| TV: Television | FP: Fireplace    | P: Pantry           |
| FZ: Freezer    |                  |                     |

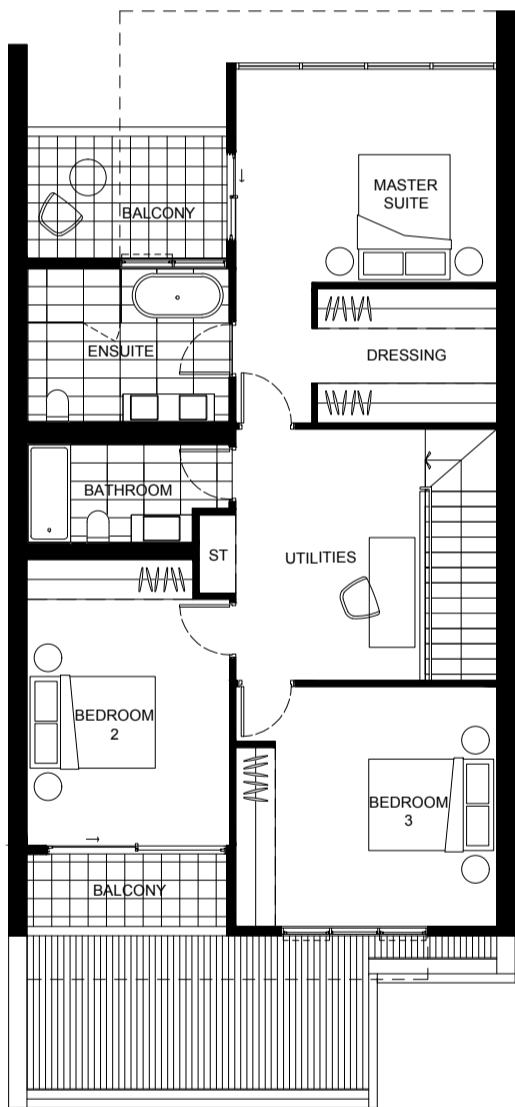
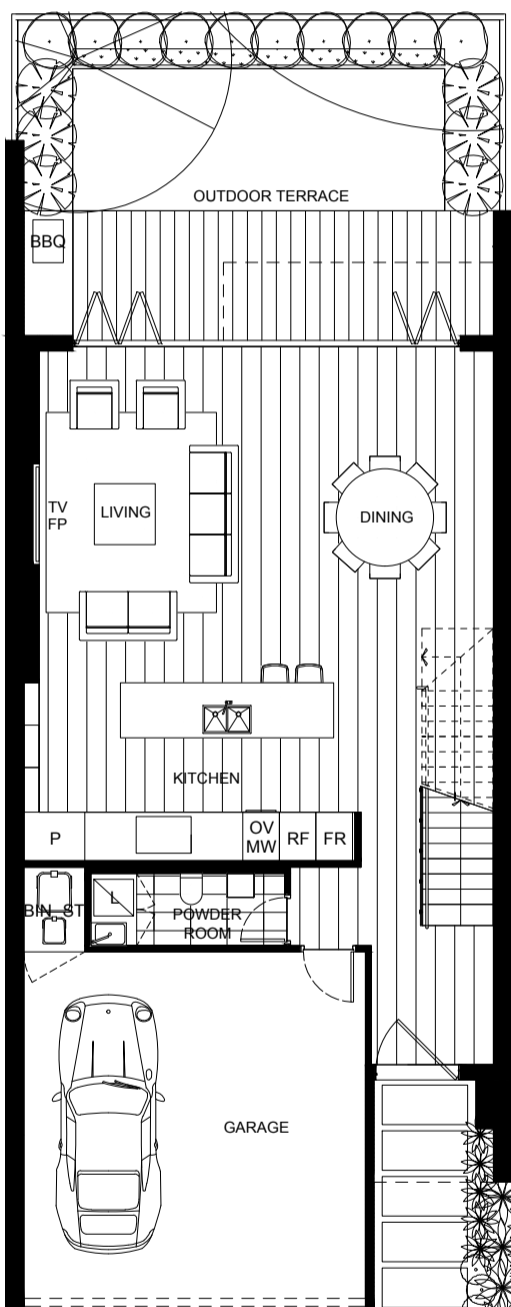


TOWNHOME B

|                                                                                   |                                                                                   |                                                                                    |
|-----------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|------------------------------------------------------------------------------------|
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| 3                                                                                 | 2                                                                                 | 2.5                                                                                |
|  |  |  |
| 1                                                                                 | 0                                                                                 | 2                                                                                  |

Internal Area: 197 sqm  
External Area: 47 sqm  
Balcony Area: 10 sqm

Total: 254 sqm



DISCLAIMER

Please note that this material was produced prior to construction and is intended as an indication of the items to be included and/or the general layout of the property and is merely indicative and should not be construed as constituting an offer, guarantee or contract. The Vendor reserves the right to make changes, alter, amend or change at any time the dimensions, areas, fittings, finishes, specifications items detailed here in without reference to or approval by the purchaser. This material should be read in conjunction with any Contract for Sale. All furniture illustrated is indicative only and is not included in the sale.

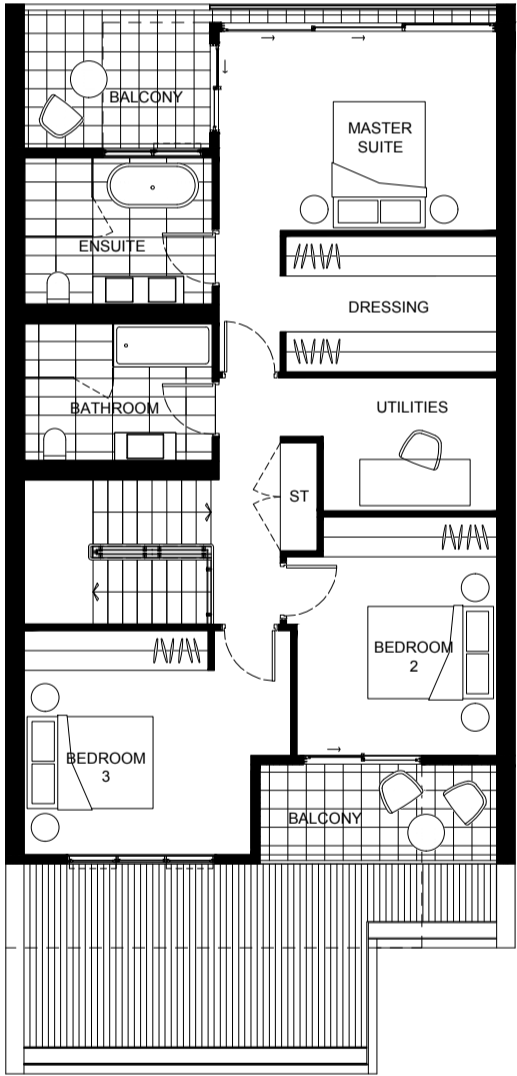
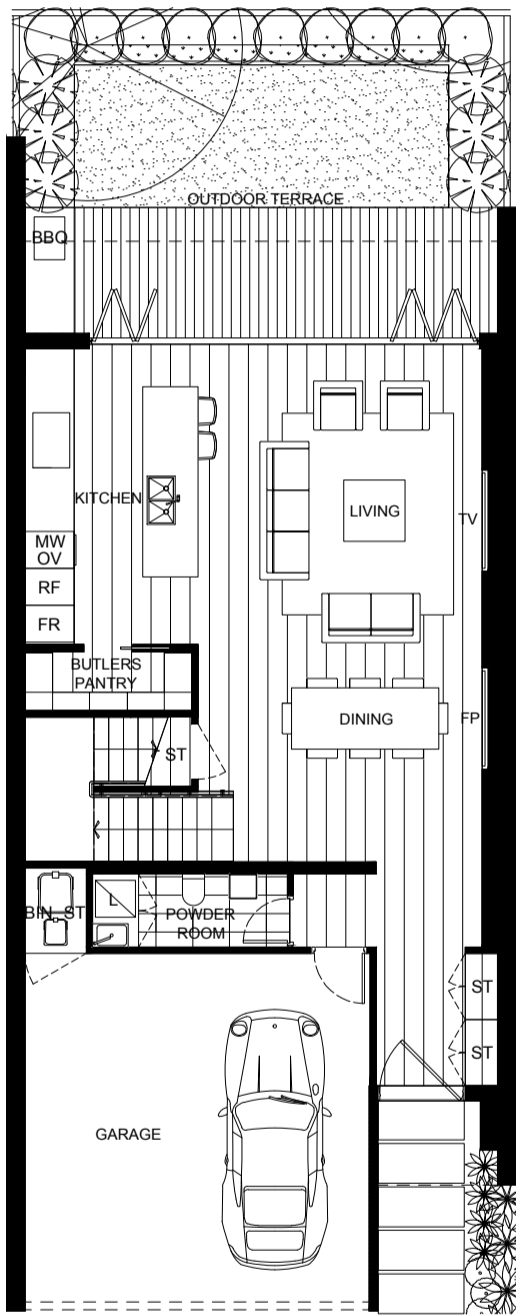


TOWNHOME C

|   |   |     |
|---|---|-----|
|   |   |     |
| 3 | 2 | 2.5 |
|   |   |     |
| 0 | 1 | 2   |

Internal Area: 193 sqm  
External Area: 47 sqm  
Balcony Area: 13 sqm

Total: 253 sqm



0 1 2 5



LEGEND

|                |                  |                     |
|----------------|------------------|---------------------|
| L: Laundry     | OV: Oven         | MW: Microwave       |
| ST: Storage    | RF: Refrigerator | FRZ: Fridge/Freezer |
| TV: Television | FP: Fireplace    | P: Pantry           |
| FZ: Freezer    |                  |                     |

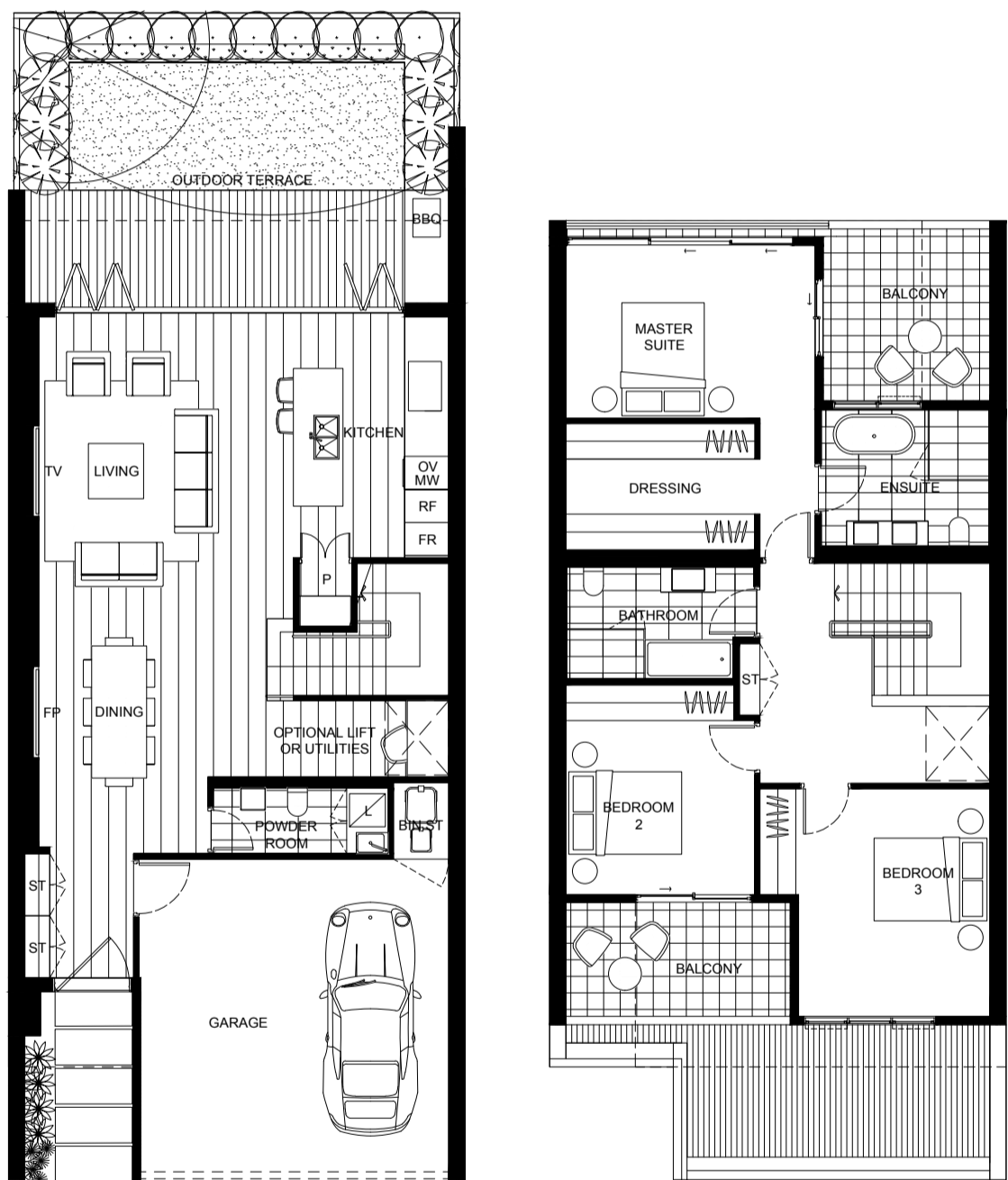


TOWNHOME D

|                                                                                   |                                                                                   |                                                                                    |
|-----------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|------------------------------------------------------------------------------------|
|  |  |  |
| 3                                                                                 | 2                                                                                 | 2.5                                                                                |
|  |  |  |
| 1                                                                                 | 0                                                                                 | 2                                                                                  |

Internal Area: 193 sqm  
External Area: 47 sqm  
Balcony Area: 18 sqm

Total: 257 sqm



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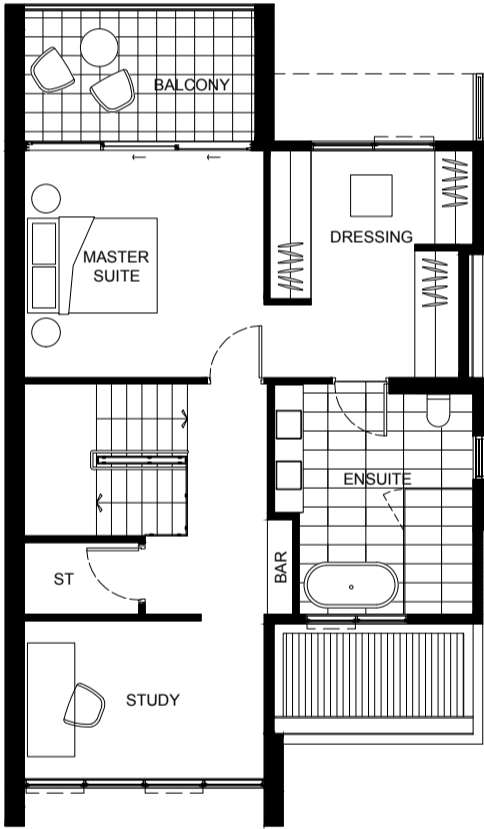
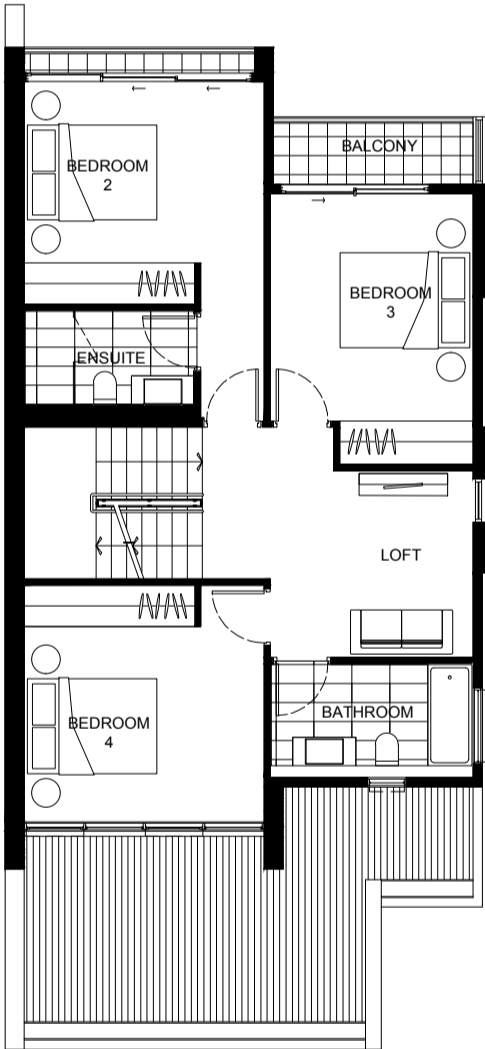
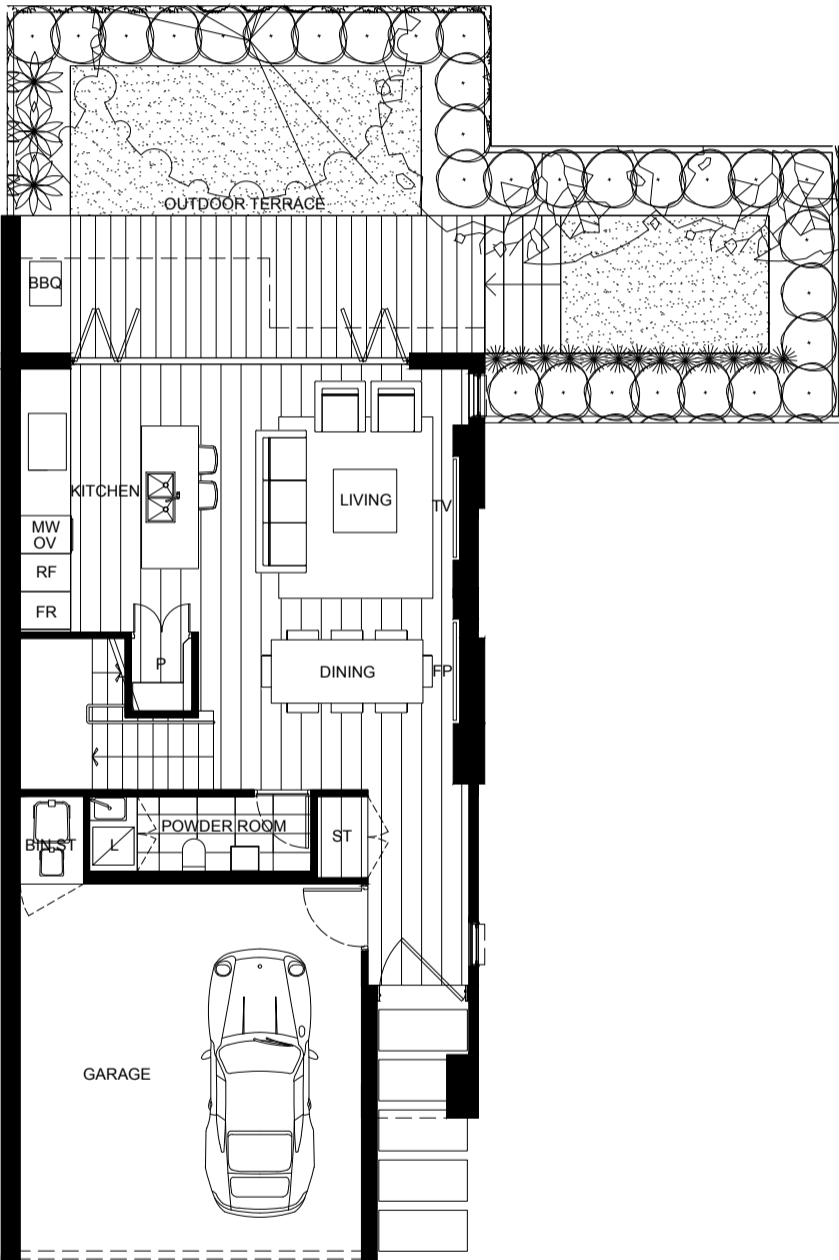


TOWNHOME E

|   |   |     |
|---|---|-----|
|   |   |     |
| 4 | 3 | 3.5 |
|   |   |     |
| 1 | 1 | 2   |

Internal Area: 214 sqm  
External Area: 69 sqm  
Balcony Area: 11 sqm

Total: 294 sqm



0 1 2 5



LEGEND

|                |                  |                     |
|----------------|------------------|---------------------|
| L: Laundry     | OV: Oven         | MW: Microwave       |
| ST: Storage    | RF: Refrigerator | FRZ: Fridge/Freezer |
| TV: Television | FP: Fireplace    | P: Pantry           |
| FZ: Freezer    |                  |                     |



## TOWNHOME E



4



3



3.5



1



1



2

Internal Area: 214 sqm  
External Area: 78 sqm  
Balcony Area: 11 sqm

**Total: 303 sqm**



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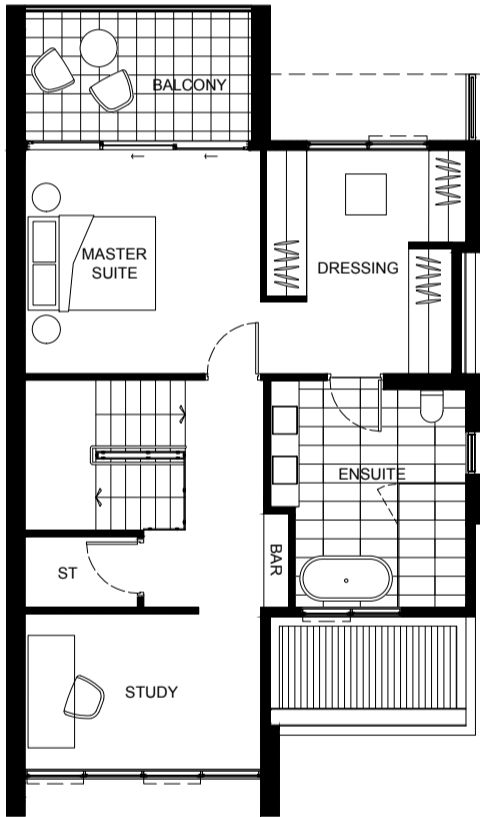
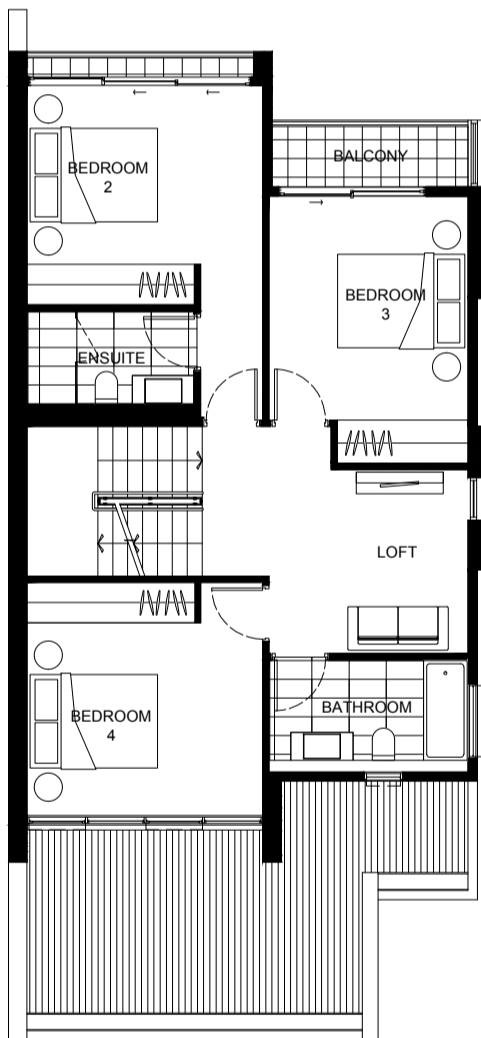
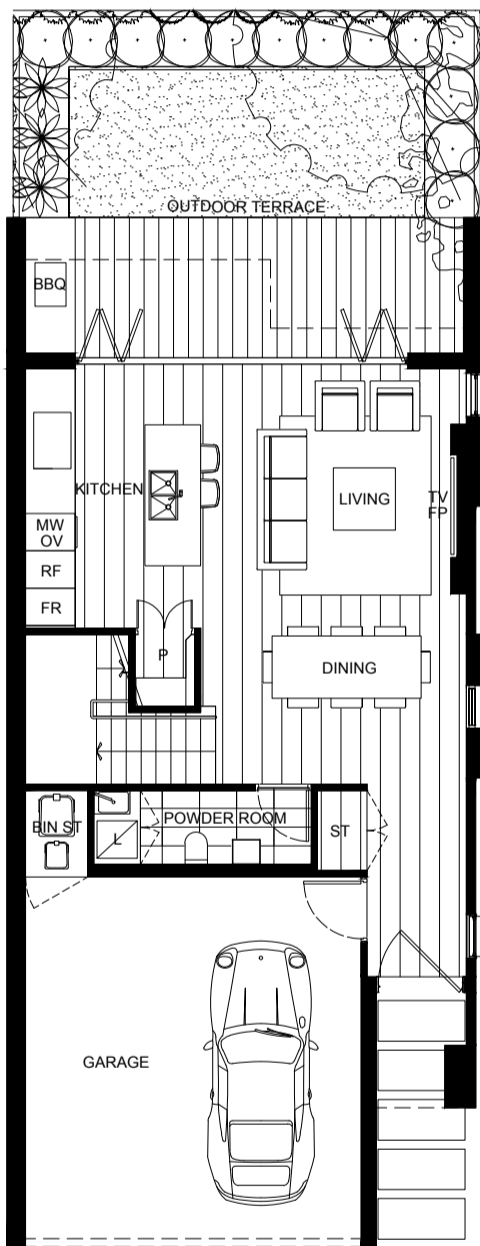


TOWNHOME E

|   |   |     |
|---|---|-----|
|   |   |     |
| 4 | 3 | 3.5 |
|   |   |     |
| 1 | 1 | 2   |

Internal Area: 214 sqm  
External Area: 45 sqm  
Balcony Area: 11 sqm

Total: 270 sqm



0 1 2 5



LEGEND

|                |                  |                     |
|----------------|------------------|---------------------|
| L: Laundry     | OV: Oven         | MW: Microwave       |
| ST: Storage    | RF: Refrigerator | FRZ: Fridge/Freezer |
| TV: Television | FP: Fireplace    | P: Pantry           |
| FZ: Freezer    |                  |                     |



TOWNHOME F



3



3



3.5



1



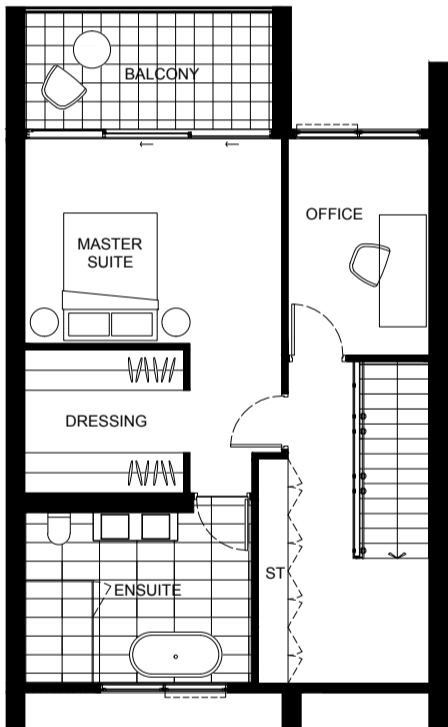
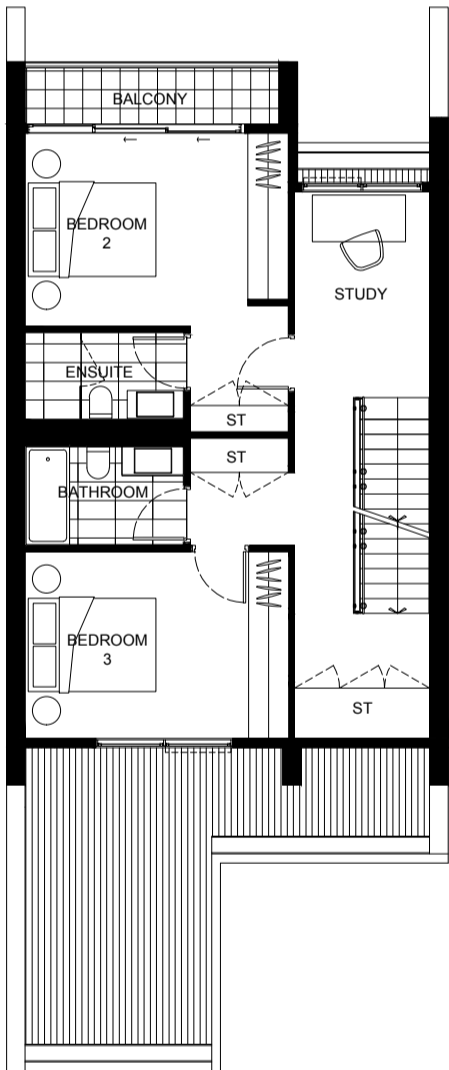
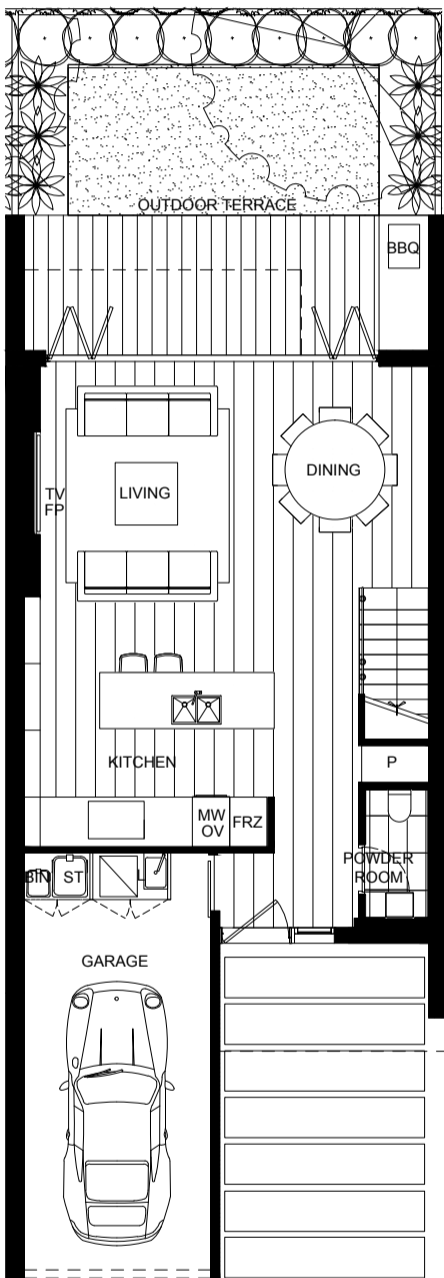
1



2

Internal Area: 185 sqm  
External Area: 54 sqm  
Balcony Area: 11 sqm

Total: 250 sqm



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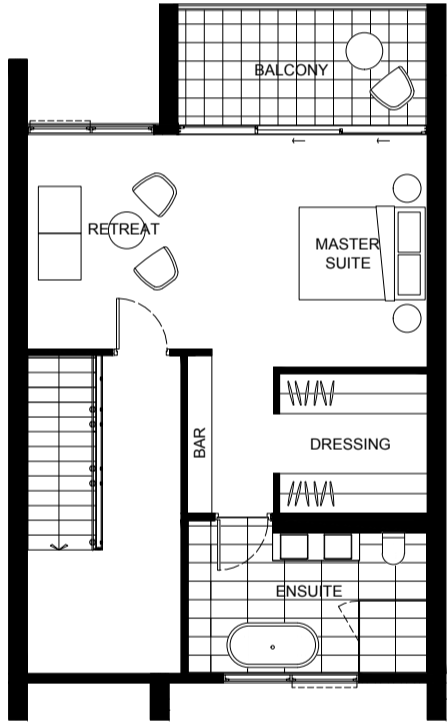
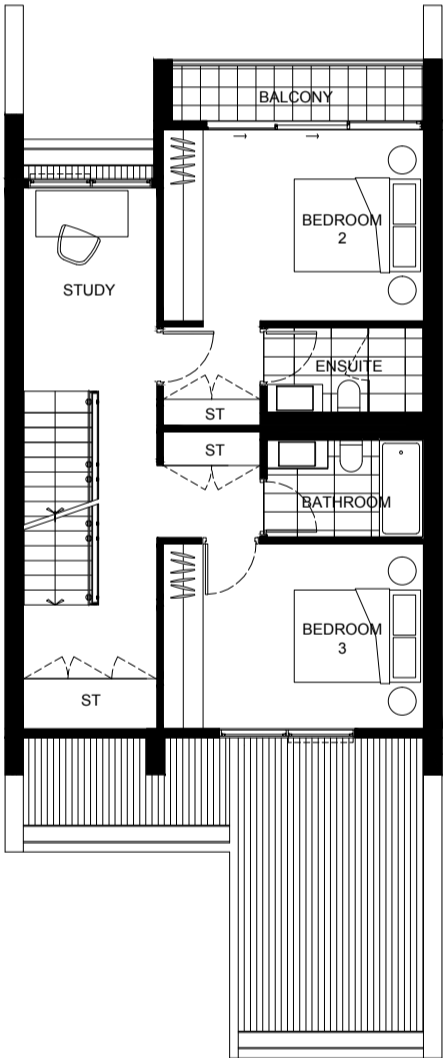
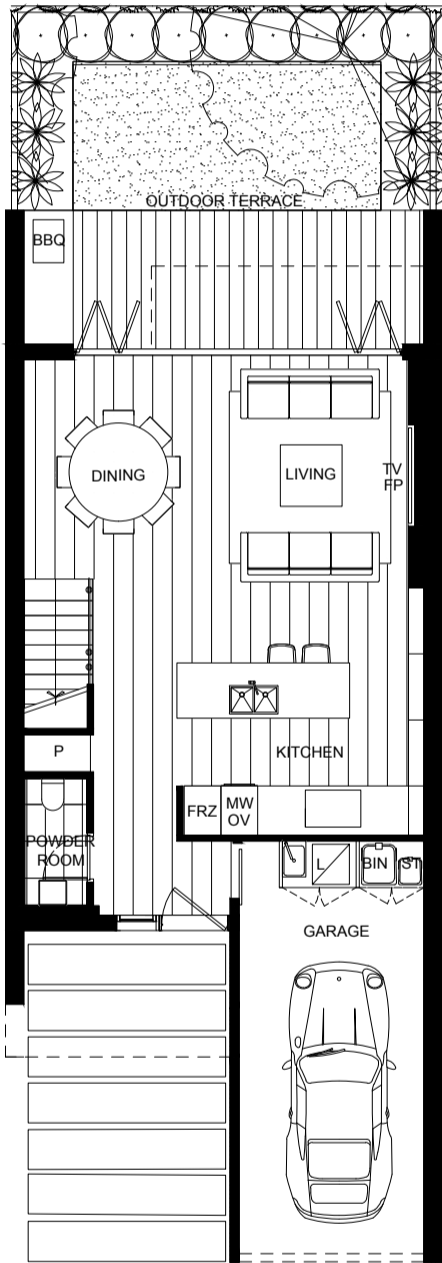


TOWNHOME G

|   |   |     |
|---|---|-----|
|   |   |     |
| 3 | 3 | 3.5 |
|   |   |     |
| 1 | 0 | 2   |

Internal Area: 187 sqm  
External Area: 54 sqm  
Balcony Area: 11 sqm

Total: 252 sqm



0 1 2 5



LEGEND

|                |                  |                     |
|----------------|------------------|---------------------|
| L: Laundry     | OV: Oven         | MW: Microwave       |
| ST: Storage    | RF: Refrigerator | FRZ: Fridge/Freezer |
| TV: Television | FP: Fireplace    | P: Pantry           |
| FZ: Freezer    |                  |                     |

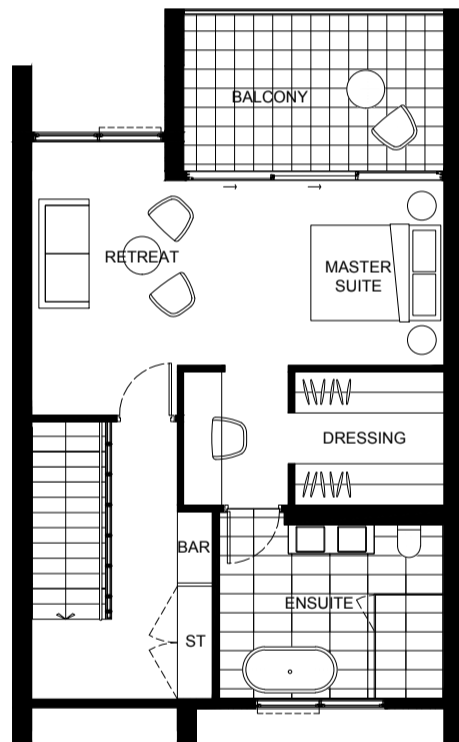
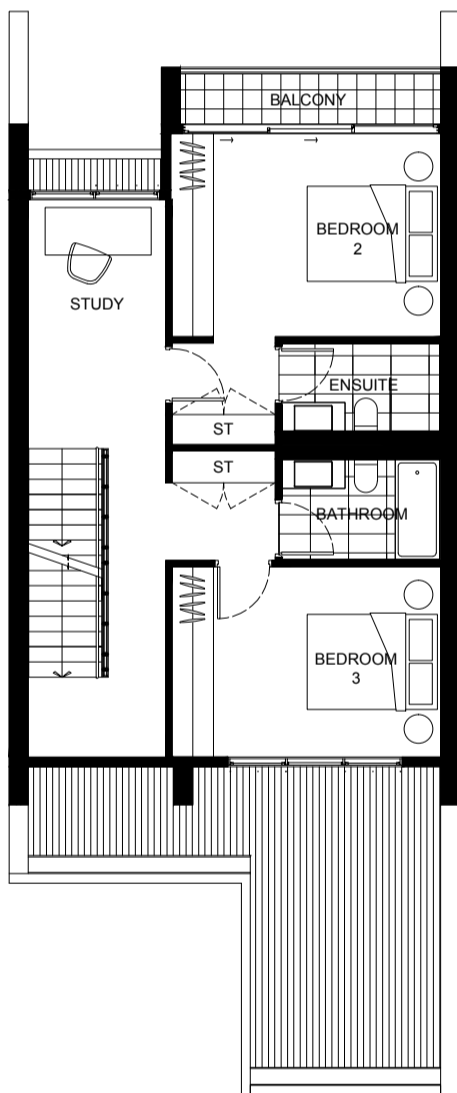
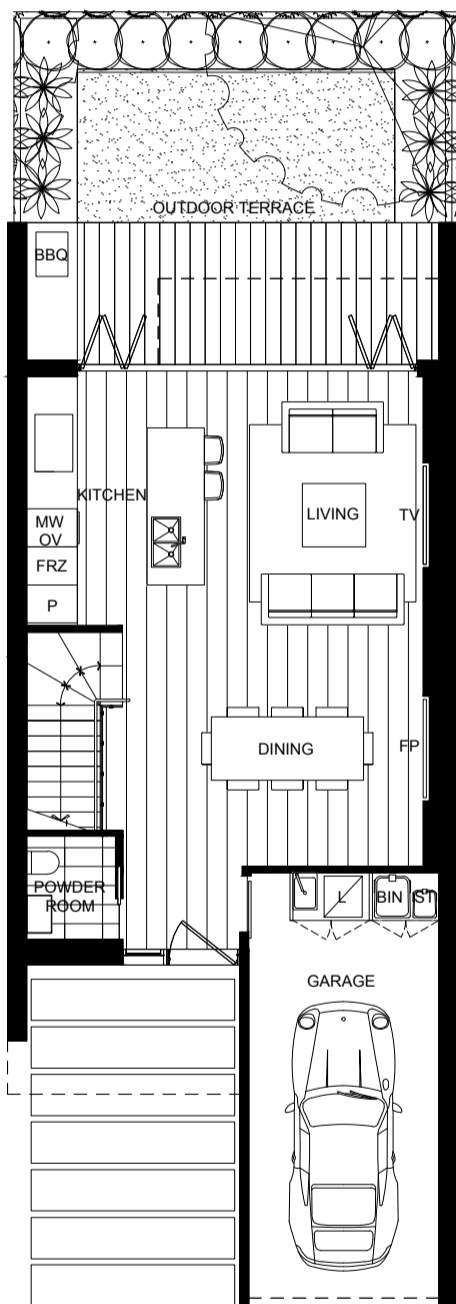


TOWNHOME H

|                                                                                   |                                                                                   |                                                                                    |
|-----------------------------------------------------------------------------------|-----------------------------------------------------------------------------------|------------------------------------------------------------------------------------|
|  |  |  |
| 3                                                                                 | 3                                                                                 | 3.5                                                                                |
|  |  |  |
| 1                                                                                 | 0                                                                                 | 2                                                                                  |

Internal Area: 184 sqm  
External Area: 54 sqm  
Balcony Area: 13 sqm

Total: 251 sqm



DISCLAIMER

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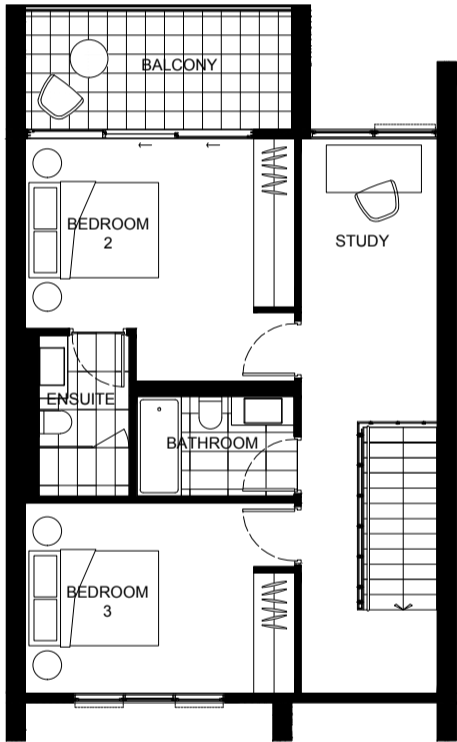
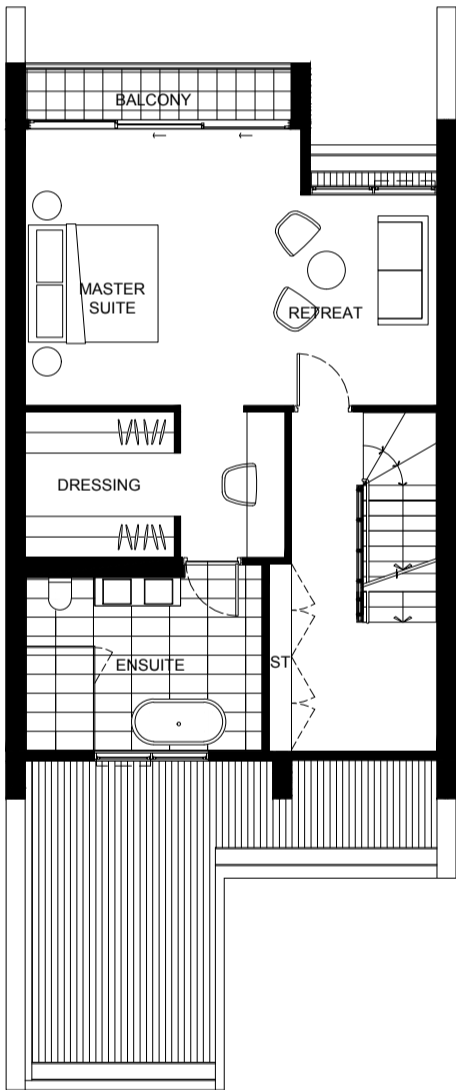
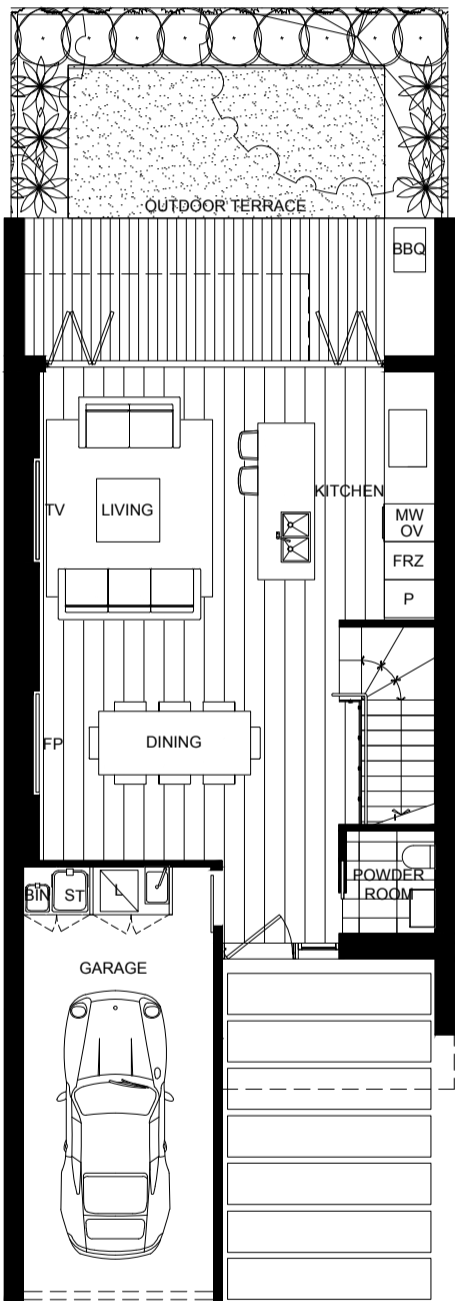


TOWNHOME I

|   |   |     |
|---|---|-----|
|   |   |     |
| 3 | 3 | 3.5 |
|   |   |     |
| 1 | 0 | 2   |

Internal Area: 187 sqm  
External Area: 54 sqm  
Balcony Area: 11 sqm

Total: 252 sqm



0 1 2 5



LEGEND

|                |                  |                     |
|----------------|------------------|---------------------|
| L: Laundry     | OV: Oven         | MW: Microwave       |
| ST: Storage    | RF: Refrigerator | FRZ: Fridge/Freezer |
| TV: Television | FP: Fireplace    | P: Pantry           |
| FZ: Freezer    |                  |                     |



# DEVELOPED BY EXPERTS

Your Parvenu home is the brainchild of Australia’s most nimble, entrepreneurial and adaptable developer, Metro Property Development, and the project is backed by the strength of the Alceon Group of investment bankers.



## METRO PROPERTY DEVELOPMENT

Metro has enjoyed a meteoric rise with over 1200 apartments and 3,000 homes to its name – and a development pipeline valued at over AUD \$3.1 billion.

[www.metroprop.com.au](http://www.metroprop.com.au)



## ALCEON

Specialist advisory, investment and capital solutions partners who will lead, oversee, and ensure the successful financing and fruition of Parvenu.

[www.alceon.com.au](http://www.alceon.com.au)



## MARCHESE PARTNERS

Marchese Partners is an architecture, interior design firm that delivers leading architecture, interior design across the full spectrum of commercial and residential projects.

[www.marchesepartners.com](http://www.marchesepartners.com)





## PARTNERS

Australian-based international  
edge masterplanning,  
gn and engineering right  
of 'lifestyle living' projects.

om

## LUXURY WITHOUT LIMITS

—

Sydney-based architect Eugene Marchese and international designer Lorena Gaxiola join forces to combine their unique styles and decades of experience. Together they have made a significant contribution to design and architecture, specifically catering for elite clientele with extraordinary projects.

[www.lorenagaxiola.com](http://www.lorenagaxiola.com)

**LWL**  
LUXURY WITHOUT LIMITS

## ARCADIA LANDSCAPE ARCHITECTS

—

Arcadia Landscape Architects has a talented team of award-winning landscape architects and urban designers who thrive on creating spaces that connect people to the places they inhabit. Arcadia is a renowned landscape design studio who has gained wide recognition for their residential developments including the award-winning landscape design for "The Platform" building in the Carriageworks Precinct in North Eveleigh.

[arcadiala.com.au](http://arcadiala.com.au)

**ARCADIA**  
LANDSCAPE ARCHITECTURE

partners



**1800 960 006** | **[parvenusydney.com.au](http://parvenusydney.com.au)**

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