



The Pinnacle by Alternative Living

The green dream

PEOPLE wanting to go "green" when it comes to property have more options than ever before. For land buyers keen to create a sustainable haven, the Mandurah Sustainable Home in Meadow Springs showcases environmentally friendly features and fixtures considered affordable for first-home buyers. Managed by the City of Mandurah, the home has a solar passive design to reduce the need for heating and cooling, energy and water-efficient fixtures, and a garden that needs less water and fertiliser. Another option to live the green dream is the prefabricated house. Alternative Living general manager Andy Arundel said pre-

fabricated homes were one of the most effective ways for buyers to reduce their carbon footprint. "For new subdivisions, we offer a home that is going to embrace those green ideals," Mr Arundel said. Alternative Homes has a range of pre-fabricated homes with a minimum five-star energy rating. The Pinnacle is on display in Seville Grove and has three bedrooms, two bathrooms and an optional "solar pergola". "They don't have excessive amounts of space," Mr Arundel said. "The more space you have, the more you have to cool it, clean it and furnish it. "What's sustainable about building a great big rectangular box? "This is an efficient use of space

— there are no activity rooms, no games rooms and no theatre rooms. "It's the inefficiency in the products we embrace that is contributing to the total amount of resources we are using." Fraser's Landing in Mandurah is spread over 58ha next to the Serpentine River. About 1250 homes are planned across 12 hamlets, including a selection of house and land packages, duplexes, townhouses and apartments. The house and land packages are priced from \$360,000 to \$600,000. Frasers Property chief executive officer Stanley Quek described the property as a rare vision for Mandurah, with hamlets nestled in retained and protected bushland.

"The homes designed exclusively for Frasers Landing are a perfect fit with this environment," Dr Quek said. Many of the blocks allow buyers to retain a natural canopy and existing vegetation. Frasers has opened a concept village called The Frasers Collection. The display homes are designed exclusively for Frasers Landing, with six homes constructed using a rendered thermal cladding over a timber frame. Dr Quek said the construction method had a reduced carbon footprint when compared with brick and tile homes. The timber frame comes from regrowth forests, the material is 100 per cent recyclable, there is little waste post-construction and the cladding and frame are impregnated with non-toxic termite treatment.

Generation sustainable

THE legacy of Generation Y will be the green movement, according Bernard Salt, a partner at business advisory firm KPMG. Mr Salt has authored a global study of Generation Y and believes that the environment and concerns about sustainable living are something that solidified the generation. "It became their cause. It was something that galvanised the generation," Mr Salt said. Generation Y is made up of people born between 1982 and 2000. Older members are now among those buying their first home. Mr Salt said people from Generation Y were among the first to have adopted green values from primary school. "Throughout the 1990s and into this decade, Generation Y has known nothing other than green consciousness and this is showing through many of the choices they make," Mr Salt said. "They have learnt about it from childhood. Now they are adults and are buying homes, they don't know any other way than to seek to fulfil their green principles." Predictions from Mr Salt for the future of residential housing include "green" ratings for homes similar to those in place for commercial properties and hotels. "I would not be surprised to see within five years every property in Australia having some sort of energy rating and for it to become mandatory when you sell a property to have a green rating," Mr Salt said. He said this sort of rating system would align with Generation Y's values, which would shift the emphasis and create value around green credentials. "In addition to that, Gen Y would look for solar heating, water harvesting and maybe even solar panels to make a contribution to the (electricity) grid," he said. "All these sorts of things, I think, Gen Y would look for increasingly in real estate."

— TAMMY WAYNE ELLIOT

AT A GLANCE

LOCATION: Frasers Landing; corner of Wanjeey St and Coodanup Drive, Coodanup
Price: \$360,000-\$600,000
Features: A diverse selection of house and land packages, duplexes, townhouses and apartments on 58ha next to the Serpentine River. Homes are constructed using a rendered RMAX Thermawall cladding over a timber frame.
Contact: Visit the sales pavilion at Frasers Landing or telephone 1300 306966
LOCATION: The Pinnacle; 72 Verdant Circle, Seville Grove, Armadale
Price: From \$180,000
Features: Three-bedroom, two-bathroom pre-fabricated houses with a five-star energy rating, and living space of 123sq m. Optional extras include a courtyard, carport and "solar pergola".
Contact: Alternative Living on 6270 4050



Mandurah Sustainable home

■ For further information about Frasers Landing telephone 1300 306 966.
 ■ Visit Alternative Living's The Pinnacle at 72 Verdant Circle, Seville Grove, or telephone 6270 4050.
 ■ The Mandurah Sustainable Home is at 18 Grandmere Pde, Meadow Springs, and is open every Wednesday from 2pm to 4pm, and Saturday and Sunday from 1pm to 5pm. For information contact Mark Booth from Ultimate Homes on 0417 969415.

— TAMMY WAYNE ELLIOT



Frasers Landing

Investment

INVESTMENT

OrangeTee

MAIDA VALE \$364,939
HOUSE & LAND PACKAGE BY APPOINTMENT
 61 BAZA GARDENS
 Will Train: 0414 934 693
 TERRY GRANGER
 0439 950 978
 9454 8555
 HIGH WYCOMBE REALTY

Ray White

WMP Group

INVESTMENT PLUS
 Cash Flow Positive property in multiple locations, receive over \$80,000 in tax free incentives over 10 years. To find out more Contact
 Will Train: 0414 934 693
 will.train@raywhite.com
 OFFICE 9398 6055

INVESTMENT West Perth EOI
 Investment, partner, redev or purchase. Great loc'n, North-bridge/L. v. l. boundary. Cnr block, 761 sqm, rear access. R60. Can be mixed res/com. multi storey. 0419 860 382

INVESTMENT KARDINYA
Good Rent Potential
 Unit 21/92 Gilbertson Rd High demand area, renovated 3x1 in secure complex with pool. Walking distance to Murdoch Uni/shops. \$419,000
 Tel 0439 096 046

Raine & Horne

INVESTMENT Negotiable
 See ad High Wycombe last 3 remaining villas

INVESTMENT Beelair
OFFERS Fr \$3.5M
2.2 HECTARES
 Almost ready to sub-divide. Possible 30 residential lots.
 Joe Gianoli 0417 733 114
 Southside Realty 9418 3333

INVESTMENT \$\$\$\$\$
WANTED TO BUY
 Development sites North of River, any size big or small.
TOP PRICES PAID
 Stan Horsman 0418 949 875
 URBAN WA R/E 9409 5255

INVESTMENT Right on beach, unbelievable ocean views. Lux 2 brm Apartment \$599K in Gold Coast QLD, rented @ \$1000pw, pool, spa, excellent investment. 0403 124 752

INVESTMENT
 Deferred Urban Land I have excellent properties for sale in Anketell, West Swan, Wanneroo and Casuarina.
 Des Leo 0407 440 585

Jandakot

JANDAKOT \$1.698M

Raine & Horne

8 Coonadoo Cr By Appt Classic homestead for elite Semi Rural lifestyle, so close to City, 6.38 acres, 4x2+study cul-de-sac location. Beautiful estab gdn, pool, workshop, paddocks + so much more!
 Heather & Peter Sampson
 0438 515 215 0408 930 937
 hsampson@rhwa.com.au

INVESTMENT \$599-649K

Harcourts

GATEWAY
 23 Kooyonga Cr 2-2.30pm
STUNNING VALUE!
 Check this out - is there a better buy anywhere? Big 4x2 family home, incredible extras, plus an elevated cul-de-sac location with a boor and reverse cycle air cond.
BRIAN DEVEREUX
 9414 8400 0418 959 219

INVESTMENT \$595-\$620K
OPEN TODAY
6 MILLCROFT ELBOW 2-3 GREAT BUYING
 Big block, big house, big shed. Very tidy 4x2 in handy loc with all you need, incl a/c on, insul, auto bore, alarm & side access.
 Kevin Bentley 0448 801 820
 OFFICE 9243 5626

WANT IT SOLD? NEED IT SOLD? Then Sell It Sunday

Maureen FRANKHAM REAL ESTATE

JANDAKOT 2HA (5 Acres) No better home @ \$1.47m
 Exclusive deluxe 4x3 Big & Spacious living Triple gge. Huge shed Amazing (future) location!
BANJUP 2HA \$2.38m neg
 143 Harper the Best street CHILDREN & GRAN Friendly Modern Deluxe Granite Porcelain Marble 5x3 HUGE sep workshed/office Pool dble gge 1x1 G'flat.
BANJUP 2HA bargain fr \$1m
 47 Triandra Open Today 12-1
CANNING VALE \$2.4meg
 Deluxe 10 Valley Close RARE Lifestyle 2.55 Acres So close to everything! 2 designer 4x2 homes Pool Tennis plus cleared Land
 If you want THE BEST you need to see these!
 Maureen 040 222 3862

M. H. SUTTON REALTY

JANDAKOT \$595-\$620K OPEN TODAY
6 MILLCROFT ELBOW 2-3 GREAT BUYING
 Big block, big house, big shed. Very tidy 4x2 in handy loc with all you need, incl a/c on, insul, auto bore, alarm & side access.
 Kevin Bentley 0448 801 820
 OFFICE 9243 5626

Quinn REAL ESTATE

JANDAKOT \$670-\$699K

OPEN TODAY
 4-4.40 1 Turnbury Park Drive Beautifully presented 4x2 with separate theatre. Huge open plan kitchen, meals, family & games 815sqm block
 GYLYNN 0433 316 094

Jane Brook

JANE BROOK Fr \$599,000

FIRST TIME OPEN
 93 Huntsman Tce 12.45-1.30
 4 x 2, tastefully appointed Spacious open plan living Triple lock up garage Bamboo floors, evap a/c on Alfresco living, huge patio Hills views, quiet location
 Brian Rasmussen 0403808999
 Real Estate Plus 9274 5000
 www.realestateplus.com.au

JANE BROOK \$520-\$610K OPEN TODAY
 25 Gwynne Cnr 2.00-2.40
Beaut Family Home
 What A Great Buy Nestled In A Private Estate Huge Double Size Bedrooms Lge Kitchen & Family Zones Secluded Landscaped Block Truly Private Ideal Location What More Do You Need?
84 HUNTSMAN TCE SOLD SOLD!
 Another Home Wanted
JANE BROOK \$440-\$520K SOLD
 1 Aquarian Drive
YES! THIS SOLD AS WELL
WE WANT GENUINE SELLERS GENUINE BUYERS FOR REAL ACTION CALL ME NOW
KEVIN BLACK
 0418 926 514
 BlackSwan Real Estate

Giles Jones

JANE BROOK Fr \$595k OPEN TODAY
 37 Brunswick Bend 1:30-2:30
 Huge 4 bed 2 bath + study family home offers big main bed with spa in ensuite, all other beds are of dbl size, sep theatre room, high ceils, a/c, set on an elevated 704sqm lot with some city glimpses.
 Wayne Bacich 0417 906 097
 gilesjones.com.au 9274 5033

Professionals 5 star realty

JANE BROOK \$465,000

HOME OPEN
 14 White Gum 12.00-12.45
 • 4 Bedrooms 2 Bathrooms
 • Open Plan Meals, Family Room, Separate Lounge
 • Large Games/Activity off Minor Bedrooms
 • Air Conditioning
 • Patio, Access to Rear
Melinda Frost
 0439 979 060 9274 1655
 Professionals 5 Star Realty

JANE BROOK \$725,000 OPEN TODAY

BOW CLOSE 1.00-2.00
 Old World unique 4x2 hme high ceils, cool a/c huge living areas antique f/place polished floors, sparkling pool, magic indoor BBQ area, dbl l/up gge
STANLEY R/E 0409 294 441
 Sell Sunday because more people have more time to read on Sunday 13 11 13

AQUILA REALTY

JANE BROOK \$549,000 neg OPEN TODAY OPEN TODAY
 32 Jane Brook Dve 12:30 - 1:30
 Boasting multiple living areas wrap around patio wide gated side access, this large 4x2 home offers loads of elbow room for the growing family.
JANE BROOK \$549,000 neg OPEN TODAY OPEN TODAY
 20 Greenough Ct 1:45 - 2:30
 Looking for a Pool? This 4x2 home will suit the outdoor entertainer, with gable patio o/looking a Huge pool. Extremely low maintenance gardens + side access.
AQUILA REALTY
 Paul Morrison 9297 4628

SWAN

JANE BROOK \$459,000 + Below replacement costs!
 Lovely 4x2 stunning kitchen, A/C, roller shutters, big pool Julie Cockerill 0400 748 999
JANE BROOK \$569,000+
 Privately tucked away, 4x2, high ceilings, side access, A/C, Enormous patio!
 Julie Cockerill 0400 748 999
 Swan Real Estate 9255 1444
SUNDAY! The day more people have more time to buy and sell. It's easy to see why you should sell on Sunday!

PUB: SDT 17-JAN-2010 15-JAN-10 5 11 pm RMSTRET CMYK R19 7 8 10 20 30 40 50 60 70 80 90 dimax dmin