



1/120 Swadling Street Toowoon Bay, NSW

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Oriana - 5 Luxurious residences

Sophisticated and effortlessly luxurious, Oriana brings visionary coastal design to one of the Central Coast's most highly desired beachside suburbs. Architecturally designed and appointed with a carefully curated selection of finishes, Oriana offers just five residences in total with direct beach access opposite the road in the picturesque beachside suburb of Toowoon Bay.

From the French for "sunrise, a new day; new energy and purpose", Oriana brings a bright new energy and design which truly encapsulates the tranquil and opulent coastal lifestyle that this area offers. Striking geometric angles are softened by the complementary palette of rendered brick and timber, a contemporary reimagining of the classic coastal home design. Large windows and skylights throughout let in an abundance of natural sunlight and the cooling ocean breeze, as well as offering spectacular views.

Each residence features:

- Private parking
- Unique, custom designed floor plan
- Three spacious bedrooms with robes, including spacious master bedroom with walk in robe
- Open plan living areas, ideal for peaceful relaxation or entertaining
- Ducted air conditioning for year-round comfort
- Engineered timber floors to living areas and carpet to all bedrooms
- 2.5 bathrooms, with underfloor heating to the master bedroom ensuite
- Premium quality kitchens with waterfall stone benchtops, custom cabinetry, state-of-the-art appliances, and functional integrated design

Price: \$1,500,000



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ORIANA

TOOWOON BAY

UNIT ONE

		
3	2.5	1
Internal Area:		128m ²
Total Area:		190m ²



GROUND FLOOR

LEVEL 1

* The layouts illustrated on the marketing and sales plans are subject to DA approval, and to future structural and services design and integration.
 * This floor plan is for marketing purposes and is to be used as a guide only. All efforts have been made to ensure the accuracy of this floor plan. Changes may be made during the development process and dimensions, fixtures, fittings, finishes and specifications are subject to change without notice. Please refer to contract documents for more accurate information on a particular property.
 * All reasonable care has been taken in the preparation of this floor plan. To the best of our knowledge, no material misstatements have been omitted. However, the vendor and its appointed agents declare all liability should any information or matter contained therein differ from the actual state of the actual constructed development.
 * Site zoning, zoning, floor loading and parking lot and layout are shown indicative only.
 * Plans subject to draft and final plans prepared by the architect.