



CARMEL
HOMES



Luxury Home

Homes Designed Individually for Each Client

Our luxury homes bring together creativity, functionality and style unique to suit our clients needs. We bring to life our client's ideas and vision, whether they have a blank canvas or an existing concept.

All Carmel Homes creations are intricately designed and detailed for each client. Our meticulous design and build process clearly defines what our clients want and need. We capture each clients personal style, understand their surroundings and define how they want to live. When you build with Carmel Homes you're investing in an intelligent, sustainable design that is as beautiful as it is practical.

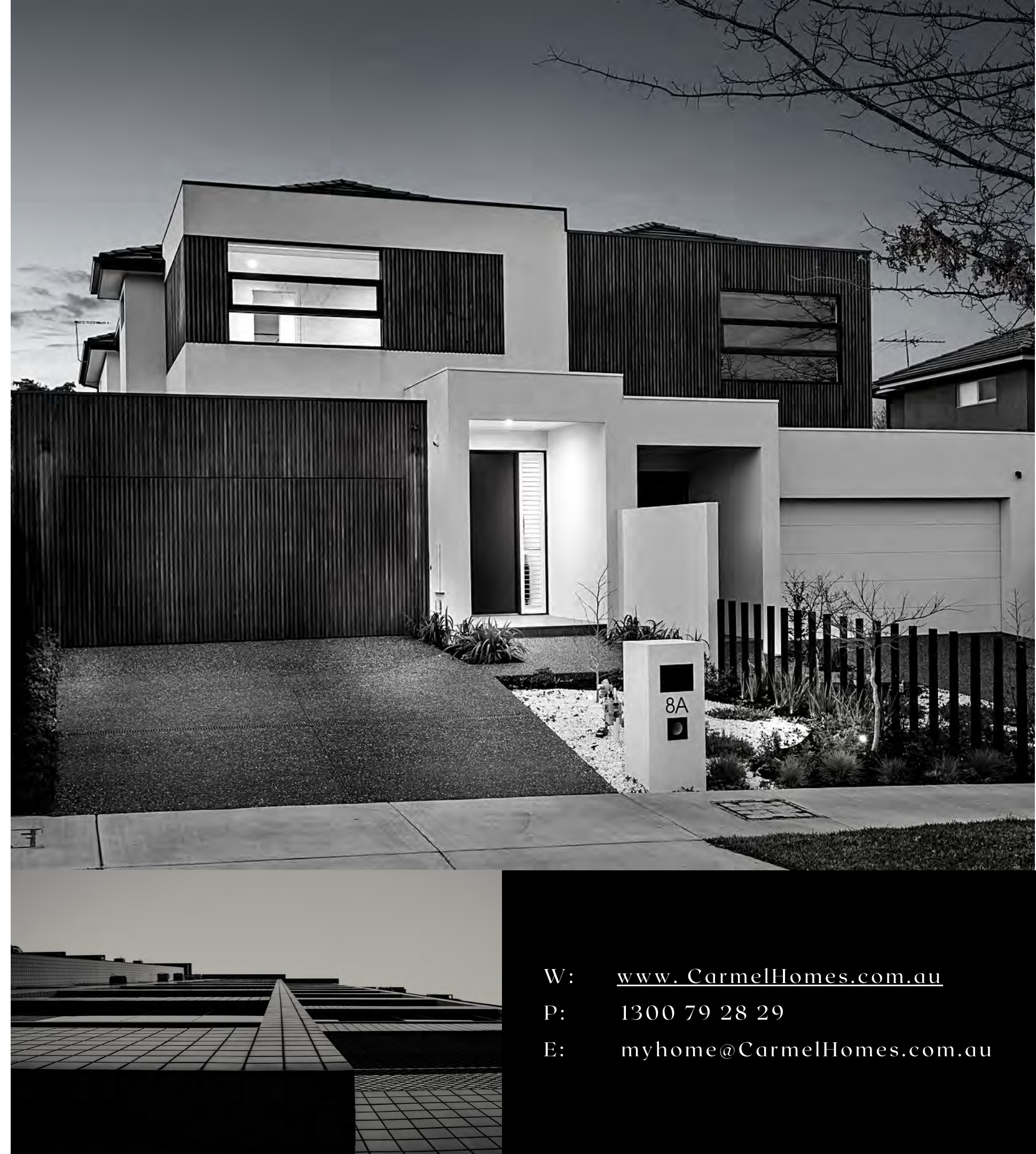


Dual Occupancy

Design & Build Made Easy for Each Client

We specialise in Dual Occupancy developments, offering a complete design and build service to discerning clients across inner Melbourne. Whether you're an owner occupier, developer or smart investor, we build premium townhouses that perfectly fit your lifestyle and budget – and deliver maximum return on your investment.

When it comes to design, our only limit is your imagination. Whether you have a blank canvas or a clear vision, we bring your ideas to life. Not only do we offer custom design solutions but our homes and Dual Occupancy developments stand out from the crowd with functional spaces and design aesthetics to inspire and delight. We make the most of natural light, views, and privacy to create comfortable living spaces you'll love coming home to. Plus, we offer our clients a wide range of luxury inclusions as usual, providing you with a quote while also building your own plans because you deserve the very best. Choose from our selection of stunning designs or create a custom home that's as unique as you are. If you can dream it, we can do it. Anything is possible.



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Our Process

Design Your Home

Meet & Greet

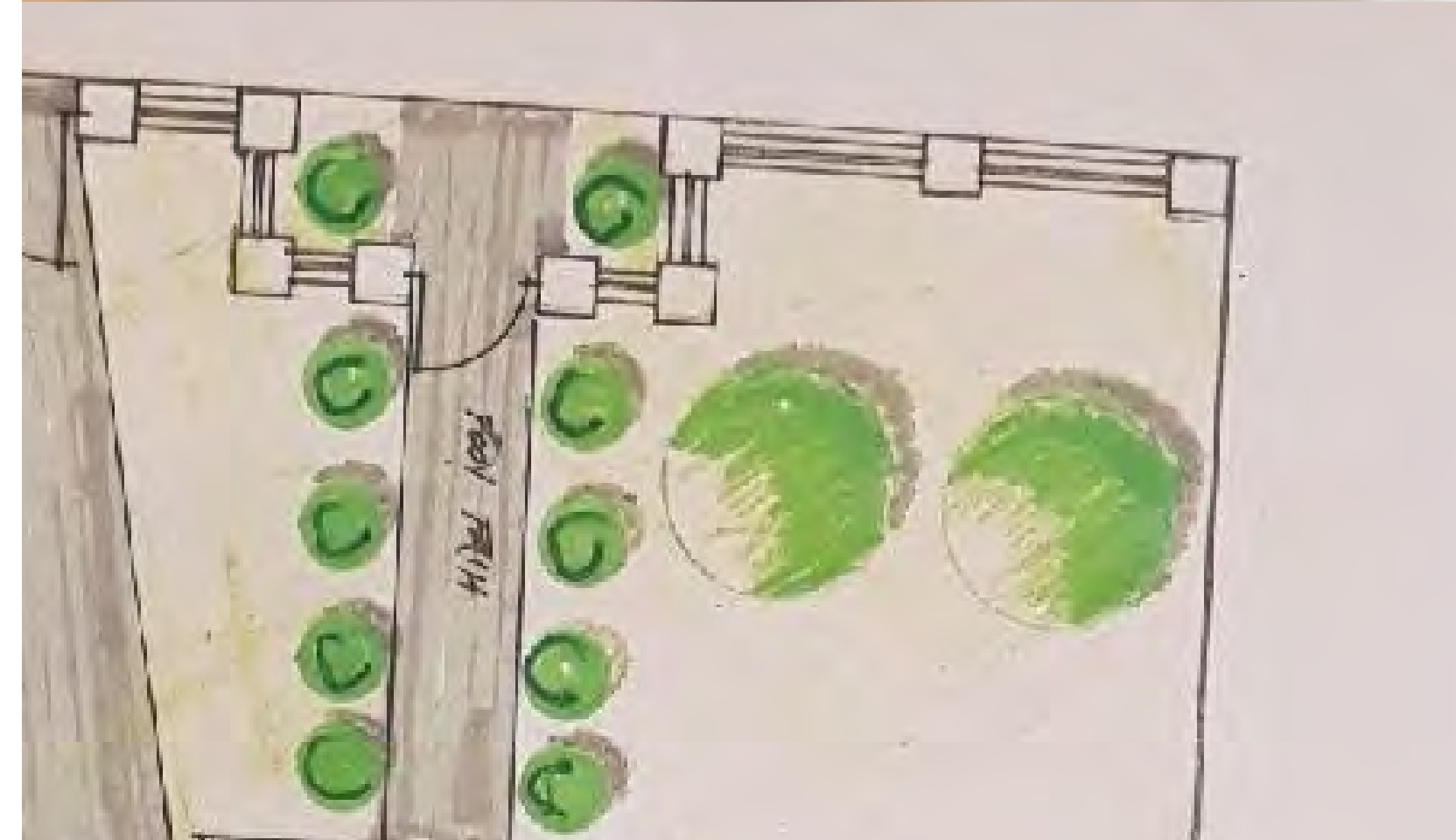
This is the most important stage of any process - we take our time to get to know you. Every home is unique and it's at this stage we get to understand your family dynamic as well as your needs & desires. From this we can understand how to best proceed with how to create your dream home.

Conceptualise

Using the information we have collated and a Survey Plan of the property, we provide you with a Concept Sketch. We'll take this time to go through a few iterations, utilising our expertise, to best work within 'The Vision' and the budget. At this stage we also provide a price estimate for construction to make sure you feel comfortable every step of the way.

Detail Design

Now having a clear vision of the home of your dreams, we design the details. Having designed & built luxury homes for over 30 years, at Carmel Homes, detail is everything. We take this time to create detailed drawings of all the joinery, including kitchen, bathroom and walk-in-robos, to give home owners an opportunity to add their flare.





Our Process

Before We Build

Selections

This is the really fun part! From the suite of tailored suppliers, our home-owners-to-be get a chance to customise every part of their home to their taste. From, flooring to bench-tops and everything in between, Carmel Homes has a variety of material to choose from to meet any dream home's budget.



Documents

Once the design stage process has been finalised, we then proceed with putting all the documentation together for the build. This includes the working drawings, engineering plans as well as others in order to generate the building permit. It's during this stage we also present the contract to our clients. We take care of it all so that you don't have to worry about a thing.



Our Process

What's Next . . .

Let's Build.

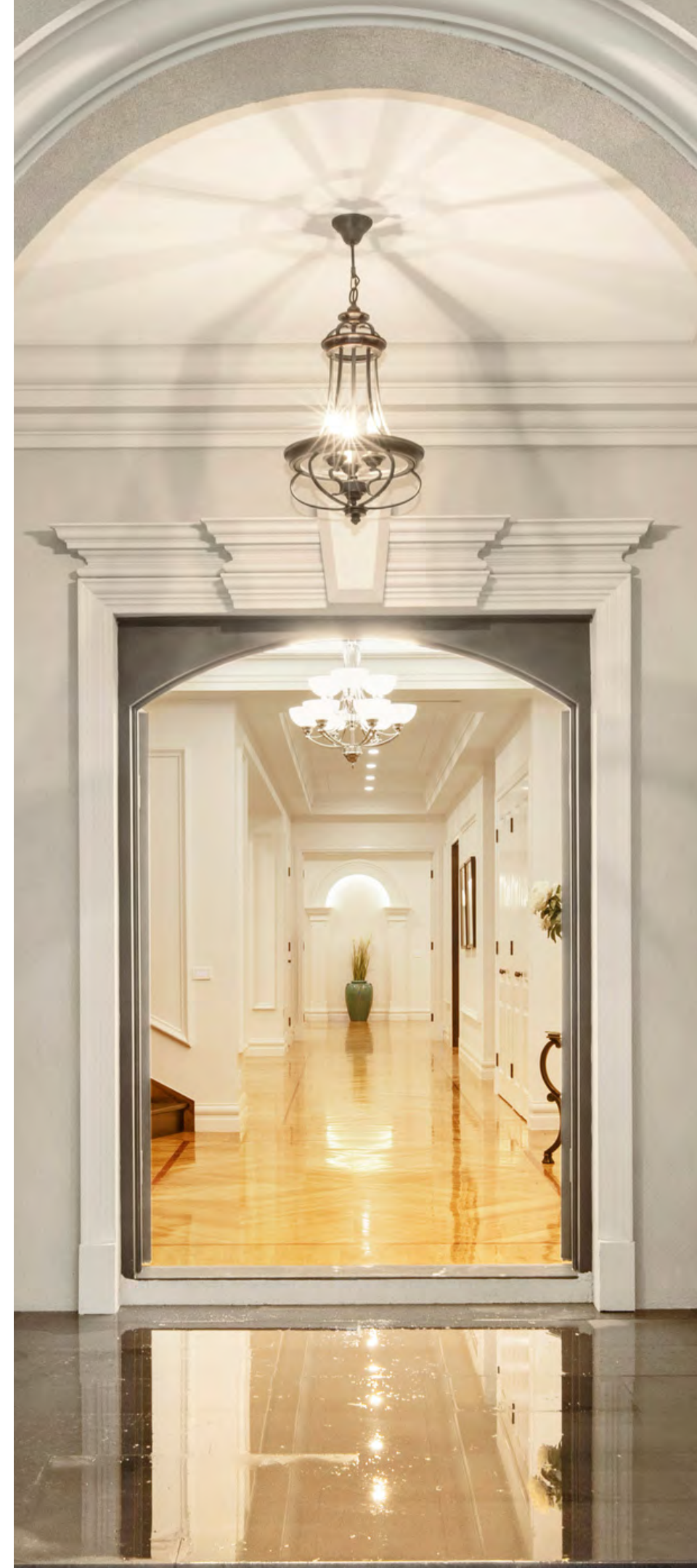
Everything is now read to go. At Carmel Homes we take care of every part of your luxury home build, right through from demolition to landscaping. Every client is important to us, so we make sure you are part of the process with regular site visits as well as monthly Progress Reports showing your home being built every step of the way.

Your Home

It's time to enjoy your new luxury dream home. We welcome you to your new home with our 'Welcome Pack' to make sure you know the journey has just begun. We take the time to go through with you how everything in your new home works and help you settle in. It's an exciting time!

After Care

Know that when you own a Carmel Homes creation, you are taken care of for years to come. With an outstanding reputation, you know you're always going to get first class service.

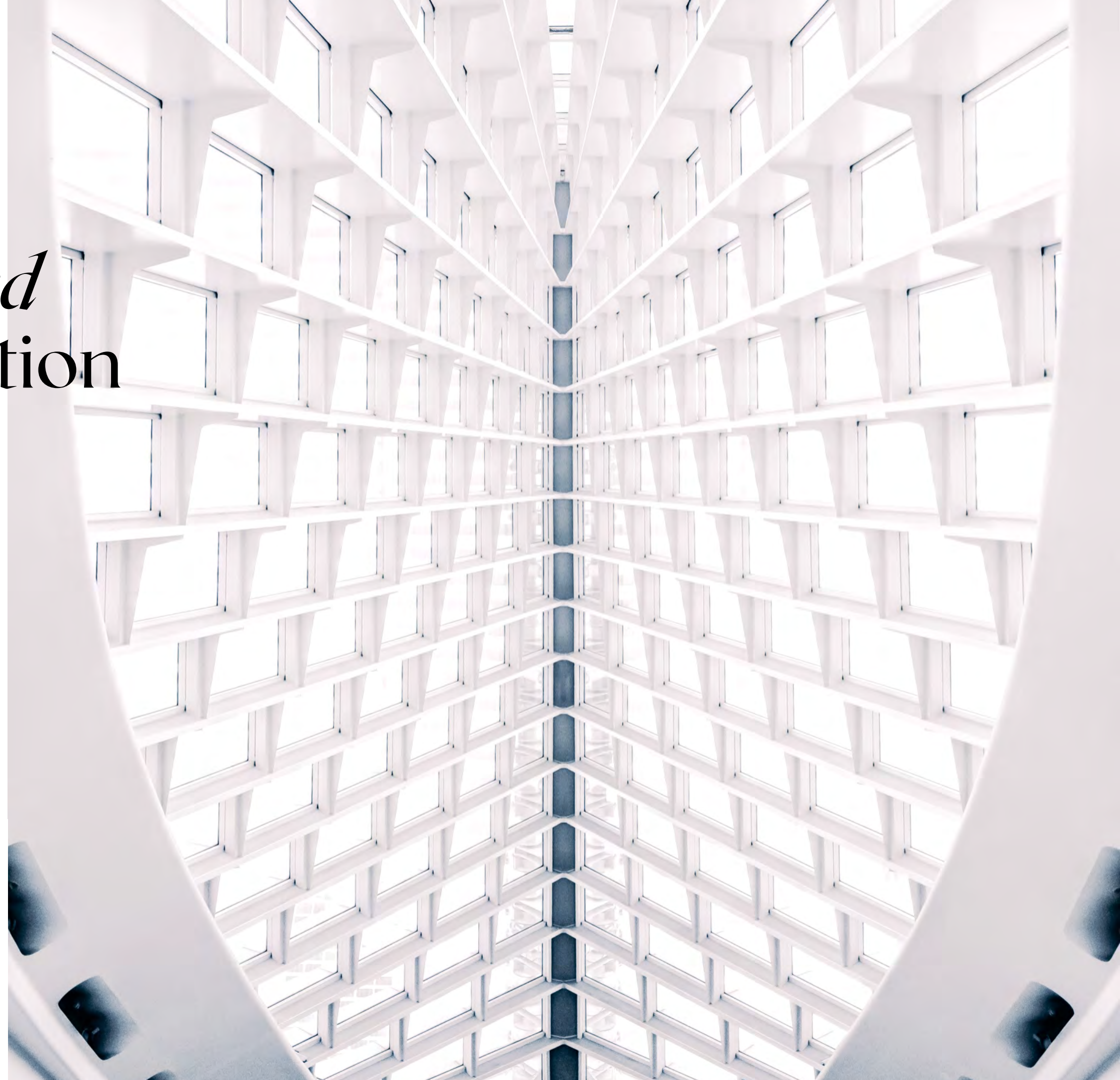


Recognizing the *need*
is the primary condition
for *design*.

Charles Eames



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Sal *de* Vie

Luxury Home



HOME SIZE	65 square
BEDROOMS	5 bdr
BATHROOMS	4 bath
STYLE	French Inspired
LIVING SPACES	3 Living



Sal de Vie

Luxury & Plush Living in French Provincial Inspired Home



Discover a new benchmark of luxury and a plush lifestyle in this brand-new French Provincial inspired home. A masterful craftsmanship of uncompromising quality by Carmel Homes, the 65 square layout delivers exquisite finishes and unequivocal indulgence in a sprawling five-bedroom layout.

Commanding a noble street-scape presence with its towering façade and iron gates, the home opens to warm and welcoming interiors where the well-considered layout flaunts Chevron Oak parquetry, decorative plastering details, and lustrous Emporite joinery alongside opulent lashings of Calacatta Oro marble.



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The flexible five-bedroom, four-bathroom floorplan offers dedicated spaces for formal gatherings, casual crowds and children's play across three extensive living domains, perfectly complemented by poolside alfresco barbecue enjoyment. At its heart, the open plan area delivers exceptional family space with built-in media cabinetry, while a dazzling Calacatta kitchen and butler's pantry takes centre stage with an array of Miele appliances including fridge/freezer, coffee machine and three ovens.







Luxury is in each *détail*.

Hubert de Givenchy



Upstairs, a surround-sound theatre room affords private sanctuary for the family, flanked by four king-sized bedrooms each providing walk-in robes and ensuite access. The master bedroom is uniquely lavish, featuring an extravagant fully-fitted dressing room, and a sumptuous twin-vanity ensuite with freestanding bath.

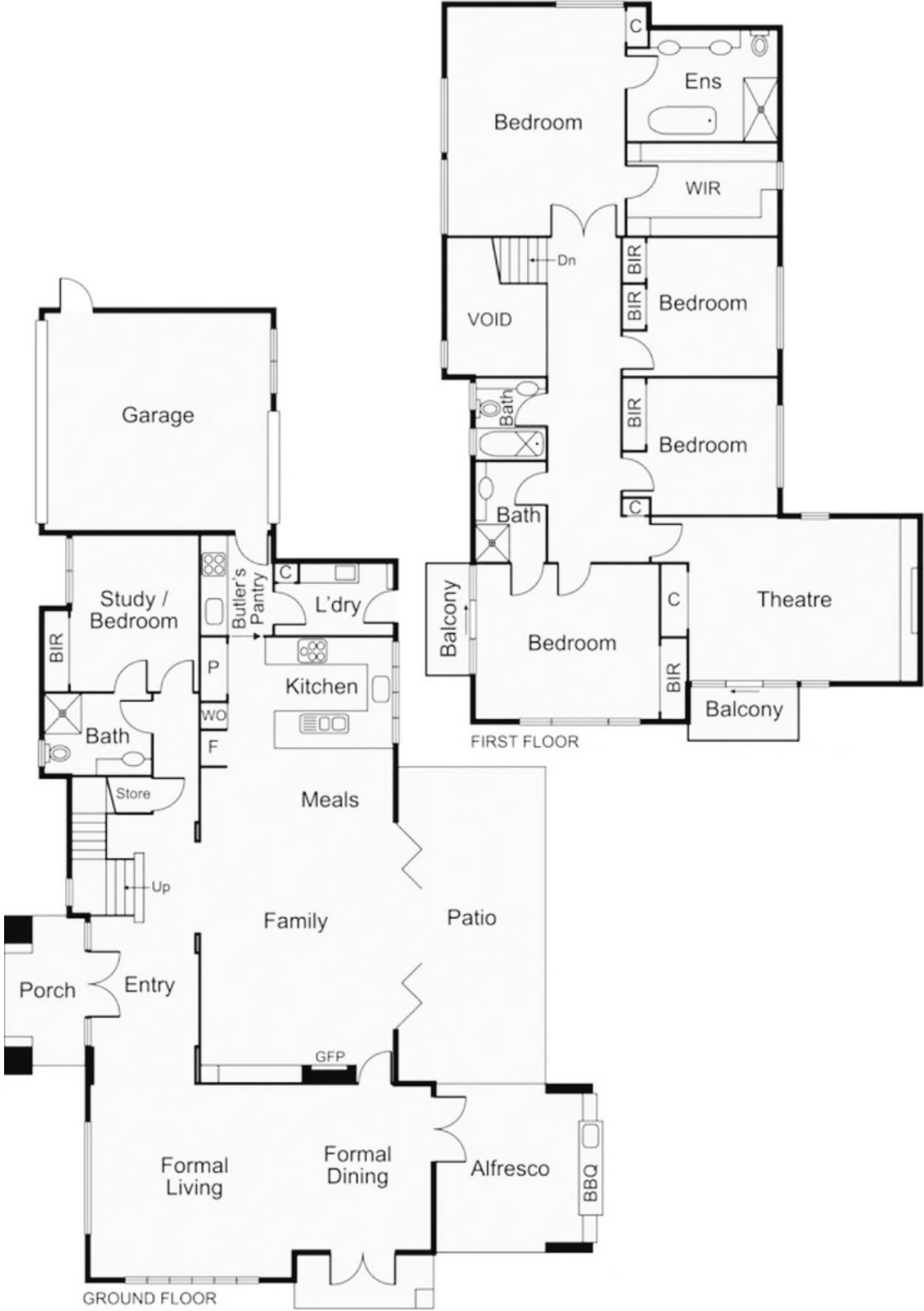
Complete with a bespoke home office, guest powder room, large laundry and four-car garage, this home is built to perfection, providing a long list of modern comforts including zoned heating and cooling and ducted vacuum.



Cielo

Luxury Home

HOME SIZE	62 square
BEDROOMS	5 bdr
BATHROOMS	4 bath
STYLE	Contemporary
LIVING SPACES	3 Living



Cielo

Contemporary Luxury Living

This sophisticated residence achieves a stunning level of luxury & seamless use of space & proportion. Creating a superb environment for exceptional entertaining & fabulous family living, the contemporary design showcases a large-scale formal lounge & dining room, generous home theatre & a vast open-plan family/meals area brilliantly set-off by a culinary kitchen, butler's kitchen & adjoining north-facing covered alfresco terrace & large garden. A lower level bedroom enjoys direct access to the powder room/bathroom.

Upstairs are four more bedrooms & two bathrooms. The parents' retreat is a pampering space with its sitting area, walk-in robe & stylish ensuite bathroom. Further highlights include ducted heating & cooling, central vacuuming, alarm, video-monitored entry, parquet floors, Smeg cooking appliances, two Asko dishwashers, two balconies, built-in outdoor kitchen, under-stair storage, storeroom & a double garage with internal entry.



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Making a *home*
is a form of
creativity open
to everyone.

Terrance Conran

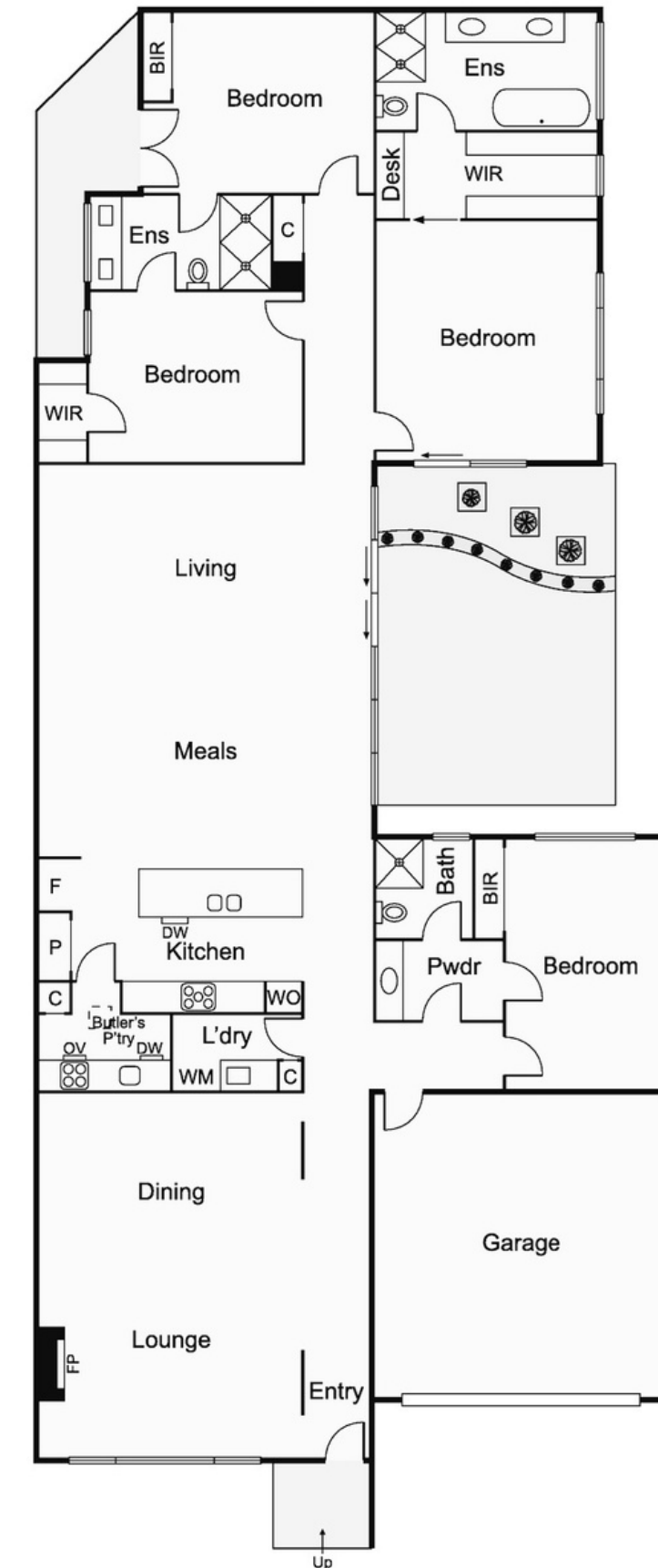


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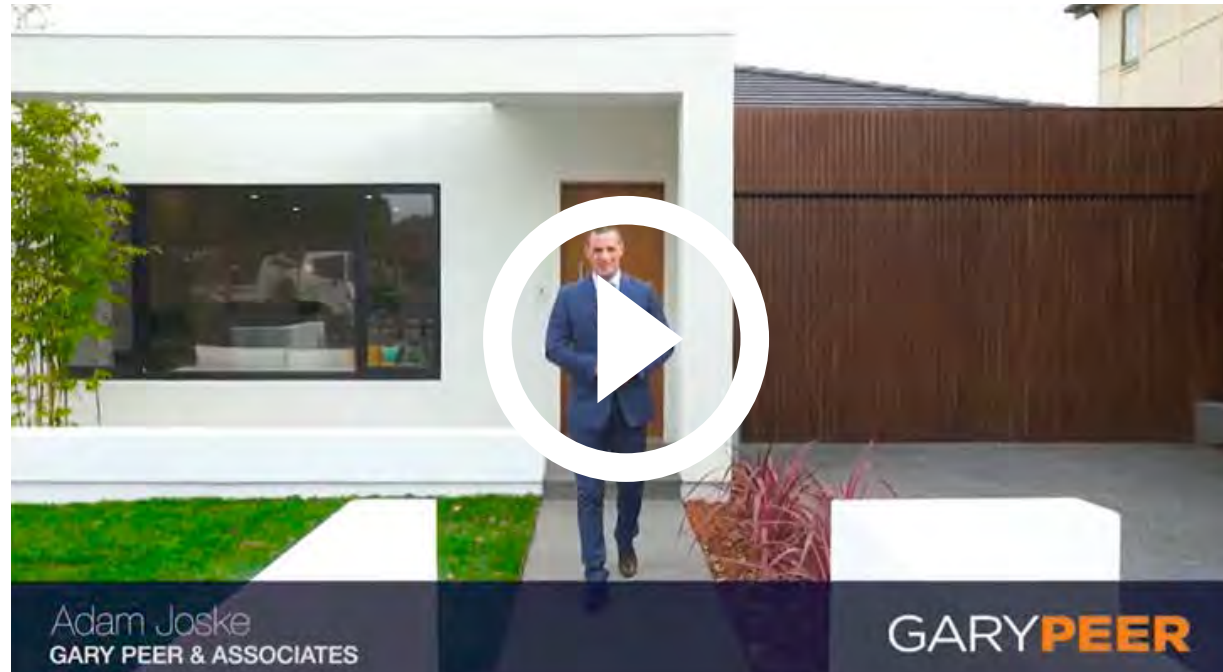
Modern Luxury

HOME SIZE	42 square
BEDROOMS	4 bdr
BATHROOMS	3 bath
STYLE	Modern Minimalist
LIVING SPACES	3 Living



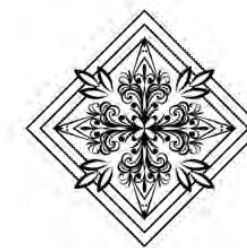
Cielo

Modern Luxury - A Masterpiece of Precision



A masterpiece of precision with a no-expense spared approach, the single-level design of this outstanding brand-new home creates a superlatively spacious backdrop to a lifestyle of incomparable luxury & sophistication. A vision of perfection from start to finish, the crisp, clean-lined interior caters to effortless entertaining & everyday daily living through a formal lounge & dining room with ambient fireplace & a separate casual living/meals with a seamless transition to an alfresco courtyard.

The connoisseurs kitchen dazzles with its marble benchtops, Miele appliances, breakfast bar & adjoining butler's pantry equipped with another oven, cooktop & dishwasher. The master bedroom pampers with a sumptuous ensuite. Boasting luxurious comfort as well, the three queen-sized bedrooms share the amenities of two semi-ensuite bathrooms. Making for a desirably dressy downsizer, the home also features ducted heating & refrigerated air conditioning, alarm, video monitored security, central vacuuming, engineered American Oak floorboards, high ceilings & a double garage with internal entry.



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The *home* should be the
treasure chest of living.

Le Corbusier



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*A home should
be built with
lifestyle in mind.*



CARMEL
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Edition.

Dual Occupancy

EACH HOME SIZE

35 squares

BEDROOMS

4 bdr

BATHROOMS

3 bath

DESIGN STYLE

Minimalistic Modern

LIVING SPACES

3 Living

E PLAN





Edition.

Dual Occupancy with Minimalist Simplicity

Cutting-edge in its contemporary design yet immersed in with luxury in its simplicity, this 4 bedroom, 3 bathroom sun-filled oasis designed by Carmel Homes, is a tour-de-force in innovation and liveable luxury.

This dual townhouse design, each with its own street frontage in this bespoke "Edition." series, reflects its distinguished environment offering stunning design, superior function and a magnificent lifestyle. Superb finishes unify the carefully planned accommodation ranging from American Oak flooring to the extensive use of Carrera marble and dramatic walls of glazing. Open living spaces across 3 areas including an outdoor area provides the entertainer's paradise facilitating a seamless indoor-outdoor lifestyle that is desirably maintenance free.

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*A modern aesthetic and
plentiful natural light* lift
this design above the rest.



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Living Spaces of Dreams

With plenty of glamorous living space, this is the entertainer's dream home. This design form suits so many from the down-sizer given the additional Master bedroom with en-suite on ground floor, to young professionals with plenty of large bedrooms and spaces for a home office given today's lifestyle.



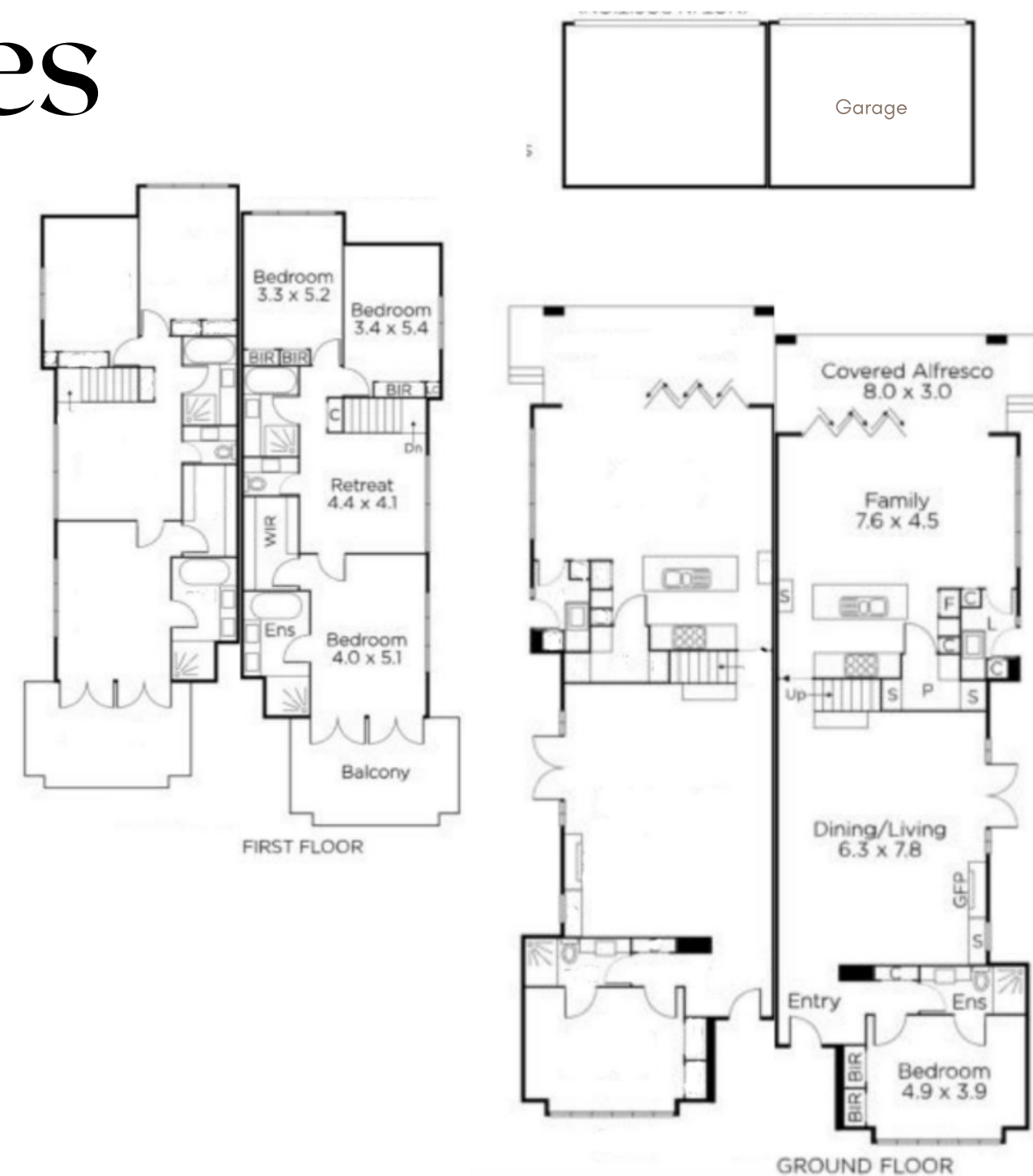
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The Willows

Luxury Townhouses

EACH HOME SIZE	40 square
BEDROOMS	4 bdr
BATHROOMS	3 bath
STYLE	Contemporary
LIVING SPACES	3 Living



The Willows

Luxury Townhouses with a Touch of Home



These compelling town residences of approximately 40 squares each, blend refined design elements with practicality. Capturing northern light, expansive accommodation comprises formal living and dining rooms opening to an alfresco patio and a sensational open-plan family room with marble waterfall islands, two Smeg ovens, walk-in pantries and bi-fold doors opening to an entertaining alfresco area.



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These sumptuous homes include a magnificent first-floor retreat, three generous bedrooms with built in robes upstairs. The master suites are furnished with with walk-robes, stone bench top en suites & access private sun terraces.

Downstairs, a second master holds it's own prestine en suite and built in robes.



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Living spaces that truly
make a house a home...



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Client Testimonials



Adam Joske

REAL ESTATE AGENT
GARY PEER & ASSOCIATES

Jen & Cam

CLIENT
DUAL OCCUPANCY

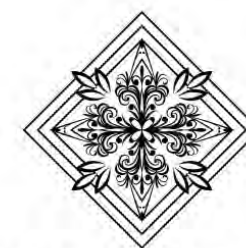
"I enjoyed the creative process, coming up with the initial design and layout for the properties, where we were able to see our vision come to life. I was very satisfied with Carmel Homes' excellent quality drawings and attention to detail. Thanks for all your help from start to finish."

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Featured Projects

Whethere large or small, quality & luxury are always at the forefront of every home built with Carmel Homes.



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Building *luxury custom* homes for
over *30 years...*



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