



BUILDING  
COUNTRY  
HOMES SINCE  
1981

AWARD  
WINNING DESIGN,  
PROFESSIONAL  
SERVICE

SPECIALIST  
FRAMED  
HOME  
BUILDERS

*Experience Counts in the Country*





## WELCOME HOME

The Muresk - warm and inviting yet beautifully spacious. Your family will feel instantly relaxed in this stunning modern country style home.

With four bedrooms and two bathrooms there is space for everyone.

As with all our Avon Designs, the house is split into three distinct zones:

**ADULT'S RETREAT** at one end with large master bedroom, ensuite and walk-in robe, adjacent lounge area and study – the perfect space to relax and unwind.

**FAMILY & GUEST WING** at the opposite end houses the three remaining, generously sized bedrooms all with built in robes, the main bathroom, laundry with walk-in linen and an activity space.

**CENTRAL LIVING AREA** at the heart of this home provides the perfect space for the whole family to come together. The stunning kitchen and scullery make entertaining a breeze and ensure you remain part of the action. Extending your living space even further, the dining area flows seamlessly through to the covered alfresco.

The mix of textures throughout make this home truly standout. From the feature stone stack to timber decking, the mix of claddings to the stone benchtops. You're sure to fall in love with the Muresk.





HOUSE/GARAGE FLOOR AREA: 254.439M<sup>2</sup>  
 ALFRESCO FLOOR AREA: 22.4M<sup>2</sup>  
 LANAI AND VERANDAH AREA: 43.161M<sup>2</sup>





## STANDARD HOME FEATURES

As per Standard Specification and including the following additional features. Please refer to Standard Plan.

### EXTERNAL:

- 1800 wide verandah to front elevation

### BEDROOMS:

- Four large bedrooms with robe recesses to minor bedrooms
- Master bedroom includes walk-in robe (with shelf and hanging rail) and ensuite

### LIVING AREA:

- Huge open-plan family dining room
- Separate lounge
- Activity room
- Study

### KITCHEN:

- Deluxe cooking package
- Large island bench
- Scullery with walk-in pantry

### BATHROOMS AND LAUNDRY:

- Two bathrooms
- Semi-frameless shower screens and slimline mirrors
- Walk-in linen in laundry

## DISPLAY HOME FEATURES

As per Standard Specification and including additional features.

### EXTERNAL:

- COLORBOND® steel roof sheeting, gutters and downpipes
- Scyon Axon cladding to front projection garage and rear elevation
- Scyon Linea cladding to front elevation and sides
- Separate entry and double garage with sectional garage door
- Split verandah with hip ends to front elevation
- Alfresco with moisture resistant plasterboard ceiling
- 1020mm AWO 5G Corinthian front door (price on application)

- Feature stack with stone cladding to front elevation (price on application)
- Awning windows to front elevation
- 3612mm sliding door to alfresco
- Timber posts and beams with gallows brackets to verandah
- Feature timber posts and beam to lanai
- Raked ceiling with paint grade rafters to lanai
- Architraves to windows and doors
- Decking to front elevation (price on application)

### INTERNAL:

- 2710mm ceiling height throughout
- 67mm splayed MDF skirting throughout, except wet areas

### BEDROOMS:

- Slimline mirror wardrobe door system to bedrooms 2, 3 and 4 with one shelf and hanging rail (price on application)

### LIVING AREA:

- Raked ceiling to dining and family room
- Downlights (price on application)
- Wood burning fireplace (price on application)

### KITCHEN:

- 900mm wide breakfast bar benchtop to island bench
- Engineered stone benchtops and shaker doors to kitchen cabinets
- Dishwasher recess

### BATHROOMS AND LAUNDRY:

- Engineered stone benchtops
- Double bowl vanity to ensuite
- Mizu tapware to bathroom sinks and showers
- Double sized shower to ensuite
- Built-in cabinet to laundry

## WHY ROSS SQUIRE HOMES?

### Experience Counts in the Country

#### OUR EXPERIENCE

We have been building framed homes in country Western Australia since 1981.

As a family run business, we are deeply passionate about building quality homes, and of the delivery of great customer service. Over the years, we have developed local knowledge of the areas we build in and are fortunate to have the combined knowledge of our experienced team.

As a result, we have built an enviable reputation in the country for the build quality of our homes and the exemplary customer service we are renowned for.

#### YOUR EXPERIENCE

Building does not have to be stressful. We understand the requirements of building in country WA, and are happy to assist you with help, support and advice every step of the way.

Not only have our New Home Consultants been with Ross Squire Homes for years, they have an intimate understanding of Ross Squire Homes, having built and lived in them.

Unlike other builders, your home consultant will be with you throughout your building journey, and you have direct access to your local area site supervisor, for added peace of mind.

In addition, an inherent advantage of a framed home is the fast build time, allowing you to be in your home sooner when compared to traditional brick and mortar building methods.

#### THEIR EXPERIENCE

We have supplied kit homes and built several thousand framed homes across WA.

We also have many happy, repeat customers. It is humbling to know generations of the same families have trusted us to build their homes.

Visit our website to see what our clients have to say about their experience building with us.



Meliador (WA) Pty Ltd trading as Ross Squire Homes | ABN 76 060 552 445. Builder's Registration Number: 9083

Office: 36 Meliador Way, Midvale WA 6056 | Post: PO Box 1216, Midland WA 6936 | Phone: 9278 3400

Tour our website: [rsh.com.au](http://rsh.com.au)



**MEMBER**  
you're in good hands

