

# HOME DESIGN EXPO 2014



Ferreiras  
*Tile + Bathroom*

*Out of the Ordinary™*



**BLUE HILLS**  
COUNTRY & EQUESTRIAN ESTATE

HOME DESIGN

01



## ▶ ARCHITECT

Louise O Architects

## ▶ BUILDER

Lenrock Construction

## ▶ SPECS

- Total floor area of 954m<sup>2</sup>
- 2x covered patios
- 5x bedrooms en-suite
- 3x garages & staff quarters
- Walk in cold room & pantry
- Mezzanine library
- 3x water features & 2x fireplaces
- Wine room
- Feature Rimflow pool

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01



## HOME DESCRIPTION

**This house has** been designed to maximise the opportunities presented by the beautiful site and the brief of being a showpiece.

Every aspect of the design has been explored, dissected, and deliberately composed to enhance the experience of an ideal living environment. Through the union of deliberate orientation, respect for the external surroundings and use of earthy elements, the final interior and exterior elements of this house have evolved into a series of what can only be called 'outdoor occasions'.

The spacious home has been designed around grand water features which act as courtyards, and broken roofs which act as filtering skylights. Together, these bring the outside inside throughout the home, in a most unusual way. Probably the strongest unique defining element is the roof structure, which is interrupted in various places by a break in the slate covering, exposing the trusses and letting light into the spaces below through glazed gable ends. A similar approach to filtering the light is adopted in the timber screen treatment of the fully double-glazed gable walls.

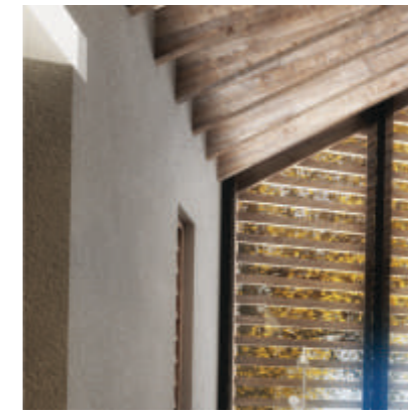
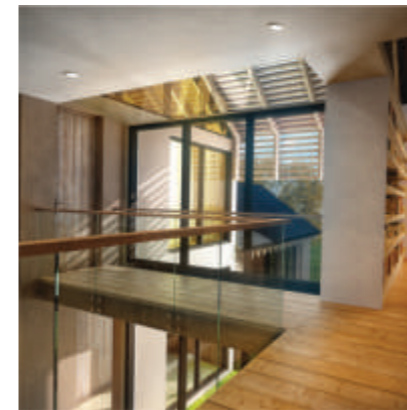
This emphasis on filtered light, combined with the use of timber, bring a sense of tranquillity and comfort, to the well-designed and practical flow of this beautiful home.



▶ EVERY ASPECT OF THE DESIGN HAS BEEN EXPLORED

## INNOVATION & GREEN DESIGN

**Mostly north-facing** double low-e glazed windows, which together create optimal thermal conditions. Spaces designed for cross ventilation. Centralised vacuum system filters the air inside. Water features around all major openings on the ground floor circulate cool air. Large expanses of glass protected by RhinoWood screens. Timber screens and roof pergolas made from 'Rhino Modified Wood'. This is a renewable resource, sustainably grown, requires no maintenance and has zero toxicity. Natural wetland areas to filter water features. Landscape design that considers and works with the natural resources.



▶ A SERIES OF WHAT CAN ONLY BE CALLED OUTDOOR OCCASIONS



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01

## LOUISE O ARCHITECTS

**With over 10 years** of experience in architecture, Louise Osborne of Louise O Architects, has been designing homes, commercial and institutional buildings around the country that rise above the ordinary and aim to achieve uniqueness and relevance at every opportunity. Every project is a process of personalized attention from the first sketch to the final handover. Louise gets involved with every aspect, giving each design and client the attention required to ensure that the final product, as well as all the details along the way, is aligned with what the client originally dreamed of.

The starting point for every design is a holistic understanding of the client's personal requirements and the unique characteristics of the site. Louise combines her fresh, original concepts with up-to-date knowledge of sustainable practices, modern technologies and the latest building materials. The end results being honest homes that graciously hold their own in the physical environment, and buildings that add value to, and enhance, the experience of everyday life.

## LENROCK CONSTRUCTION

**Lenrock Construction has** been building at Waterfall Country Estate since the inception of this side of the estate in 2010. Currently building their 14th house on the estate, Lenrock has built up an exceptional reputation with respect to the quality of their work.

Lenrock is owned and run by Kornel van der Walt, supported by a professional team boasting over 60 years of combined experience, consisting of Quantity Surveyors', Project managers, site foremen and a team of trusted labourers.

Working with esteemed clients, architects and designers they take on the most complicated projects without losing sight of the smallest details. Lenrock's unparalleled management skills, experience of construction issues, and an artisanal enthusiasm for craftsmanship, ensure that they transform your dream successfully into reality.

## CONTACT

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This home was specifically designed to fit into this prestigious lifestyle estate. It conforms to the Blue Hills' uniquely South African style of architecture which embraces "green living" and open space.

For more information on this estate or to arrange an exclusive meeting, please feel free to contact our representative:

**Rob Emmett:**

— 082 882 5087 —



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