



# KANGAROO POINT

**THE USE OF GLAZING ENHANCES ARCHITECTURAL STYLE OF THIS HOME  
MIDCITY WINDOWS UTILISE SLEEK VANTAGE ALUMINIUM SYSTEMS' RANGE OF WINDOWS AND DOORS**



This spectacular home is located in the tiny suburb of Kangaroo Point, situated in Sydney's south. Just off the Georges River, this home boasts stunning river views and a serene environment.

The brief for the build of this home was to ensure the most was made of the view whilst creating an energy efficient project. Builders Alkira Homes were given the daunting task of ensuring the clients' brief and ideas came to life.

The home was to be sleek, modern and crisp, utilise neutral colours and strong clean edges. The clients desired a minimalistic home and wanted to frame the view as the focal point.

As the home is located in the south of Sydney and very exposed to the Georges River facing due east, glazing product selection was critical to ensuring a comfortable, functional living space was created in this home.

Alkira Homes realised very early on that high quality, durable window and door systems were going to be heavily relied on throughout this project to ensure the view was captured

inside the home. With much research and deliberation, the Vantage Aluminium Joinery range of products were decided upon as the ideal systems for the project.

Local aluminium window and door manufacturer MidCity Windows were chosen to supply the numerous aluminium windows and doors and framing for this home due to their experience and expertise in the industry.

MidCity Windows worked closely with Alkira Homes in the design stage of this project to ensure the perfect glazing solution for the clients.

The clients' brief was to ensure all the aluminium window systems complemented the architectural design and open plan layout of the project.

It was important that all aluminium window and door systems would withstand high wind and water exposure conditions but harmoniously



*Vantage Aluminium Joinery Series 546 Designer Series Bi-Fold Window:*

- Successfully water tested at 300Pa.
- A mitred frame matches the other Designer Series range of aluminium windows and doors.
- Custom injection moulded flush bolt blocks and flush bolt guides remove the need for expensive and unsightly shims and aluminium angles.
- Custom hinges wrap around the window stile and jamb removing the need for notching and shimming. These custom components dramatically improve the appearance.
- Bi-fold windows are supported on dual or quad rollers running on heavy duty dual bottom rails.
- For coastal locations we recommend that you use the 316 stainless steel roller cowl.
- ANDO™, MIRO™ or ICON™ key and non-key bolt activators are the recommended method of securing bi-fold panels in the closed position.

offer sleek aesthetic styling to complement the design of the residence.

An innovative system was utilised in the project; a Vantage Series 546 Bi-Fold Window into the kitchen. This addition ensured added functionality to the outdoor entertainment area.

Vantage Series 618 large stacking doors were used to connect the internal living spaces with the outdoors, enhancing the living and entertainment areas.

Louvre windows were also incorporated into this project throughout the bedrooms and bathrooms. The inclusion of louvre windows resulted in a reduction in the cooling load. With the assistance of MidCity Windows, the placement of these windows also ensured exceptional

crossflow ventilation for the home to ensure maximum internal comfort levels.

As the home is located so close to the water, all of the aluminium windows and doors throughout were finished in Dulux Duratec to ensure longevity in marine environments. ICON™ 316 marine grade stainless steel hardware was also used throughout the house to prevent weathering.

As the home faces due east, it receives early morning sun, so the use of low-E glass helped to ensure the home maintains a constant comfortable temperature throughout the day, year round.

Alkira Homes alongside MidCity Windows selected products throughout the home to ensure all relevant energy efficiency requirements were met.



MidCity Windows are completely focused towards making the supply of windows and doors easy. MidCity will provide you with technical advice, design expertise and quality workmanship to ensure the highest quality products for your project. MidCity Windows focus on achieving outstanding solutions for your project without compromise.

**NEED MORE INFORMATION?**  
For the latest technical information regarding the Series 546 Bi-Fold Window or other Vantage products, visit our website:  
[www.vantagealuminium.com.au](http://www.vantagealuminium.com.au)

**2D & 3D CAD FILES AVAILABLE**  
Download the Vantage Series 546 Bi-Fold Window CAD & Revit 3D files to use in your projects from the SpecifyAWS website:  
[www.specifyaws.com.au](http://www.specifyaws.com.au)



**ARCHITECTURAL WINDOW SYSTEMS**  
76-78 JEDDA RD, PRESTONS, NSW 2170  
P: 02 8783 7611 | F: 02 8783 7633  
[WWW.AWSAUSTRALIA.COM.AU](http://WWW.AWSAUSTRALIA.COM.AU)  
[TECHSUPPORT@AWSAUSTRALIA.COM.AU](mailto:TECHSUPPORT@AWSAUSTRALIA.COM.AU)