



CLEVELAND HOUSE

**WHERE HOME AND HORIZON
MEET AS ONE**

A literal stones-throw from the deep, blue waters of Moreton Bay, Cleveland House is nothing short of an ocean lover's paradise. In every minute detail of this beautiful home, the owners' desire to maintain perfect harmony with their natural surrounds is abundantly evident. But with such a glorious location comes an equal and opposite amount of Queensland weather extremes. Products which can endure harsh conditions and maintain a level of comfort across every season were key to the success of this ambitious build.

The expert team at Bretts Architectural Window Solutions was consulted to find the ideal mix of windows and doors. Because the owners wanted the option for indoor or outdoor living, depending on the climate, AWS Elevate 411 ViewMASTER™ Bifolds were used in the kitchen and informal living area. In contrast, full-width AWS 704 SlideMASTER™ Doors were chosen for the upper-level bedrooms due to their ability to be screened and left partially open for ventilation. To prevent damage from the high tides which lap at the lower level, the deck required the installation of water-resistant sub-sills.

AWS | PROJECT FEATURE

Energy assessment requirements were met by incorporating Sunergy Neutral glazing throughout the entire home, except for the luxurious spa room which uses double-glazed 24mm IGU. In order to achieve ultimate airflow and temperature control, the dwelling also features Breezway powerlouvres at every elevation and anodised aluminium blades in the clerestory louvres.

At completion of this stunning addition to the Cleveland landscape, the home went to receive a Highly Commended at the coveted AWA Design Awards 2016, Best Use of Windows & Doors: Residential, in the New Construction Over \$500,000 category. It's a great outcome for all involved, and a testament to the vision of the owners – people whose determination to create a home which unites both the elements and the needs of modern living has been realised to perfection.

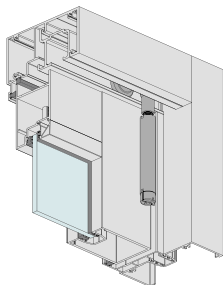


Architect: Sprout Architects. Builder: Healey Homes. Photography: Angus Martin Photography



For more information, visit:
elevatetaluminium.com.au

ELEVATE™ SERIES 411 VIEWMASTER™ BI-FOLD DOOR (TOP HUNG)



- × Series 411 Bi-fold door (top hung) has been designed to accept the 50mm thick heavy duty Series 50 and 52 doors.
- × Bi-fold doors are hung on Centor™ twin stainless steel bearing rollers running in heavy duty dual overhead tracks.
- × This bi-fold door can be manufactured with compliant panels up to 3000mm high.
- × The standard E2 rollers on our bi-fold doors will carry door panels up to 40kg.
- × Heavy duty E3 will carry bi-fold door panels up to 80kg.
- × Our bi-fold doors have been successfully tested to resist 450Pa water and are suitable for air conditioned buildings when weather resisting sill is used.
- × Bi-fold doors can be configured to incorporate single or double entry doors so access can be achieved without opening the whole unit.

bretts
architectural window solutions

Bretts Architectural Window Solutions draws on the experience and knowledge built up over almost 100 years to offer customers comprehensive advice on any aluminium window and door combination your project requires. While flexible enough to diversify where necessary, Bretts stick rigidly to values that reflect the importance of tradition, quality and family.

2D & 3D CAD Files Available | Download from specifyaws.com.au to use in your projects.

For more information on this and the rest of the Elevate™ range: elevatetaluminium.com.au

