



## DURAL HOUSE

📍 TREE-MENDOUS VIEWS

There is nothing 'ordinary' about this home, expansive windows and doors connect the indoors to its breathtaking views. Situated on a sloping site in the suburb of Dural, it is a home of innovation and architectural design. With four bedrooms, ensuites, walk in robes, cellar, gymnasium and a 8 car garage for the avid car collector.

The design considers sustainability where possible to reduce energy usage and maximise the use of the sun to warm the home naturally during winter.

Bedrooms faced north, sashless double hung windows were used to take advantage of the natural light. The main living areas to the rear of the property faced south, the designer capitalised on the elevated ceiling/roof line to allow for three levels of glazing around the perimeter of the room.

## **AWS** | PROJECT FEATURE

At ground level the Series 618 MAGNUM™ Sliding Doors, at secondary level motorised louvres and above those are Series 424 double glazed fixed highlights.

This brings a sense of openness to the home, cross ventilation, increased natural light and creates uninterrupted views of the surrounding woodlands.

Series 424 double glazed large, fixed picture windows have also been used at the front door, the gym, bathroom and down the hall to let natural light enter the home seamlessly. While an internal expansive pivot door has deliberately been used in the cellar as a statement piece.

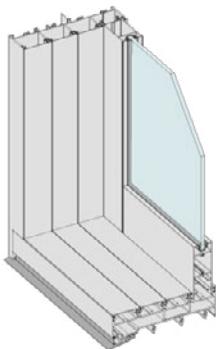
The home has many outstanding features, whilst the earthy colour palette including the Monument window and door frame gives a warm and inviting feeling to the space.

Overall, the home feels like a getaway, where you can sit back, relax and enjoy the view.



For the full gallery, visit: [awsaustralia.com.au/vantage](http://awsaustralia.com.au/vantage)

Architect: Distinct Innovations Pty Ltd. Designer/Builder: Luke Van Jour. Photographer: Digital 1



### **AWS** SERIES 618 MAGNUM™ SLIDING DOOR

- × Stacking sliding door with 2, 3 and 4 panel configurations or bi-parting doors up to 8 panels with dedicated cavity sliding option.
  - × Flat sill design allows the door frame to be fully recessed into the floor for the ultimate finish.
  - × The 33mm thick stiles are ideal for extra-large doors (up to 3000mm) in high wind load areas.
  - × High water resistance of 300Pa standard sill and 660Pa for a cyclone sill.
- Maximum Panel Height: 3000mm  
Maximum Panel Width: 2000mm  
Maximum Glass Thickness: ≤24mm  
SHGC Range: 0.22 - 0.67  
Uw Range: 3.0 - 6.2



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