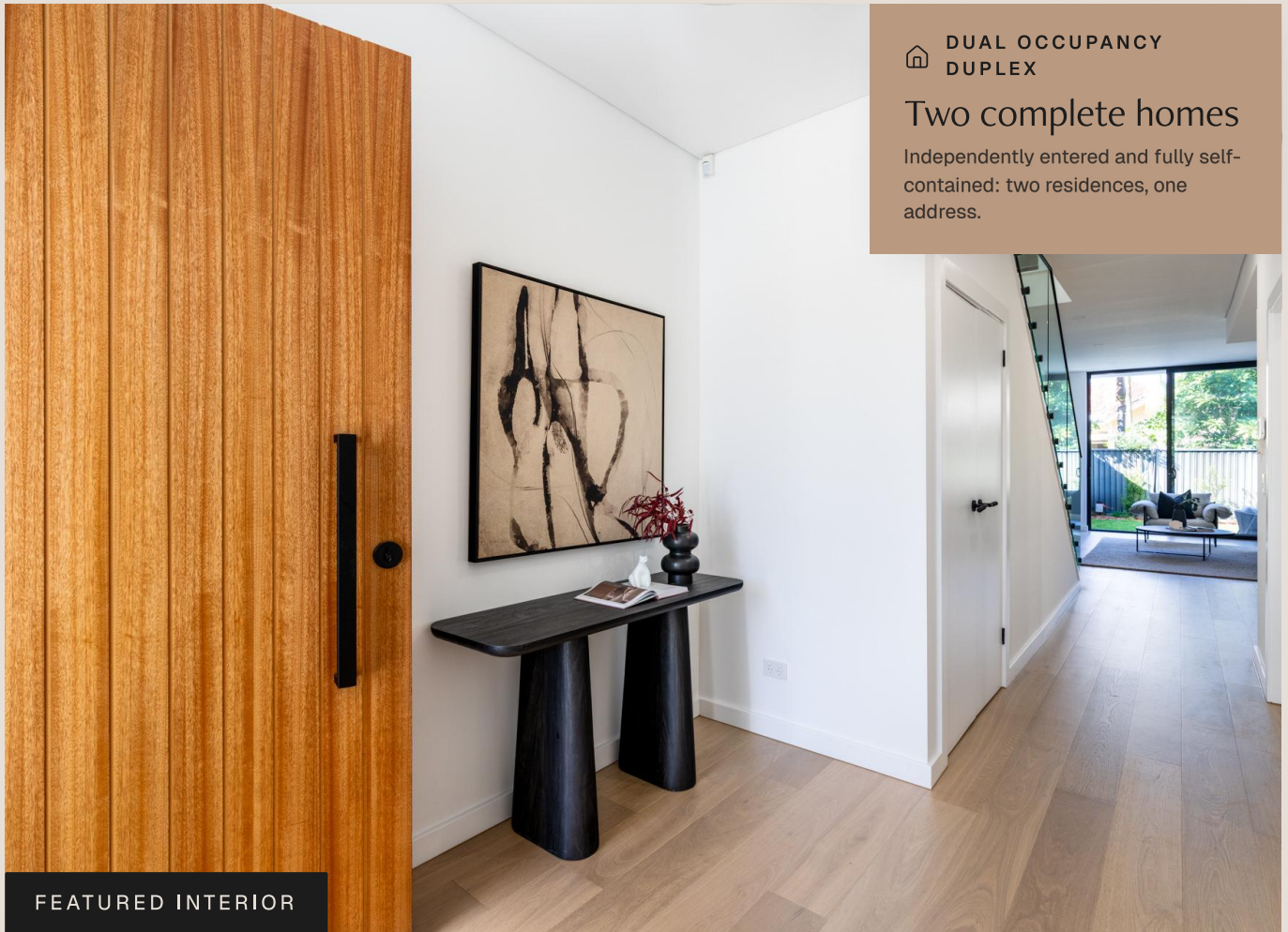


DUAL OCCUPANCY
DUPLEX

Two complete homes

Independently entered and fully self-contained: two residences, one address.



FEATURED INTERIOR

THE TRADITIONAL DUPLEX COLLECTION

The *Baronbali*

DUAL OCCUPANCY DUPLEX • 15.2M × 33M LOT

The Baronbali is a duplex of profound elegance and commanding symmetry, where two masterfully resolved residences unite beneath a single architectural vision of rare and lasting distinction. Open-plan living and dining spaces of genuine grandeur flow effortlessly to private alfresco sanctuaries, while the first floor ascends to sunrooms, generous bedroom retreats, luxurious ensuites, and a full-width balcony that elevates the everyday into something truly extraordinary. Each residence is wholly sovereign, privately entered, completely self-contained, and resolved with an intelligence and intention that is felt in every proportion and every carefully considered space. The Baronbali does not simply present well from the street; it arrests attention, holds it, and leaves an impression that endures.



5

BEDROOMS



3

BATHROOMS



1

CAR SPACES

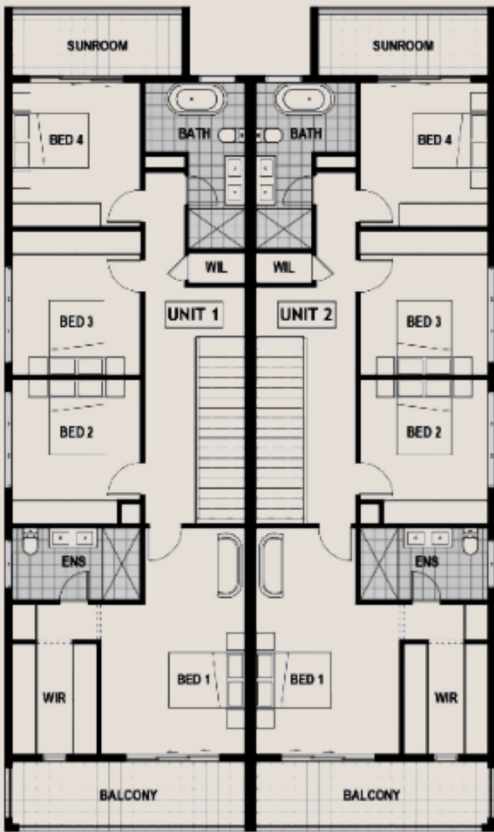
551.75^{m²}

TOTAL AREA

Ground Floor



First Floor



MEASUREMENTS

House width	12.31 m
House depth	25.46 m
Min. lot width	15.2 m
Min. lot depth	33 m
Total area	551.75 m ²

ABOUT THIS PLAN

Two independently entered, fully self-contained residences across two storeys, open-plan living below, private bedroom retreats above. Like every Meadan home, fully customisable at the design stage to suit your block and lifestyle.

DWELLINGS	STOREYS
2	Two storey
BEDROOMS	BATHROOMS
5	3

MAKE IT YOURS

A starting point, *not a fixed plan.*

Every Meadan home is fully customisable. The Baronbali is a considered base design, from here we partner with you to shape it around your block, your lifestyle and your budget.

HOW CUSTOMISING WORKS

01**Start with the brief**

Sit down with our team to talk through how you live, then shape the design around your land, lifestyle and budget.

02**Choose your facade**

Select from the signature frontages for this collection on the back page, or work with us to design your own.

03**Adjust the layout**

Add a fifth bedroom, extend the alfresco, reconfigure living zones or reverse the plan to suit your orientation.

04**Curate the finishes**

Work through kitchen, bathroom, flooring and material selections with us in the Castle Hill showroom.

FACADE OPTIONS

Choose your *frontage*.

The Baronbali is offered in five signature facades: Modern, Mediterranean, Classic, French Provincial and Coastal, each fully customisable to suit your street.

**MODERN**

Rendered cubic forms, black-framed glazing and a flat roofline.

**MEDITERRANEAN**

Curved render, natural stone and graceful arched windows.

**CLASSIC**

Gabled rooflines with mixed brick and crisp white detailing.

**FRENCH PROVINCIAL**

Soft render, iron balustrades and elegant arched openings.

**COASTAL**

White weatherboard gables, curved balcony and stone detailing.

— TRADITIONAL DUPLEX COLLECTION

Book a Design Consultation

We'll partner with you from the very beginning, providing clear communication and expert guidance at every stage. Talk to us about your ideas and discover how we can bring your vision for your home to life.

CALL

1300 780 623

ONLINE

meadhanhomes.com.au



SCAN FOR THIS DESIGN

LICENSED BUILDER #264398C • HIA MEMBER #613377 •

INDICATIVE ONLY • SUBJECT TO FINAL DESIGN & ENGINEERING

All imagery, renders, floorplans and finishes are indicative and for illustrative purposes only. They may show fixtures, finishes, furniture, landscaping and upgrade items not included in the standard build. Dimensions and areas are approximate and subject to final design, engineering and council approval. Not to scale. Meadan Homes reserves the right to alter specifications without notice.