

"Where they never have trouble, at least very few," is what this double-storey design where north is to the backyard, ensures.

The design encompasses four bedrooms with an accessible bathroom on the ground floor. Large bifold doors opening onto north private yard, and high lounge ceiling creates a sense of spaciousness and a light-filled core. Upstairs bedrooms enjoy access to a large balcony on the street front, where the summer breezes are captured and funnelled into the house.

Welcome to another of our 9 star range -

Solar Sollew



ENVIRONMENTAL FEATURES

1) 9 Star House Energy Efficiency (~1/10 of the average energy to heat & cool)

- House layout and clerestory windows combine to bring sunlight deep into all living spaces
- Eaves designed to let in the winter sun, and keep out the summer rays
- Double glazed low emissivity coated casement windows & bi-folds to maximise ventilation
- Thermal mass provided by tiled/polished concrete floor and recycled & bagged reverse brick veneer walls to store the heat in winter and cool in summer
- Highly insulated, tight building fabric
- Solar hot water system with instantaneous gas boost
- Louver vents to all exhaust fans (eliminates unwanted air leaks)
- Reversible ceiling fans to provide summer cooling
- LED and compact fluorescent lighting throughout
- Greenswitch to turn off standby loads
- 2.0 kW grid interactive Photovoltaic system

2) Efficient use of water (~1/3 average mains water use)

- Rainwater collected from entire roof via a charged filtered system
- Rounded gutters to enhance self cleaning
- Min. 5000 litre Rainwater tank to run laundry, flush toilets, & water garden. Mains backup
- Redwater valves to direct 'cold' hot water, normally wasted, to the watertank
- Water efficient tapware throughout; 7.5 litre per minute shower roses; & 3/4.5 litre flush toilets
- Greywater plumbing kept separate from sewer for future pickup
- Nylex greywater gravity diversion system to underground garden distribution (optional)

3) Low Impact Material Selection

- Low Embodied Energy Concrete floor made from Ecoblend concrete (60% cement replacement) with recycled aggregate and recycled steel
- Plantation hoop pine timber windows, with recycled Karri door frames
- FSC certified, Plantation or Salvaged timber used throughout
- Recycled content (70%) insulation
- Ekodeck bamboo decking and ramps
- Recycled brick to reverse brick veneer internal walls
- Low Embodied energy, low maintenance cladding materials- Rough sawn battens, Easy lap panel and Colorbond sheeting

4) Health Benefits

- Zero VOC (Volatile Organic Compounds) paint throughout
- E0 (minimal formaldehyde off-gassing) cabinetry and trims throughout
- Bamboo flooring in bedrooms
- Easy to clean surfaces in living spaces throughout
- Warm & bright with excellent ventilation when required

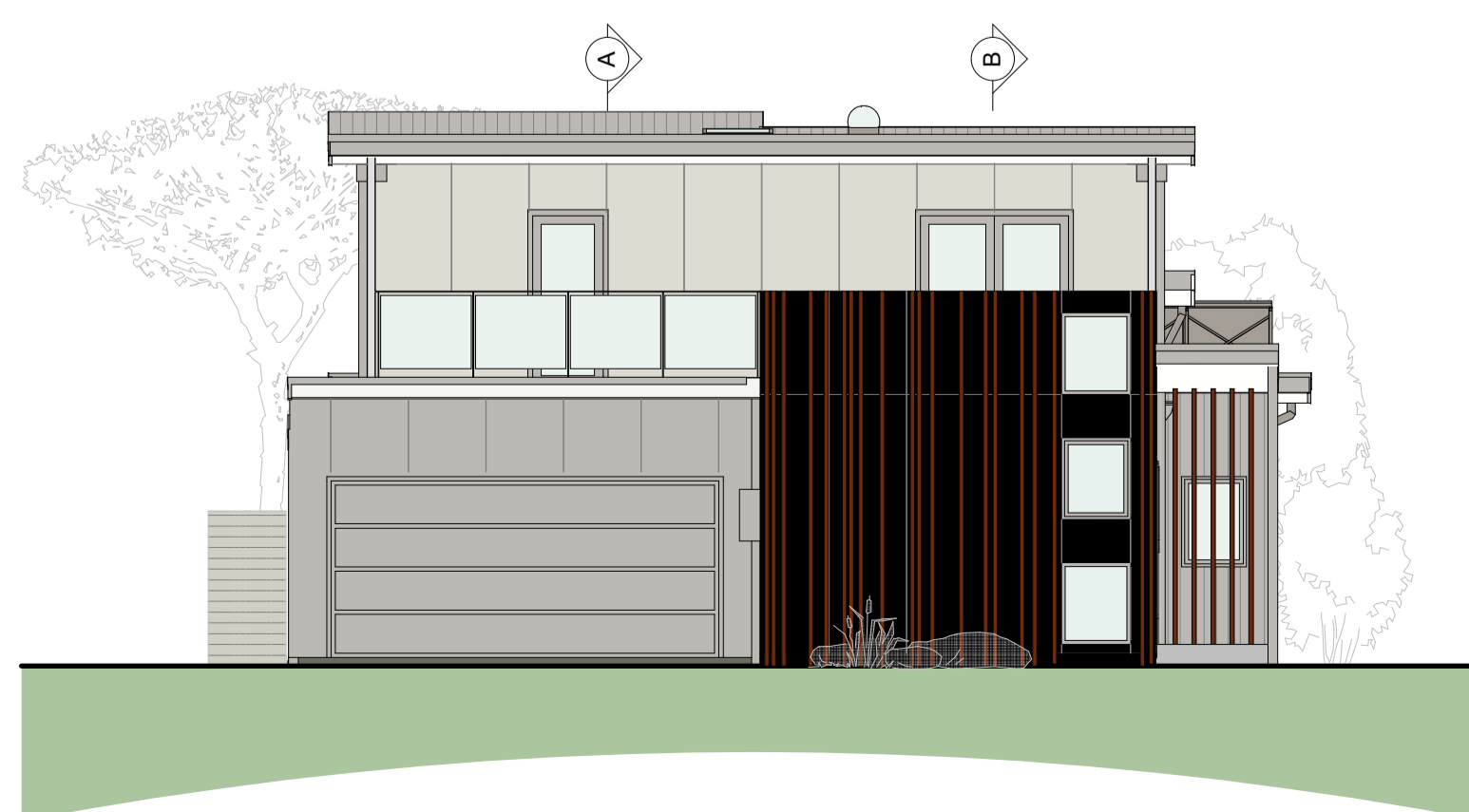


Areas	
Floor Area	200m ²
Garage Area	40m ²
Deck	25m ²
Block min. dimension 12.5m x 30m	



**Positive
Footprints
9 Star Series**

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