

New Ormond

Setting
The
New
Standard

245
Grange
Road
Ormond

Welcome to
New Ormond

An eye for innovation. Attention to livable detail. Spaces tailored to each site. At Sloane, we have a proven reputation for creating vibrant environments that speak to the specific needs of residents.

When considering how to meld high-end living with enduring design in Ormond, the project was close to my heart. As a proud local, I have seen firsthand how the suburb has evolved, adapted and changed over time. It was crucial to me to create a residential address that captured its unique charm, energy and character.

Offering far more than a simple place to hang your hat at the end of the day, the townhouses at New Ormond invite residents to set up a home, grow a family, and enjoy a connected urban lifestyle in Melbourne.

Surrounded by an array of public parks, cycling paths, cafés, dining and retail options, New Ormond is a timely addition to a colourful and established community. We welcome you to join us in establishing the new standard for townhouse living.

Adam Sloane
Director
Sloane





New Perspective

New Ormond sits within easy reach of the city but exchanges congested streets for leafy surrounds. Enveloped by greenery, this collection of seven spacious townhouses is the considered outcome of a creative collaboration between Sloane, Megowan Architectural and John Patrick Landscaping.



External Facade — Artist Impression

Each home is warm, secure and inviting. Abundant natural light, flexible open plan layouts and secluded outdoor courtyards create an air of easy luxury. Family-sized proportions, parking for two cars within a private lock-up garage and north-facing living spaces complete the picture.

The open plan design enables residents to expand and transform each space for entertaining. Vertical gardens bring the outside world in; careful planting provides a vibrant sense of connection to the surrounding parklands. Upstairs, three large bedrooms allow room for families to grow and living arrangements to evolve.

An unhurried, peaceful lifestyle is assured. A material palette of robust Australian timber and resilient natural stone ensures each home retains a connection to its unique site and context. Fittings and fixtures can be readily adapted to residents' needs and tastes.

Rising above and beyond what's expected, New Ormond offers an enviable lifestyle for those seeking both natural surroundings and proximity to the city.



Outdoor Living Space — Artist Impression

New Light

The ample volume of light and space within each New Ormond townhouse encourages residents to make the most of time spent at home. In every direction, large windows let in natural daylight, reinforcing a connection to the outdoors. Designed to be both private and open, the living spaces allow plenty of room to spread out and entertain guests.



Indoor & Outdoor Living Space — Artist Impression

Being one with nature was a key inspiration for the design. Open plan kitchen areas and oversized living rooms flow through to the leafy green expanse of your own private courtyard. The balance between indoor and outdoor living spaces reflects the modern Australian attitude – relaxed yet refined. A warm material palette provides pops of colour and texture while Australian timber features add unique character.



Kitchen — Artist Impression



Dining Area — Artist Impression



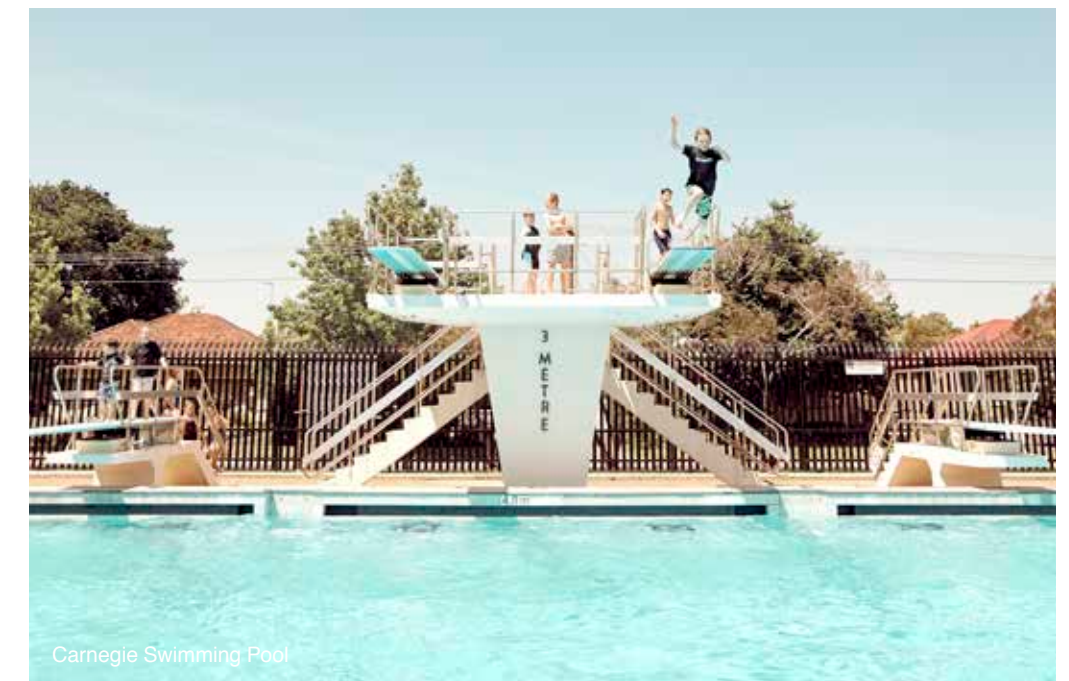
Custom storage ensures residents have enough space for today and tomorrow. Walk-in pantries add European flair while under-stairs storage creates functionality in an often overlooked space. Floating bathroom vanities, timber grain detailing and dark chrome tap-wear blend style and durability.

Ormond is a suburb rich in character, history and charm. Established in 1870, it has evolved to become one of Melbourne's most sought-after neighbourhoods. Much lauded for its picturesque tree-lined streets and public green spaces, it has emerged as the new kid on the block in Melbourne's property market.

Locals enjoy a laidback lifestyle with a wealth of cafés, restaurants, bars, shops, parks and sporting facilities at their doorstep. Ormond's local shopping village is home to more than 200 businesses, including specialist stores and services, and brings the community together for the Ormond Healthy Living Twilight Festival every November. Beach lovers are spoilt for choice with beautiful Port Phillip Bay and some of Melbourne's most breathtaking beaches nearby.

Located just 25 minutes' south-east of Melbourne's CBD, Ormond is well-serviced by public transport and easily accessible from main roads. Defined by its sense of community and family-orientated amenities, it combines urban living with authentic connection. In Ormond, feeling like a local is part of everyday life.

New Kids On The Block



Ormond is bursting with colour, flavour and personality. Quirky cafes such as Left Field and Mr Brightside serve some of the city's best flat whites and creative all-day breakfasts. Local wine bars such as Blue Tongue and Milton provide a cosy place to unwind after work while live music venue On Top offers conclusive proof that rooftops bars exist outside Melbourne's CBD.



The Bar Royal



Woolworths Carnegie



Ormond Train Station



Left Field

New Leaf

Picture-perfect parklands are dotted throughout Ormond along with award-winning sporting and recreational facilities. In every direction, there are reasons to enjoy the outdoors and embrace an active lifestyle. An intricate network of foot and bicycle paths connects each vibrant green space.

Joyce Park is home to Box Cottage, a faithful reproduction of a small pioneer cottage dating back to the 1840s. The park is a drawcard for young families due to the sheltered barbeque facilities and off-leash dog areas. A short stroll away, Booran Reserve provides an immersive play space for children featuring a giant climbing dome, water play area, bird's nest swing, in-ground trampolines, dual flying fox and two-tiered sandpit.



Joyce Park

The lush EE Gunn Reserve is home to Ormond Amateur Football Club, Ormond Tennis Club and Ormond Cricket Club. Nearby, Duncan Mackinnon Reserve contains one of Victoria's best athletics tracks and a range of fitness stations.



Packer Park Velodrome

New Ormond is only moments to top-tier private school Kilvington Grammar and just a short walk to some highly regarded public schools including Ormond Primary, McKinnon Primary, South Caulfield Primary and McKinnon Secondary College. In addition, highly regarded/globally recognised Monash University (Caulfield Campus) is just down the road.



New School

Several primary schools are located within close proximity to New Ormond



New Ideas

New Ormond comes to you from a multi-award winning design team. Property developer Sloane in collaboration with Megowan Architectural and John Patrick Landscaping have created well-balanced and forward-thinking homes that set a new standard for townhouse living. Their combined vision to create a vibrant new residential development in up-and-coming Ormond has resulted in a flexible, family-friendly collection of homes.

Sloane Property

At Sloane, we believe that successful property development is all about detail, personality and striking a balance between form and function. Specialising in townhouse developments, we seek to deliver well-considered homes that evolve in response to residents' changing needs and preferences. From acquisition and design through to construction and completion, we deliver our projects with the belief that the impact of our work matters.

Megowan Architectural

Megowan Architectural is a Melbourne-based architecture and interior design studio with a reputation for skilfully and successfully delivering out-of-the-box projects. Driven less by a singular style than by a unwavering commitment to the specifics of each project, our team has won multiple design awards at both state and national levels. We take a holistic approach to the design process, grounded in a firm focus on flexible internal and external layouts.

John Patrick Landscaping

At John Patrick Landscaping, we treat each residential project as individual and unique, with its own site-specific challenges and demands. Our Melbourne-based practice undertakes a broad range of projects in both landscape design and management. We aim to seamlessly connect internal spaces to the external environment and find the right balance between maintaining privacy and embracing openness.





Outdoor Living Space — Artist Impression



“New Ormond achieves the ideal balance of comfort and sophistication. An elegant aesthetic is paired with a flexible, highly effective layout.”

Christopher Megowan
Director, Megowan Architectural

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Design by Self-titled



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Christopher Megowan
Director, Megowan Architectural

New Chapter