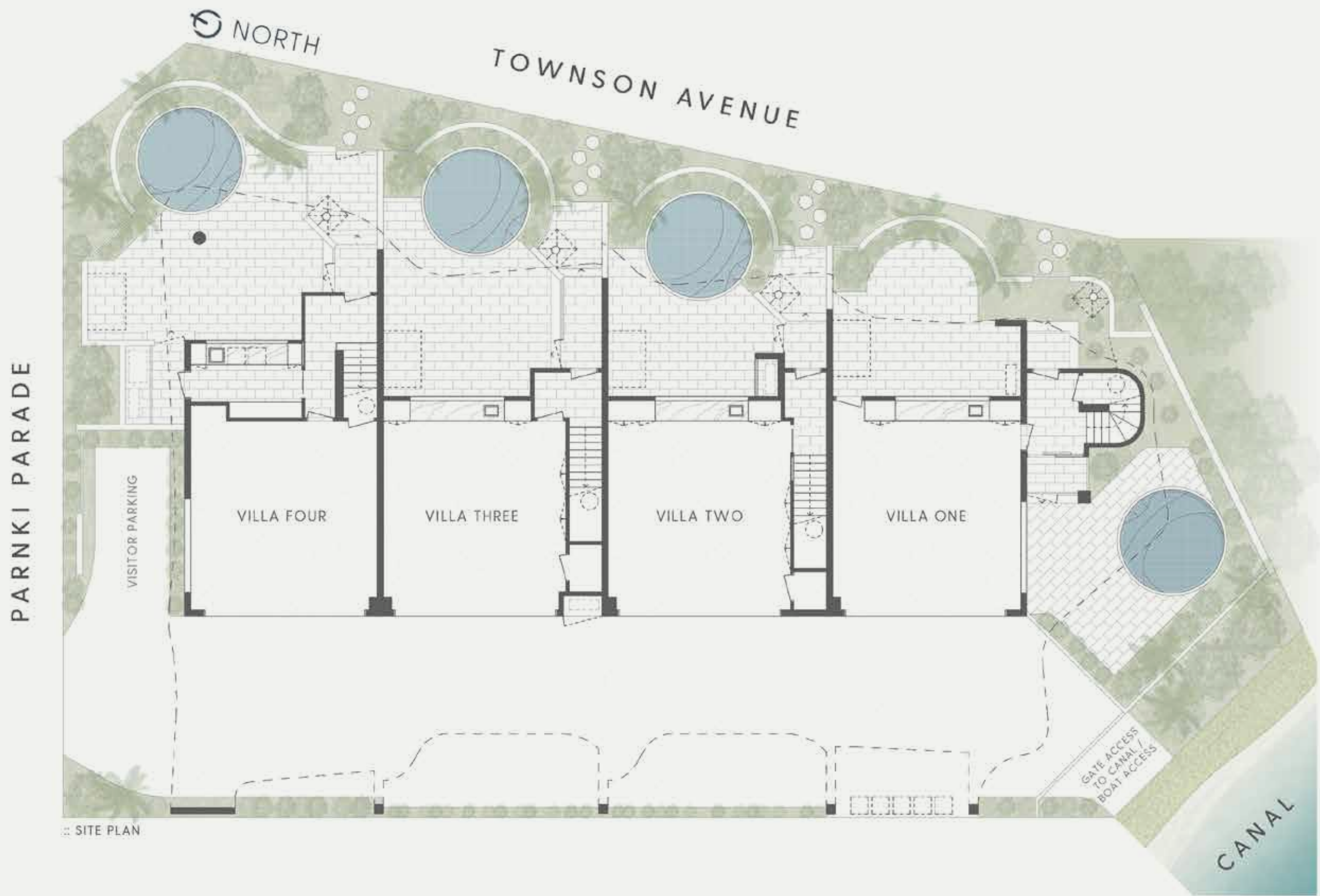


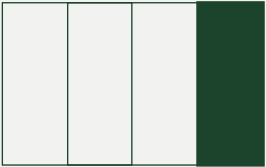


AYRE

PALM BEACH

SITE PLAN



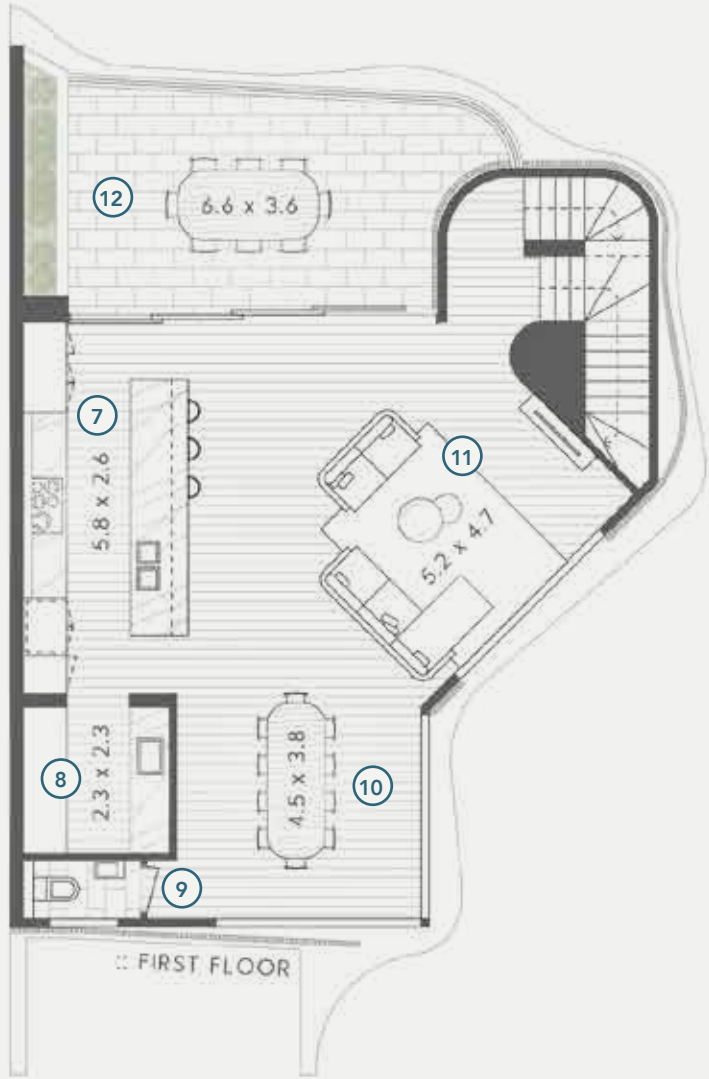


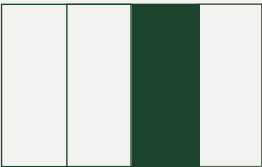
VILLA 1

345m2
3 Bedroom + Study
2 Bath + Powder
2 Car

- 1. Gated Entry
- 2. Beach Shower
- 3. Front Courtyard
- 4. Rear Courtyard & Pool
- 5. Laundry & Store
- 6. Garage
- 7. Kitchen
- 8. Walk In Pantry
- 9. Powder Room
- 10. Dining
- 11. Living
- 12. Balcony / Alfresco
- 13. Study
- 14. Master Bedroom
- 15. Master WIR
- 16. Master Ensuite
- 17. Linen / Storage
- 18. Bathroom
- 19. Bedroom 2
- 20. Bedroom 3

AYRE, PALM BEACH

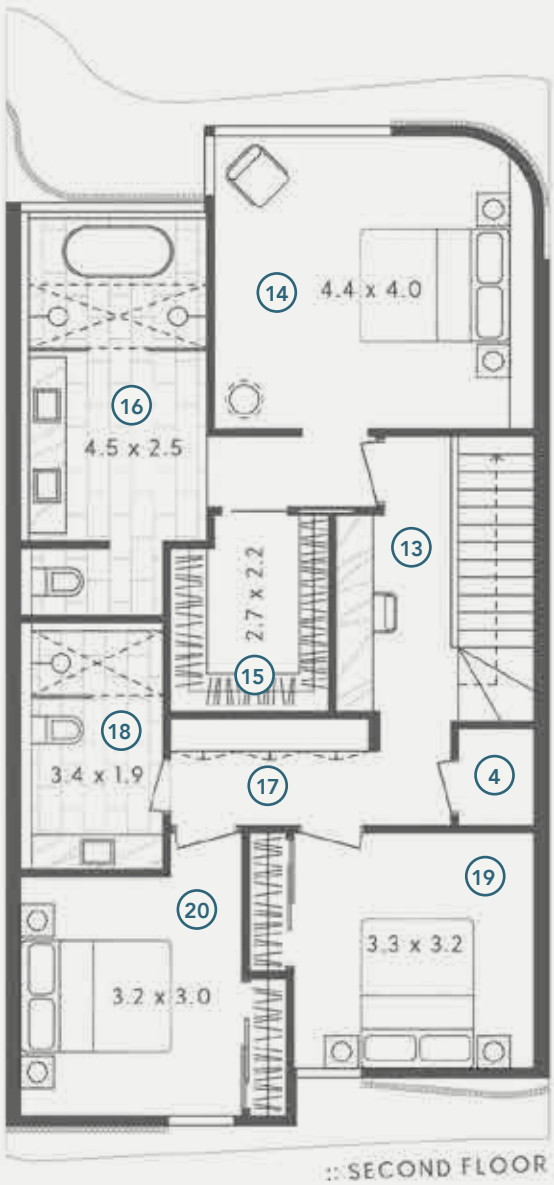
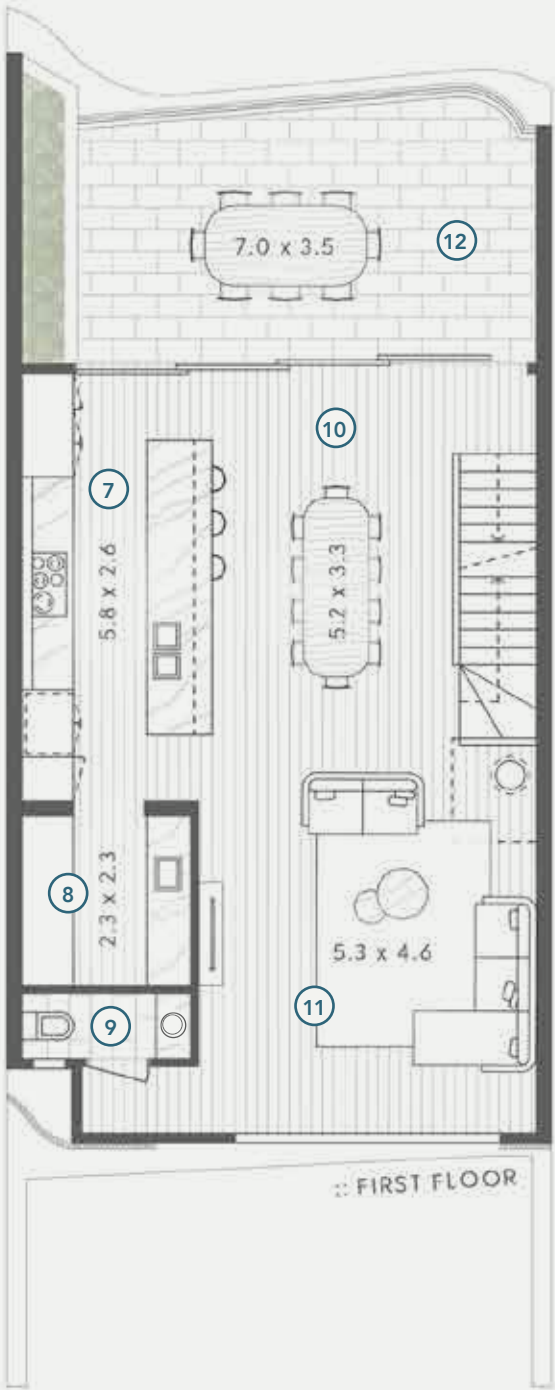
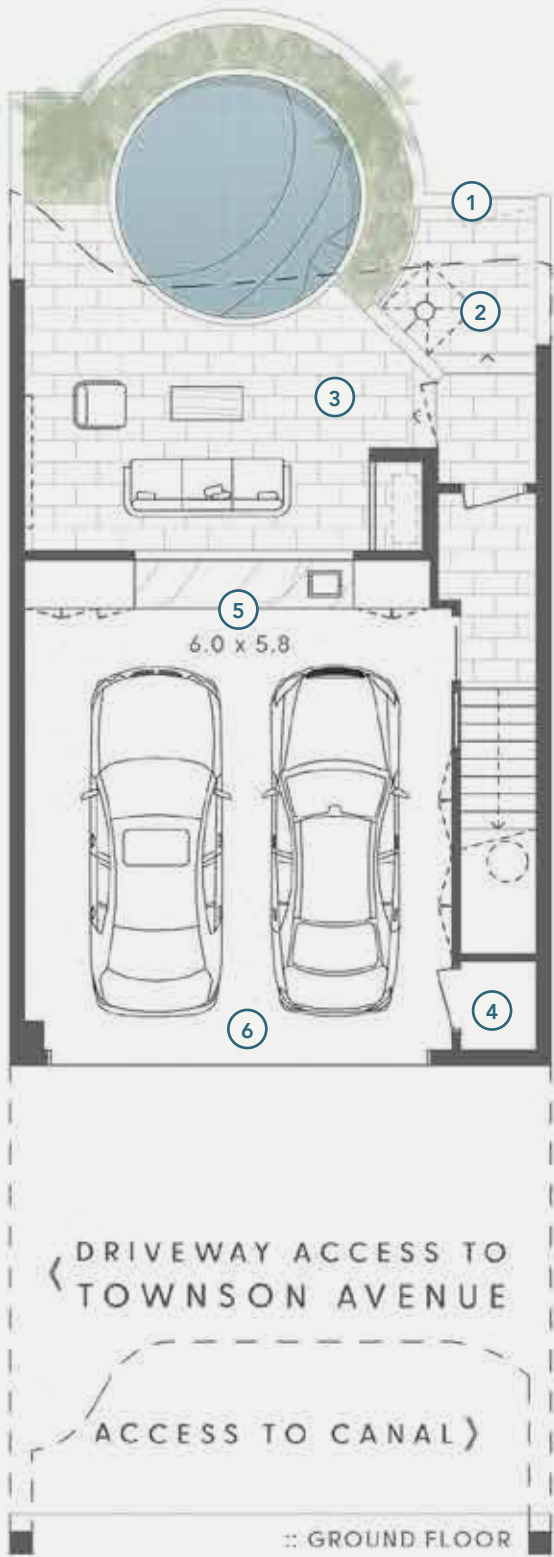


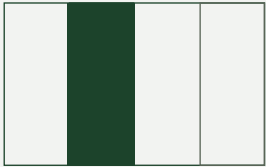


VILLA 2

284m2
3 Bedroom + Study
2 Bath + Powder
2 Car

- 1. Gated Entry
- 2. Beach Shower
- 3. Front Courtyard & Pool
- 4. Store / Future Lift Position
- 5. Laundry & Store
- 6. Garage
- 7. Kitchen
- 8. Walk In Pantry
- 9. Powder Room
- 10. Dining
- 11. Living
- 12. Balcony / Alfresco
- 13. Study
- 14. Master Bedroom
- 15. Master WIR
- 16. Master Ensuite
- 17. Linen / Storage
- 18. Bathroom
- 19. Bedroom 2
- 20. Bedroom 3



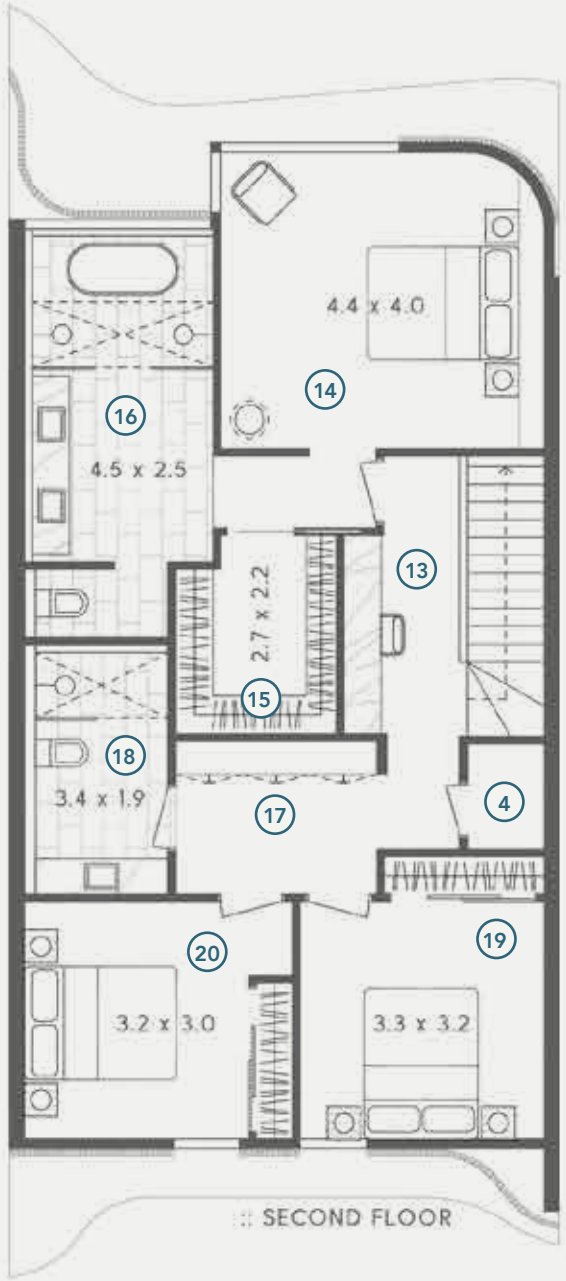
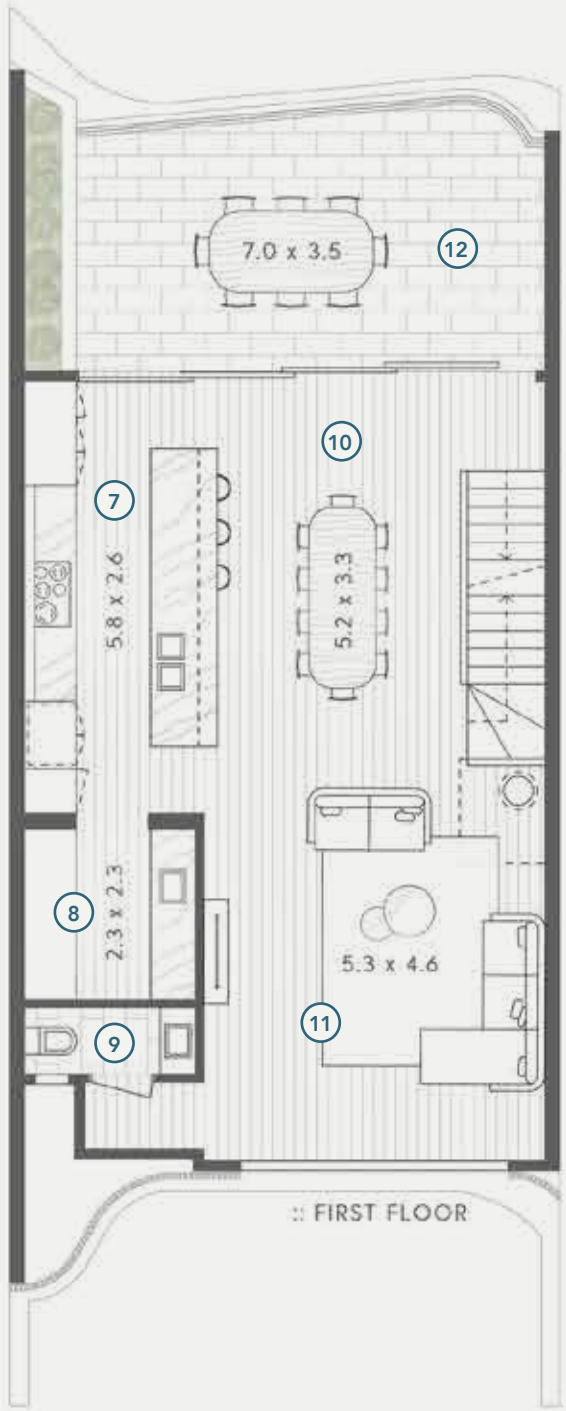
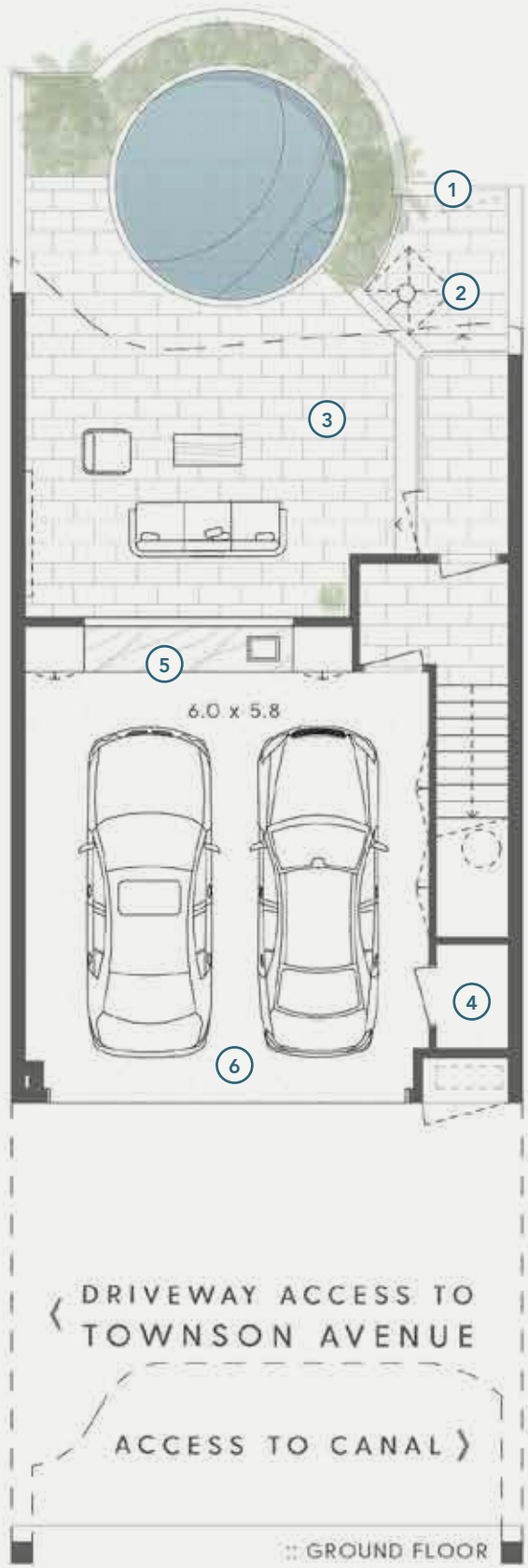


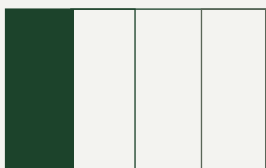
VILLA 3

295m2
3 Bedroom + Study
2 Bath + Powder
2 Car

- 1. Gated Entry
- 2. Beach Shower
- 3. Front Courtyard & Pool
- 4. Store / Future Lift Position
- 5. Laundry & Store
- 6. Garage
- 7. Kitchen
- 8. Walk In Pantry
- 9. Powder Room
- 10. Dining
- 11. Living
- 12. Balcony / Alfresco
- 13. Study
- 14. Master Bedroom
- 15. Master WIR
- 16. Master Ensuite
- 17. Linen / Storage
- 18. Bathroom
- 19. Bedroom 2
- 20. Bedroom 3

AYRE, PALM BEACH



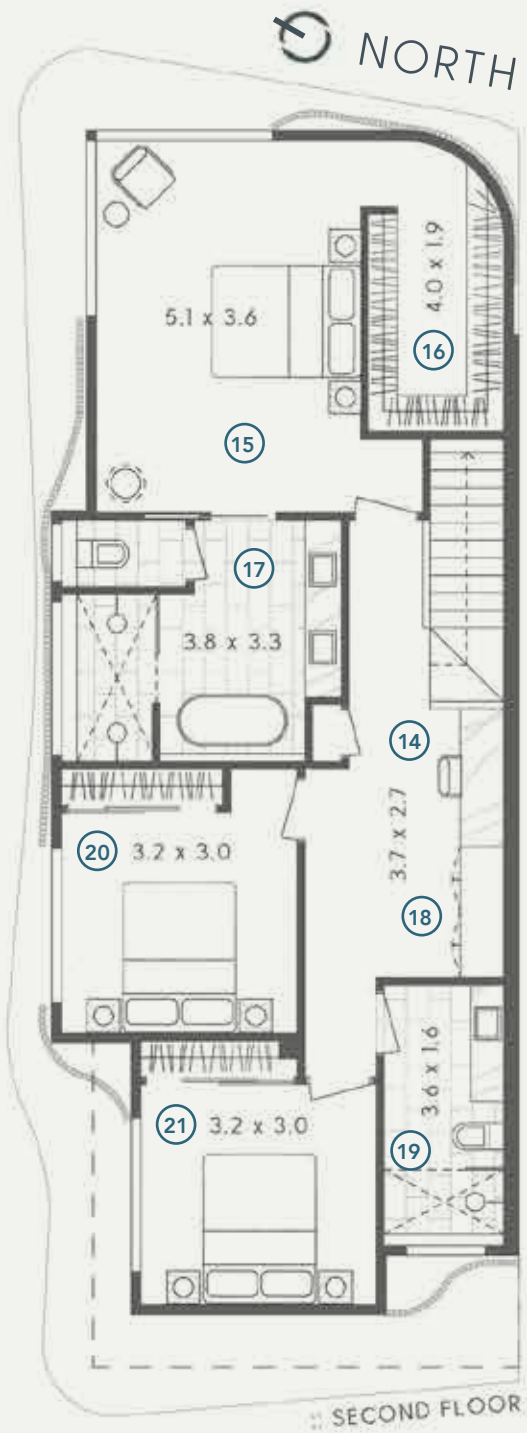
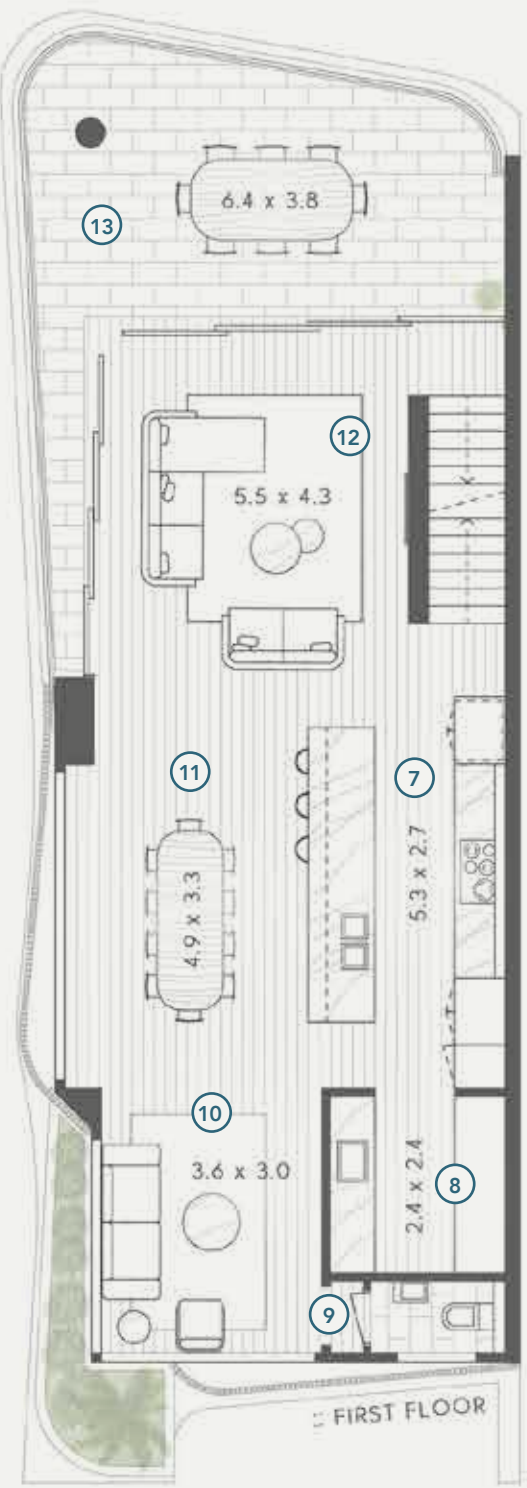


VILLA 4

320m2
3 Bedroom + Study
2 Bath + Powder
2 Car

- 1. Gated Entry
- 2. Beach Shower
- 3. Front Courtyard & Pool
- 4. Services / Store
- 5. Laundry & Store
- 6. Garage
- 7. Kitchen
- 8. Walk In Pantry
- 9. Powder Room
- 10. 2nd Living
- 11. Dining
- 12. Living
- 13. Balcony / Alfresco
- 14. Study
- 15. Master Bedroom
- 16. Master WIR
- 17. Master Ensuite
- 18. Linen / Storage
- 19. Bathroom
- 20. Bedroom 2
- 21. Bedroom 3

AYRE, PALM BEACH



THE SANDBOX TEAM



SANDBOX

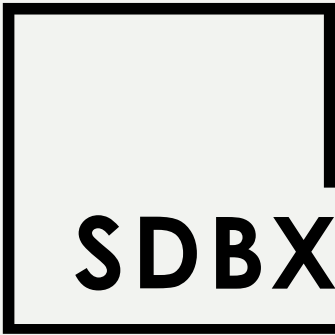
With an adventurous decade under our belt, Sandbox continues to create properties with lifestyle and good design in mind. We are an integrated development and construction business based on the southern end of the Gold Coast. We make brave and creative decisions to deliver property that characterises why we and so many others love our beloved coast so much.

The founders are both locals, established community members, are raising their families on the GC and task themselves to genuinely leave lasting impressions with the work they do.

Our distinctive approach continues to challenge the way people view buying property by drawing on our deep connection to the local property market and industry experience in both design and construction. This foundation has provided Sandbox the ability to create well-thought-through concepts, limiting waste and enabling re-investment back into features our developed properties offer their future habitants.

Sandbox properties are locals; we respect the place we work and live in. Our future is about providing an opportunity through our developments for others to share the lifestyles we get to live.

AYRE, PALM BEACH



SDBX

SDBX was established on the back of 40+ years of Design and Construction experience of Sandbox founding partners. At Sandbox we do things a bit differently; we want to control end-to-end outcomes when delivering our projects for our homeowners. Our construction team are an essential element to both our vision as a business and our unwavering commitment to our buyers, to build and craft with absolute quality.

Building for our future buyers is a great privilege; the responsibility of building our projects gives us nowhere to hide and we like it. We want our buyers to feel they have a one-stop-shop when entrusting us with their investment. We value what our buyers value; SDBX keeps us accountable to deliver and exceed on every commitment made throughout a buyers’ journey.

Our Construction team is built on experience beyond compare with our competitors; the experience of our founding partners and connections to the local market ensure our team members are undeniably leaders in their field and simply the best at what they do. SDBX are true-blue builders.

THE AGENT



PEZET.MATHESON.

The PezetMatheson team represents energy, expertise and experience in delivering successful, sales and marketing solutions across the property spectrum. Led by a leadership team entrenched in the local market, they think collaboratively and operate with a single goal – to deliver outstanding results.

YOU BEAUTY

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