

eliza

GRAND IN VISION AND SCALE, ELIZA TAKES PRIDE OF PLACE AT THE HERITAGE END OF HYDE PARK.

~~2-8 ELIZABETH STREET, SYDNEY~~

*Designed with international appeal, eliza possesses unparalleled exclusivity.
This sensational boutique building comprises just nineteen full and half floor
residences — an extraordinarily rare offering in the heart of the city.*

With its one-of-a-kind design, magnificent Hyde Park
and water views, and exquisite finishes, details and layouts,
eliza will be a rewarding experience for those privileged few
who live in her exclusive private homes.



**LIVING IN ELIZA
MAKES FOR A
QUINTESSENTIAL
SYDNEY EXPERIENCE**

NEARBY PRESTIGE
STORES HOUSE MANY
OF THE WORLD'S
MOST COVETED
LUXURY BRANDS

CH

MIN

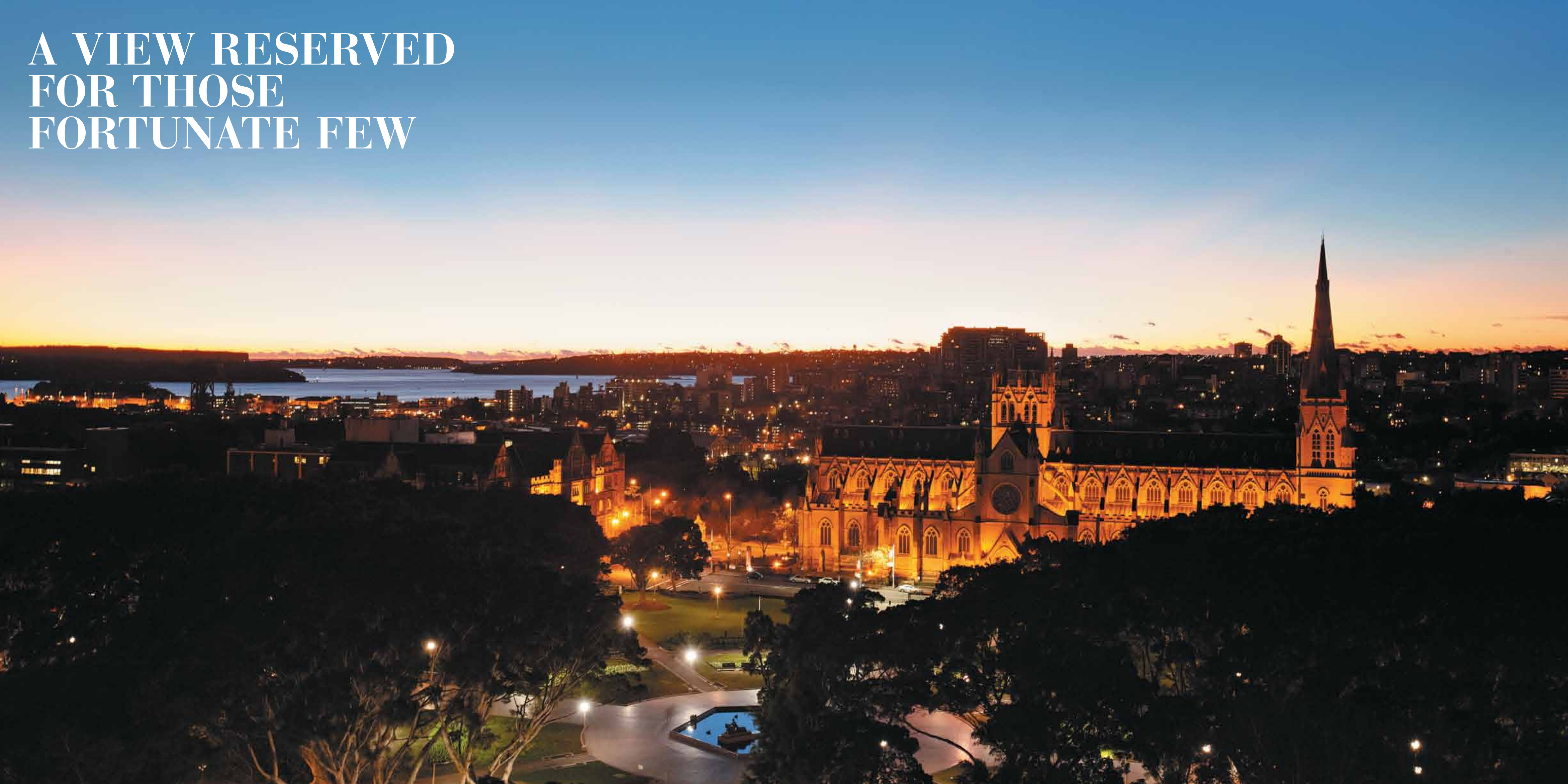
**REFLECTING THE CITY'S
FABLED HERITAGE WITH
A NEW, SOPHISTICATED,
CONTEMPORARY SPIRIT**





**HYDE PARK'S BEAUTIFUL
GREEN LAWN THAT EVERY
OWNER OF ELIZA CAN CALL
"MY FRONT GARDEN"**

A VIEW RESERVED
FOR THOSE
FORTUNATE FEW



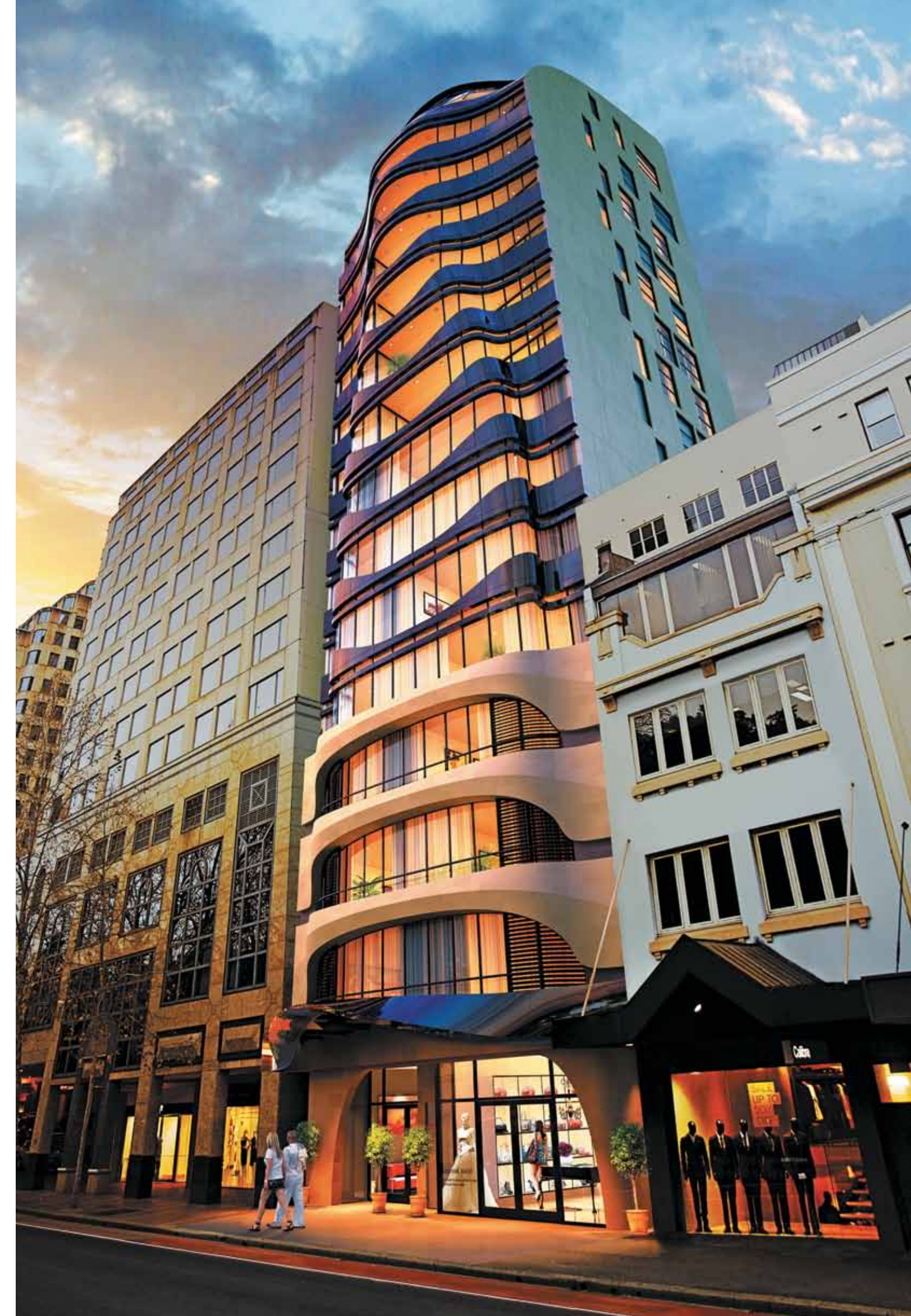
ELIZA— UNPARALLELED LUXURY

Beautifully integrated into the rich architecture of Elizabeth Street, eliza stands apart. It sets new benchmarks in six star, luxury city living to create a whole new genre of apartment residence.

The moment you arrive these oversized homes are spellbinding, from their opulent living areas and vistas over Hyde Park's emerald green tree canopy to their sensational high-end Gaggenau kitchens and exquisitely finished marble bathrooms.

In one of Sydney's most beautiful streets, abundant with architectural history, eliza marries classical and contemporary architecture to achieve a perfect balance of beauty and liveability.

Eliza has brilliantly reinvented the traditional contemporary apartment building. Combining classic ideas and materials with technological brilliance, it will be a landmark for the future setting new standards in luxury living.



MAKING A GRAND ENTRANCE

Eliza's lobby combines grandeur of scale and harmony of proportion with the elegance of its curved sandstone wall, sandstone floors and attention to detail. The concierge is here to greet and serve residents and visitors, while a separate business centre and library is available exclusively for residents. Onyx clad lifts whisk you directly to your apartment's private entry foyer.





This inspired building raises the bar in its planning, its materials and the way its sinuous, curved facade optimises light, airflow and view lines.

UNIQUE IN EVERY WAY

The building is an architectural statement. It is a brilliant redesign of traditional city living, creating one-of-a-kind apartments. They are generously scaled and beautifully appointed, each with its own individual character.

Its unprecedented, innovative and sophisticated floorplans, details and finishes are a true revolution in style and substance, offering a contemporary luxury lifestyle like no other.

Unlike other Hyde Park apartments, eliza is limited to just nineteen select residences. All apartments also include single or double car parking with exclusive entry via the adjacent Sheraton Hotel, as well as ample basement storage.

DESIGNED WITHOUT COMPROMISE

The glorious vistas over Sydney's finest monuments, as seen through eliza's window into the future. These homes are a piece of fine art. Designed without compromise, the apartments have a respect for the quality of the materials, with individual layouts reflecting the way modern people want to live.



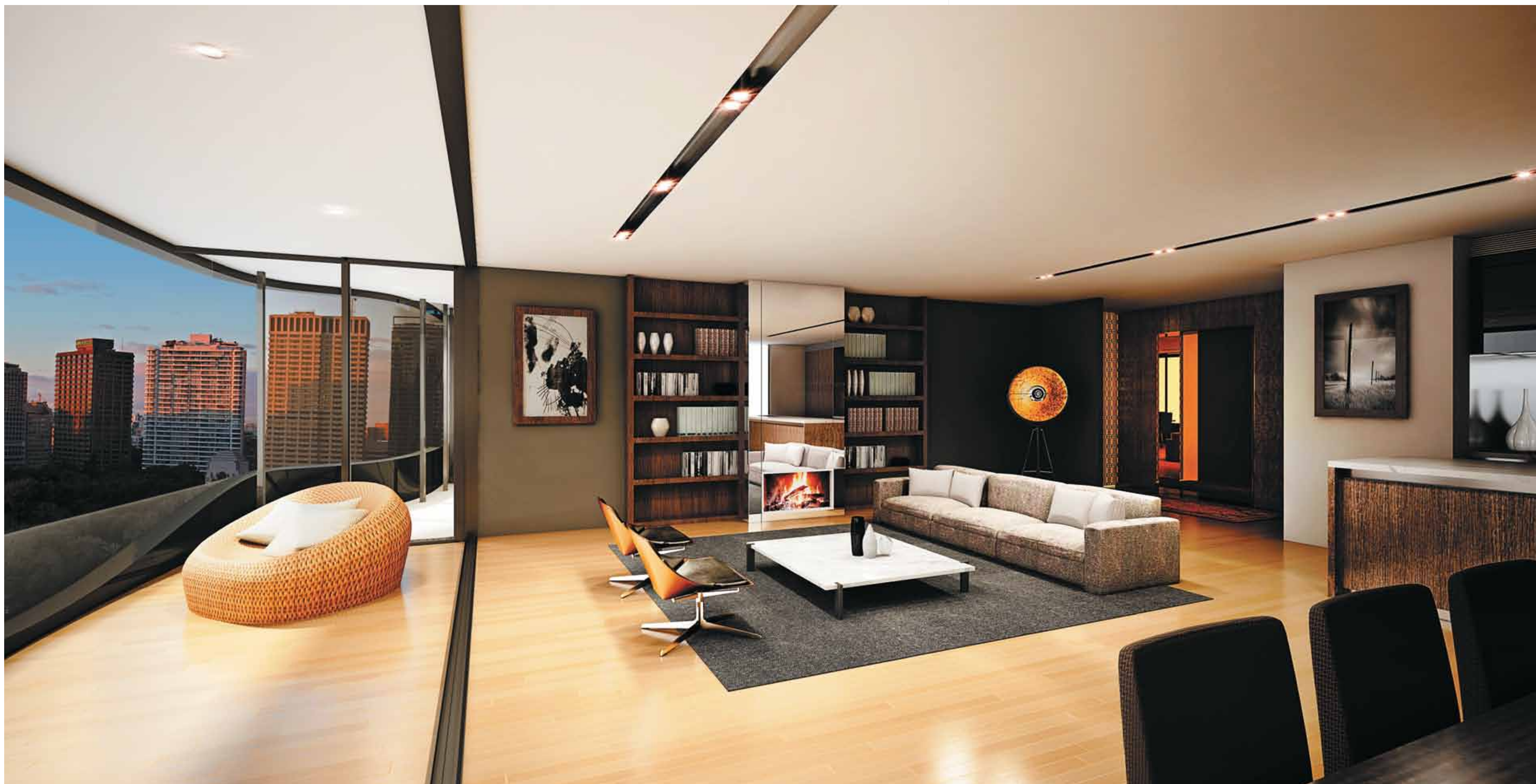


Many of eliza's two bedroom residences also incorporate spacious studies or media rooms. The Gaggenau kitchens include gas burners, induction cooktops, a wok burner, coffee machine,

a wall oven, microwave and a large fridge / freezer. Each two bedroom residence features two luxury bathrooms.

GRACIOUS AND ELEGANT

Each apartment has a unique and confident character, with curved frontages optimising the wonderful views. Eliza's two bedroom residences deliver the graciousness, elegance and classical proportions of old, but in a superbly sleek new space. The sculptural, curved frontages capture and transform light and views to create a harmonious blend of beauty and liveability.



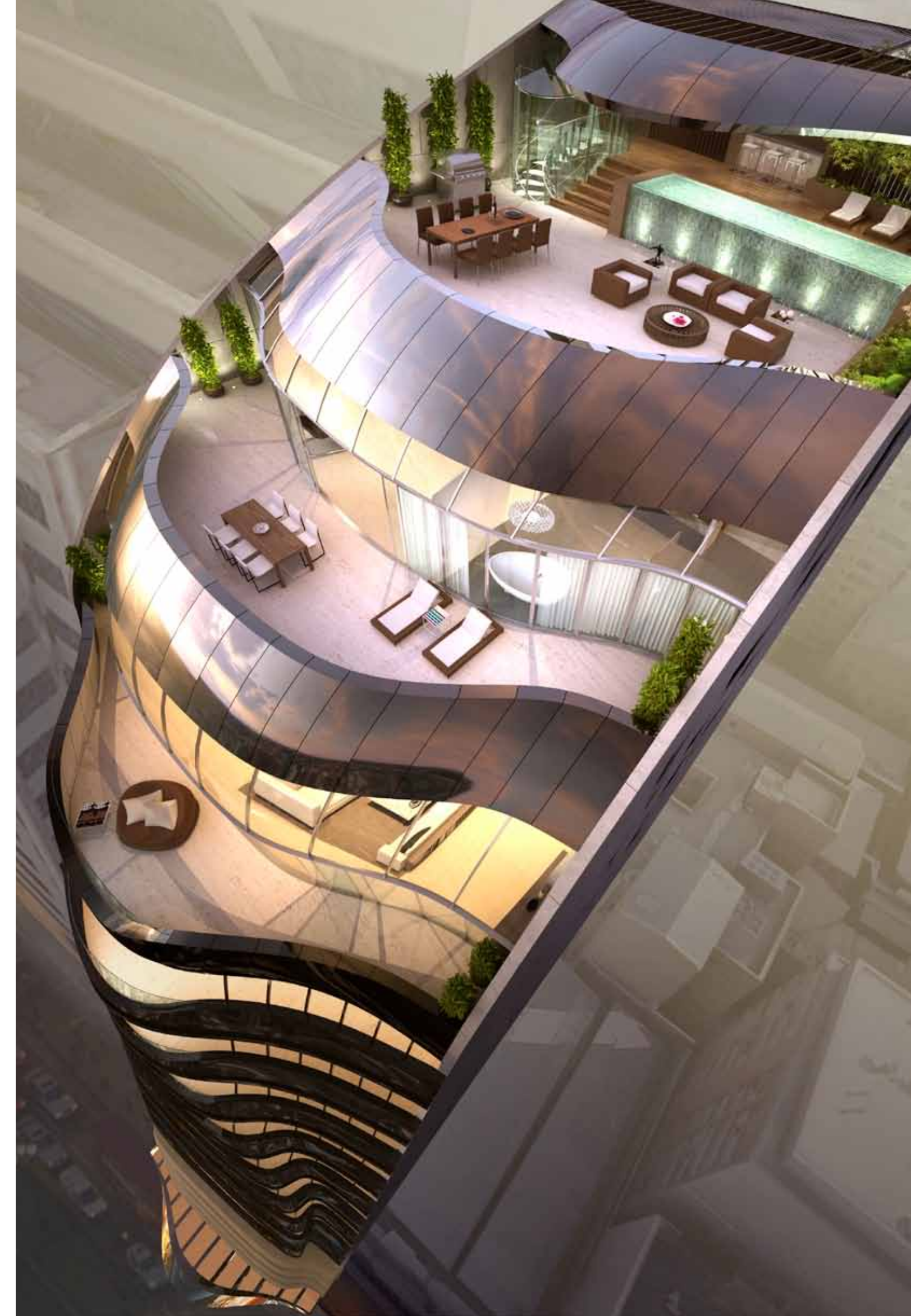
AWASH WITH LIGHT AND SPACE

Curved, floor-to-ceiling windows draw the magnificent views into the heart of homes. The custom-designed Gaggenau kitchens with additional concealed caterer's kitchens offer the chic refinement of beautiful timber, limestone and marble surfaces. In the bathrooms, a sculptural soaking tub lets you wash away the cares of the day.

Each distinctive four bedroom apartment opens on to the lush green of Hyde Park, with breathtaking views extending over the city, across St Mary's Cathedral to the Harbour beyond. Eliza's wide, open and sculptural form illuminates the entire space with Sydney's extraordinary outlook and spectacular light as a backdrop.

CROWNING THE BUILDING, ELIZA'S PENTHOUSE OVERLOOKS SYDNEY'S EXPANSIVE VIEWS

This double storied penthouse is like no other in the city. It possesses all the elements and exclusive luxury features one would expect in a world class penthouse residence. A palatial residence, eliza's penthouse harbours the finest appointments and craftsmanship throughout, state-of-the-art technologies, a home theatre room, and a spectacular roof garden and pool.



PENTHOUSE LIVING

The classic yet contemporary simplicity of eliza's design offers a perfect canvas upon which owners can create individual worlds. This is a home to cherish for a lifetime. The seamless indoor-outdoor living space possesses a flowing energy unique to eliza, enhanced by the spectacular curved balcony.





Penthouse Kitchen

The astounding Gaggenau kitchen incorporates gas burners, induction cooktops, a barbecue grill, wok burner and coffee machine, two wall ovens, a microwave, as well as a full size fridge and a full size freezer, plus a wine fridge. There is also an integrated kitchen television.

FORM AND FUNCTION

In the Penthouse's immaculately detailed, bespoke Gaggenau kitchen, eliza's designer has crafted a superb balance between functionality and aesthetic appeal. Astounding in its scale, it features expansive Calacutta marble benchtops, seamless limestone floors, dual wine fridges, Gaggenau espresso machines and abundant timber veneer joinery. Eliza's penthouse also provides a concealed caterer's kitchen. There are spaces suited to both intimate gatherings and gracious large scale entertaining.



Penthouse Bedroom

In the spacious master bedroom, the walk-in robe offers an expansive, dual, seven metre run of his and hers wardrobe space. Finished in beautiful Romano veneer, the master robe is designed to please even the most fastidious dressers. Fabric-clad wall panels add a sumptuous note to this tranquil room of rest.

SANCTUARY FROM THE CLAMOUR OF CITY LIFE

Effortless luxury living is the essence of this grand apartment residence. With wonderful views that range across Hyde Park then out over the main Harbour to the heads, this is a home designed specifically to meet discerning needs.

SENSATIONAL MASTER BATHROOM

Generous in size and opulence, the Penthouse master bathroom is surrounded by eliza's ever-present views. Luxurious in every way, this magnificent space includes double walk-in showers, a deep, oversized, freestanding custom bathtub, and a sensational bronze mirror. Cloaked in finest stone and marble, the palette and quality of materials is superlative and the design concept ingenious. From your sculptural soaking tub you can watch as dusk sweeps across a big Sydney sky.



ELIZABETH STREET IS ONE OF SYDNEY'S MOST CHARMING AND HISTORICALLY SIGNIFICANT STREETS

The surrounding area is studded with landmarks and alive with galleries, theatres, restaurants and luxury stores. This is Sydney's cultural heart, where everything one needs is within walking distance.





Located at the beautiful end of town, this privileged address is in the vibrant epicentre of one of the world's most beautiful cities. Nearby are Sydney's finest restaurants, world-class entertainment and attractions as well as the city's elite legal, medical and financial precinct. Amongst your near neighbours are the Great Synagogue, St Mary's Cathedral, the Sheraton Hotel and the charming 1920s St James Trust Building housing the excellent Bambini Trust Café and Wine Room.



THIS EXCLUSIVE ENCLAVE HAS OBVIOUS ELEGANCE AND APPEAL

Nearby prestige stores house many of the world's most coveted luxury brands.



This grand apartment building is very much at home with the prestige brands that surround it, from Louis Vuitton and Bulgari to Armani and Hermès.

Your exclusive city lifestyle includes seamless access to many of Sydney's finest restaurants, luxury stores, David Jones and its superlative food hall, along with Westfield's world-leading Centrepoint Shopping Complex.





**LIVING IN THIS STATELY BUILDING
WILL BE LIKE YOUR OWN FRONT
ROW SEAT AT THE OPERA**

Architect, Tony Owen



These luxurious residences are accessible to the best of Sydney life — you're just a clip to Potts Point, Surry Hills, Paddington, Chinatown, Woolloomooloo, the Royal Botanic Gardens, Art Gallery of NSW, Opera House, Australian Museum, Conservatorium of Music, Cook + Phillip Pool, Boy Charlton pool, Hyde Park Club, State Theatre and, of course, Hyde Park itself.

For leisure, recreation or business, you can indulge yourself wherever and whenever you please.

SCHEDULE OF FINISHES

2 BED AND 4 BED APARTMENTS

LIFT LOBBY	
floors	limestone
walls	walnut timber veneer and polyurethane finish
lift doors	polished brass doors and lift doorjamb
ceilings	painted plasterboard with recessed or ceiling mounted lighting
feature wall	lazercut timber screen

ENTRY / DINING / LOUNGE	
floors <i>(2 bed apartment)</i>	american oak wide board timber
floors <i>(4 bed apartment)</i>	limestone
balcony	limestone paving
walls general	painted plasterboard
walls feature 1	walnut timber veneer and polyurethane finish
walls feature 2 <i>(4 bed apartment)</i>	mirrored panels
timber screen	laser cut timber screen to lobby
skirting	painted timber flush
doors	solid core doors in walnut veneer
ceilings	painted plasterboard with recessed and ceiling mounted lighting
joinery	walnut timber veneer with polyurethane finish
lighting	crystal chandelier

KITCHEN	
floors	limestone
bench tops	calacutta marble
spashbacks	stainless steel or calacutta marble
under bench joinery	walnut timber veneer with polyurethane finish with stainless steel trim
overhead joinery	black colour back glass aluminium trim with stainless steel trim
island bench top	calacutta marble
sink	abey quadrato double bowl
tapware	gessi ovale restaurant style kitchen mixer
stove <i>(4 bedroom apartment)</i>	gaggenau stainless steel combi set cook top, includes: wok burner, 2 burner gas hob, induction cook top
stove <i>(2 bedroom apartment)</i>	gaggenau stainless steel gas cooktop 4 burner
oven	gaggenau aluminium coloured 600mm wide multi function
rangehood <i>(4 bedroom apartment)</i>	integrated 900mm wide
rangehood <i>(2 bedroom apartment)</i>	integrated 600mm wide
dishwasher	gaggenau fully semi integrated
fridge	liebher fully integrated
coffee machine	gaggenau aluminium colours adjustable strength
microwave	gaggenau aluminium coloured

BEDROOM AND STUDY	
floors	100% wool blend carpet with 11mm “ultimate” foam underlay
walls	fabric clad panels behind bed
wall general	painted plasterboard
skirting	painted timber flush
ceilings	painted plasterboard with recessed and ceiling mounted lighting
wardrobe	walnut timber veneer joinery, timber veneer shelves and glass shoe drawers stainless steel coat rails, concealed lighting
doors	walnut veneer with polyurethane finish

ENSUITE BATHROOM	
floors	heated flooring
floors <i>(light scheme)</i>	honed travertine
floors <i>(dark scheme)</i>	bluestone – appollo basalt honed
walls <i>(light scheme)</i>	honed travertine
walls <i>(dark scheme)</i>	grigio bella honed quartzite
feature wall <i>(light scheme)</i>	mosaic strip premium travertine
feature wall <i>(dark scheme)</i>	mosaic fussania stone tile
feature wall2 <i>(light scheme)</i>	bronze mirror
feature wall2 <i>(dark scheme)</i>	mirror
vanity shelf	secondary bathroom – stone
vanity shelf splash back	mirror
vanity cabinet wall	mirrored panels conceal vanity storage lighting under
basins	micro roy wall hung

basin taps	gessi ovale
toilet	villeroy and boch integrated wall hung pan
shower	clear glass frameless shower screen and doors
shower rail	gessi ovale
hand towel rail	gessi ovale
heated towel rail	warmtech tranquillity 6-bar square wide
shower head	gessi ovale
shower mixer	gessi ovale
wall mixer	abey gessi ovale
toilet roll holder	gessi ovale
cloths hook	gessi ovale
soap holder	gessi ovale

MASTER BATHROOM	
floors <i>(light scheme)</i>	honed travertine
floors <i>(dark scheme)</i>	bluestone – appollo basalt honed
walls <i>(light scheme)</i>	honed travertine
walls <i>(dark scheme)</i>	grigio bella honed quartzite
feature wall <i>(light scheme)</i>	mosaic strip premium travertine
feature wall <i>(dark scheme)</i>	mosaic fussania stone tile
feature wall2 <i>(light scheme)</i>	bronze mirror
feature wall2 <i>(dark scheme)</i>	mirror
vanity top	calacutta stone
vanity shelf splash back	mirror
vanity cabinet wall	mirrored panels conceal vanity storage lighting under
basins	mico under mount ceramic
toilets	villeroy and boch integrated wall hung pan
bath	bette starlet oval bath
shower	clear glass frameless shower screen and doors
tapware	gessi ovale
shower rail	gessi ovale
hand towel rail	gessi ovale
heated tower rail	warmtech tranquillity 6-bar square wide
shower head	gessi ovale
shower mixer	gessi ovale
bath spout	gessi ovale free-standing
bath mixer	abey gessi ovale
toilet roll holder	gessi ovale
cloths hook	gessi ovale
soap holder	gessi ovale

LAUNDRY	
floors	limestone
walls	vitrified tiles
ceilings	plainted plasterboard with concealed lighting
benchtop	white ceasarstone
sink	abey liechardt
mixer	methven minimalist parahealth
washing machine	meile
dryer	meile
stacking kit	meile
joinery	walnut timber veneer with polyurethane finish

BUTLER (4 BED APARTMENT)	
fridge	fully integrated
sink	stainless steel
tapware	chrome finish
joinery	walnut timber veneer with polyurethane finish

PENTHOUSE APARTMENT

ENTRY / DINING / LOUNGE	
floors	limestone
balcony	limestone paving
walls general	masonry lined with painted plasterboard
walls feature	walnut timber veneer with polyurethane finish
timber screen	laser cut timber screen to lobby
skirting	painted timber flush skirtings
ceilings	painted plasterboard with recessed or ceiling mounted lighting
joinery	walnut veneer with polyurethane finish
lighting	crystal chandelier

KITCHEN	
floors	limestone
bench tops	calacutta marble
spashbacks	stainless steel or calacutta marble
under bench joinery	walnut timber veneer and polyurethane finish
overhead joinery	walnut timber veneer and polyurethane finish
island bench top and sides	calacutta marble
sink	abey quadrato double bowl
tapware	gessi ovale
stove	gaggenau stainless steel combi set cook top, includes: wok burner, 2 burner gas hob, induction cook top, bbq grill
rangehood	gaggenau 900mm wide
oven	gaggenau aluminium coloured double oven 760mm wide multi function
dishwasher	gaggenau fully integrated
fridge	gaggenau fully integrated
freezer	gaggenau fully integrated with ice and water dispenser
wine storage	gaggenau climate cabinet, fully integrated, glass door
coffee machine	gaggenau aluminium coloured adjustable strength
microwave	gaggenau aluminium coloured
joinery	walnut timber veneer with polyurethane finish

BEDROOM AND STUDY	
floors	100% wool blend carpet with 11mm “ultimate” foam underlay
walls	silk clad panels behind bed
wall feature	mirrored wall
wall general	painted plasterboard
timber screen	laser cut timber screen to lobby
skirting	painted timber flush
ceilings	painted plasterboard with recessed or ceiling mounted lighting
wardrobe	walnut timber veneer joinery, timber veneer shelves and glass shoe drawers stainless steel coat rails, concealed lighting
doors	walnut timber veneer with polyurethane finish

ENSUITE BATHROOM	
floors <i>(light scheme)</i>	honed travertine
floors <i>(dark scheme)</i>	bluestone – appollo basalt honed
walls <i>(light scheme)</i>	honed travertine
walls <i>(dark scheme)</i>	grigio bella honed quartzite
feature wall <i>(light scheme)</i>	mosaic strip premium travertine
feature wall <i>(dark scheme)</i>	mosaic fussania stone tile
feature wall2 <i>(light scheme)</i>	bronze mirror
feature wall2 <i>(dark scheme)</i>	mirror
vanity shelf	secondary bathroom – stone
vanity shelf splash back	mirror
vanity cabinet wall	mirrored panels conceal vanity storage lighting under
basins	micro roy wall hung
basin taps	gessi ovale
toilet	villeroy and boch integrated wall hung pan
shower	clear glass frameless shower screen and doors
shower rail	gessi ovale
hand towel rail	gessi ovale
heated towel rail	warmtech tranquillity 6-bar square wide
shower head	gessi ovale

shower mixer	gessi ovale
wall mixer	abey gessi ovale
toilet roll holder	gessi ovale
cloths hook	gessi ovale
soap holder	gessi ovale

MASTER BATHROOM	
floors	bluestone – appollo basalt honed
walls	calacutta marble slabs
feature wall	mirror
vanity top	calacutta marble
vanity shelf splash back	mirror
vanity cabinet wall	mirrored panels conceal vanity storage lighting under
basins	artdomus agape counter mounted stone basin
basin mixer	gessi ovale high
toilets	villeroy and boch integrated wall hung pan
bath	agape freestanding
shower	clear glass frameless shower screen and doors
shower rail	gessi ovale
hand towel rail	gessi ovale
heated tower rail	warmtech tranquillity 6-bar square wide
shower head	gessi ovale
shower mixer	gessi ovale
bath spout	gessi ovale free-standing
bath mixer	abey gessi ovale
toilet roll holder	gessi ovale
cloths hook	gessi ovale
soap holder	gessi ovale

ROOF TOP	
deck upper level	hardwood timber decking
deck lower level	limestone paving
joinery	stainless steel barbeque cabinets
walls feature	hardwood timber slatted
pool	tile with infinity edge glass side

PRIVATE LIFT	
floor	limestone
walls	onyx stone
doors	timber panels with stainless steel trim

**DEVELOPER:
CEEROSE**

Ceeroose is a dynamic and progressive organisation with ambitions to grow and become a significant participant in Australia's major property markets. Ceeroose has been operating since 1998 through a comprehensive regional network and has an enviable reputation in the property and construction industry.

Ceeroose has remained ahead of market trends and now offer an integrated approach to construction projects and development joint ventures. Under the Ceeroose Group, our businesses operate in residential, commercial, industrial and civil design and construction.

At Ceeroose we believe that our best assets are our people, each chosen to ensure we continue to exceed expectations. With a commitment to excellence and innovation, each member of the management team brings broad experience and a unique skill set to deliver corporate objectives.

**ARCHITECT / INTERIOR DESIGNER:
TONY OWEN**

Tony Owen Partners are a leader in the field of progressive contemporary design in Sydney and internationally.

With projects such as the Moebius House, the Alta Apartments, the Australian Harley Davidson Headquarters and St George Dragons Stadium, Tony Owen Partners have cemented their reputation among world class designers.

The practice is a workshop for new ideas and thinking in apartment design, and new methodologies and technologies. This combination combines a genuinely innovative approach to design with a strong track record in proven documentation, management and deliverability.

REGISTER YOUR INTEREST

CBRE
CB RICHARD ELLIS

1800 810 737
www.elizasydney.com

DISCLAIMER: The contents of this brochure were produced prior to completion of the construction. Photographs and artist, impressions depicting exteriors and interiors are meant as a guide only. The information provided herein is believed to be correct but is not guaranteed. Changes may be made during the development and dimensions, specifications and fittings may be changed without notice. Purchasers must rely on their own enquiries. This brochure is indicative only and is not an offer or contract.

Branding & design www.ibmdesign.com

