





Elm & Stone

NEWQUAY

ST MANGOS LANE
NEWQUAY

CITY LIVING FRAMED BY NATURE

MAB AND NEWQUAY

Over the past 20 years, MAB has been privileged to add to the architectural landscape of Melbourne. We are particularly proud of our work at NewQuay, Docklands, which has become a vibrant waterside destination.

Since we began at NewQuay in 1999, each project has had its own identity and has brought something fresh to the area.

Elm & Stone represents something new again with unique split-level loft apartments and a urban-garden inspired design that brings nature into the home.

Elm & Stone marks an exciting new development for MAB, for NewQuay and for Melbourne – a city that continues to inspire us every day.

Michael & Andrew Buxton
Co-founders & Co-directors, MAB Corporation

MAB







CONTRAST AND BALANCE

Elm & Stone has been designed by the award-winning architects at DKO as a place of beautiful contrasts. Lush plant life cascades around the building exterior, framing a collection of split-level lofts and apartments within.

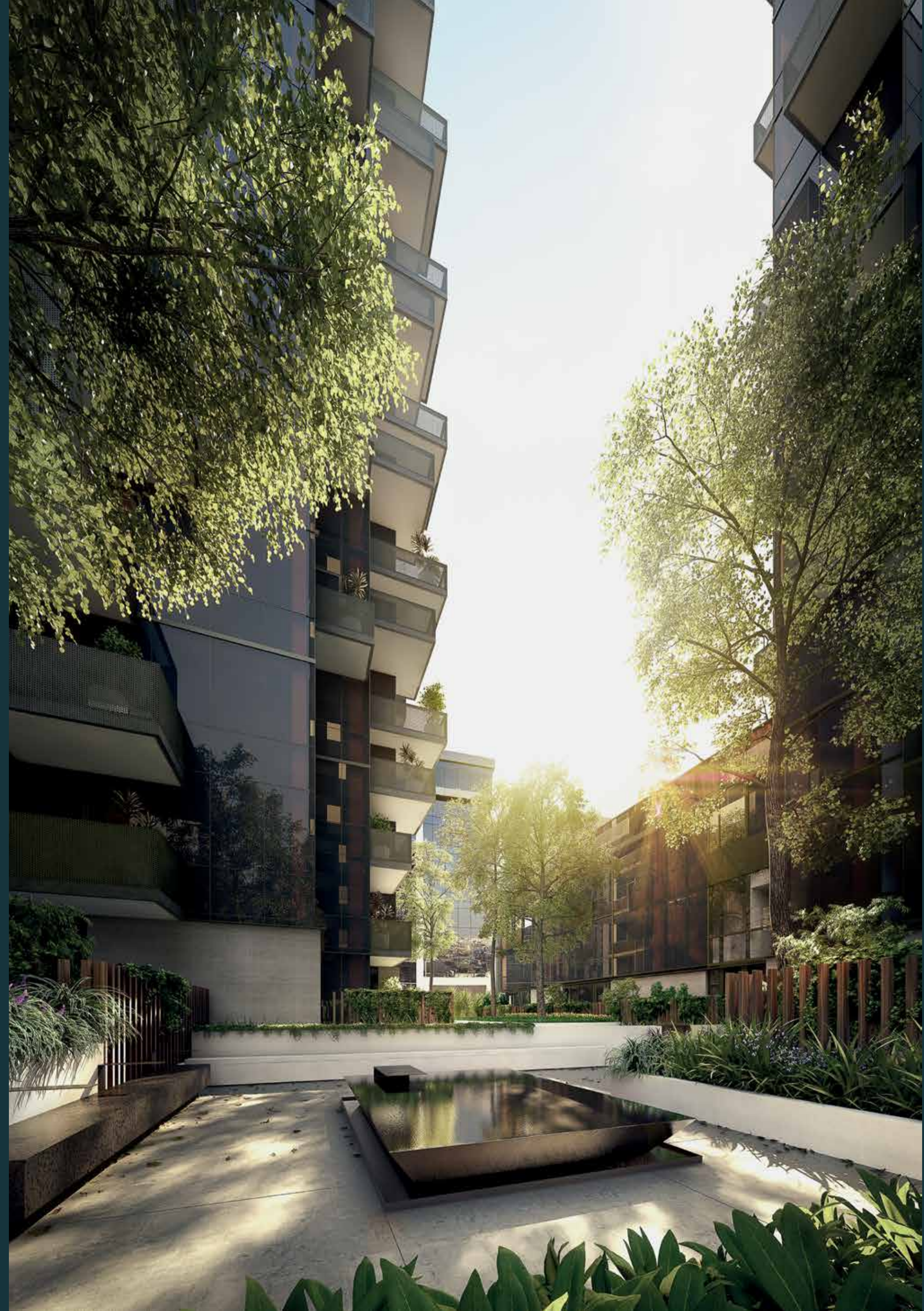
Sophisticated and spacious, Elm & Stone is a unique urban oasis, taking cues from the best of inner-city living around the world and creating something new to suit a modern life in the World's Most Liveable City.





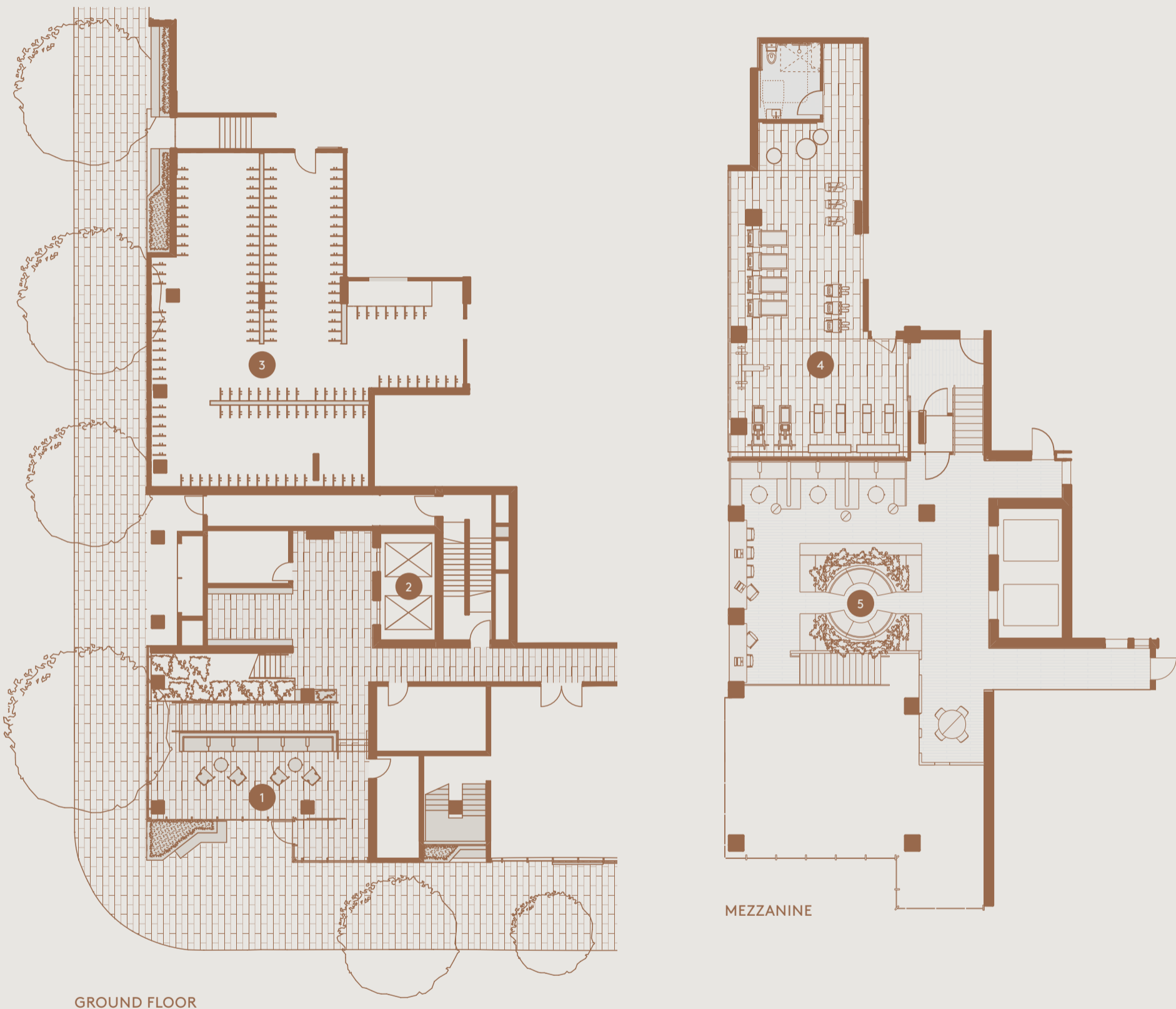
SOCIAL AND SERENE

Picture your day beginning with a refreshing swim in the outdoor pool or a morning workout in the gym. Enjoy a coffee and reading the newspaper in the building's lush central garden before spending the day working from home in the library. Head back up to Level 7, the perfect place to unwind as evening rolls around, and enjoy a barbecue with friends on the beautifully landscaped outdoor deck with stunning views.





RESIDENTS AMENITIES



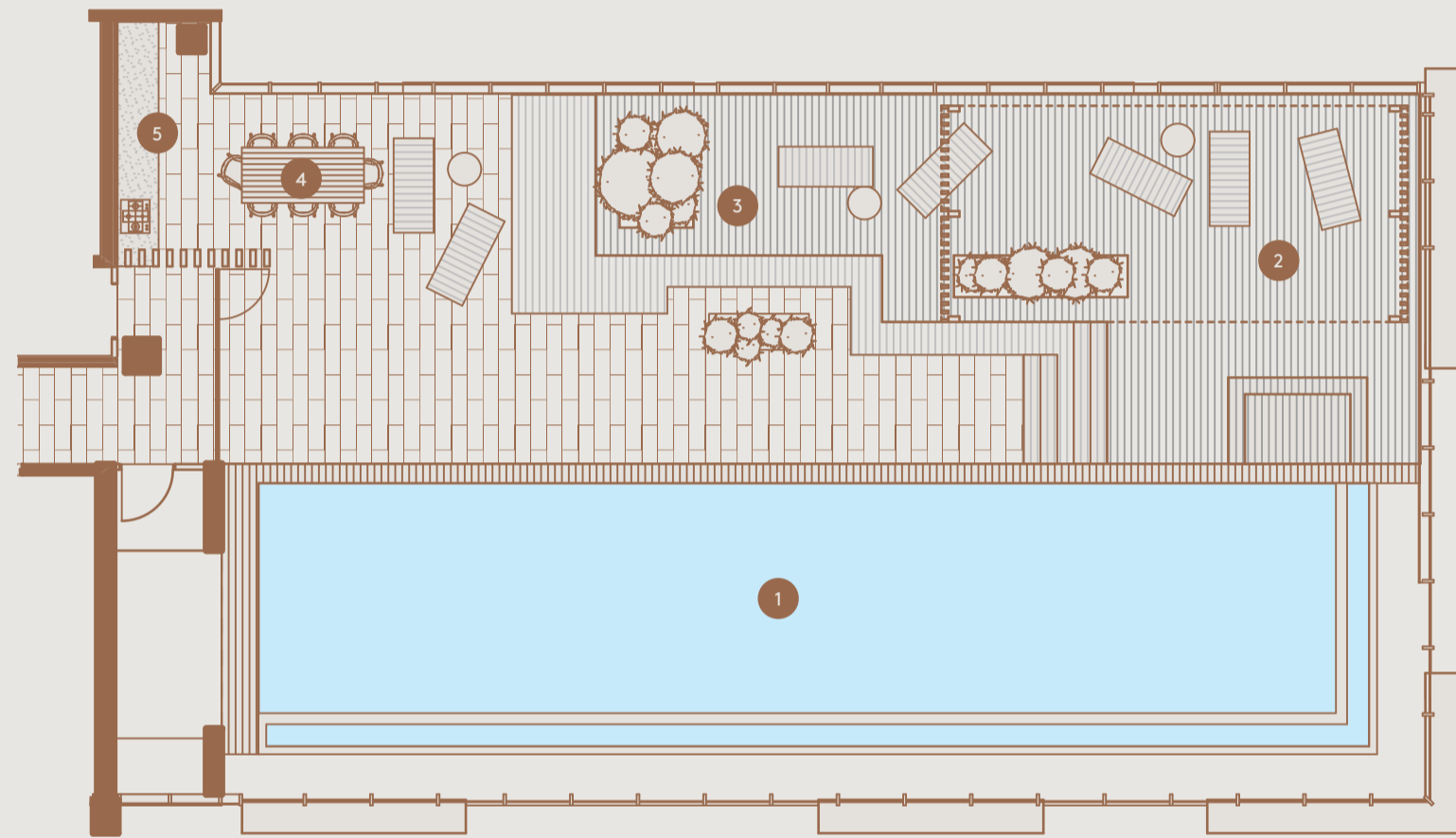
GROUND FLOOR

MEZZANINE

- 1 - LOBBY LOUNGE
- 2 - LIFTS
- 3 - BIKE STORAGE
- 4 - GYM
- 5 - LIBRARY

SOAK UP THE SUN HIGH ABOVE STREET LEVEL WHILE IMMERSSED IN THE OUTDOOR POOL OR ENJOY UNINTERRUPTED NORTHERN VIEWS FROM THE SHADE OF THE PAVILION.

RESIDENTS AMENITIES



LEVEL 7 DECK & POOL

- 1 - OUTDOOR POOL
- 2 - PERGOLA
- 3 - SUN DECK
- 4 - DECK DINING
- 5 - KITCHENETTE





MODERN LIVING WITH NATURAL STYLE



HOME AND GARDEN

Elm & Stone is your urban sanctuary. Step out onto your balcony and you will be surrounded by lush greenery and warm, bronze architectural detailing.

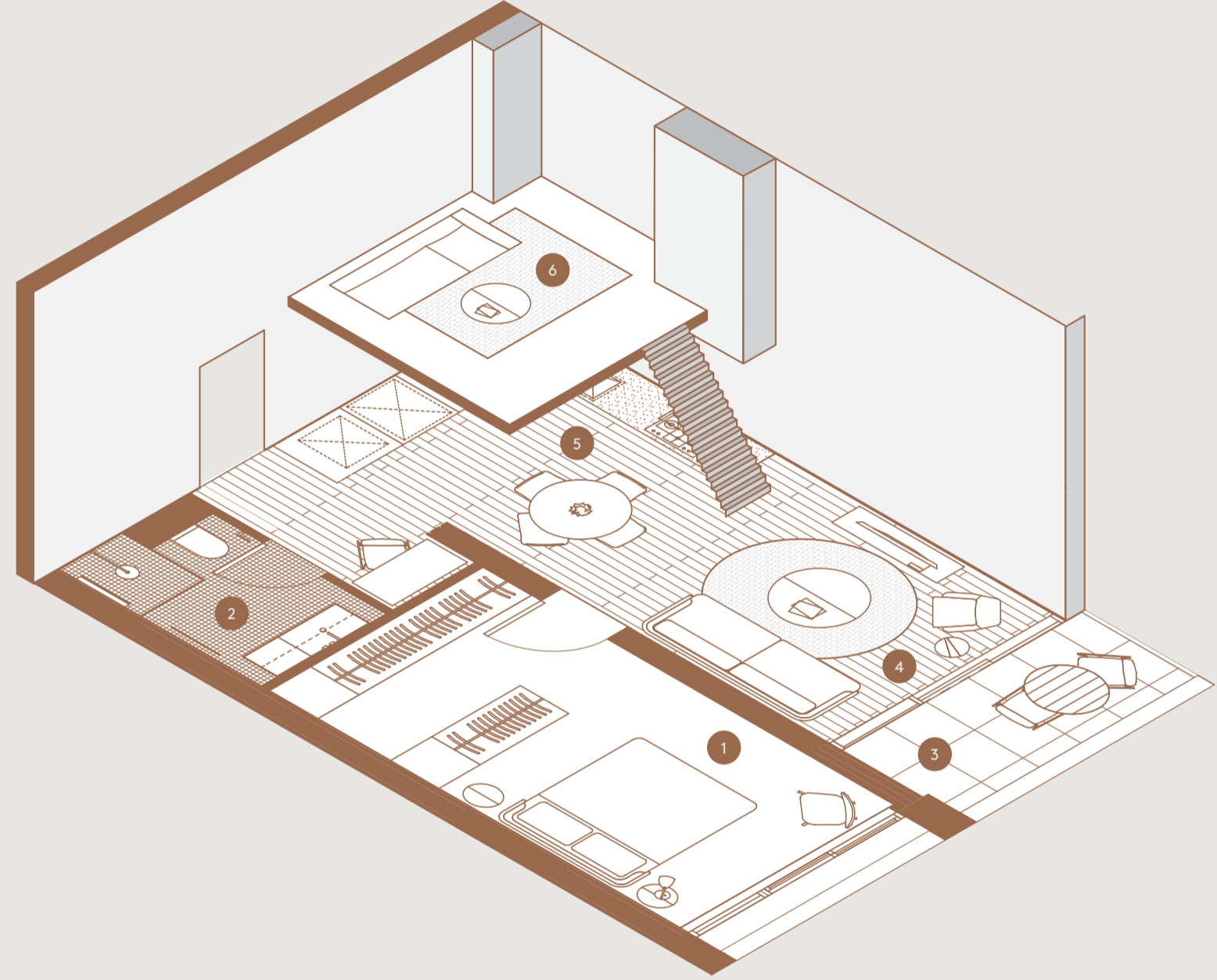
The building is carefully designed to provide most residences with north-facing windows to maximise natural light, while south-facing residences are positioned to enjoy glimpses of Melbourne's beautiful harbour.

As well as the perfect setting to enjoy the view, the balconies of Elm & Stone feature built-in planter boxes, inviting you to add to the building's living façade with verdant greenery, vibrant wildflowers or a garden of your favourite herbs.





ONE BEDROOM LOFT



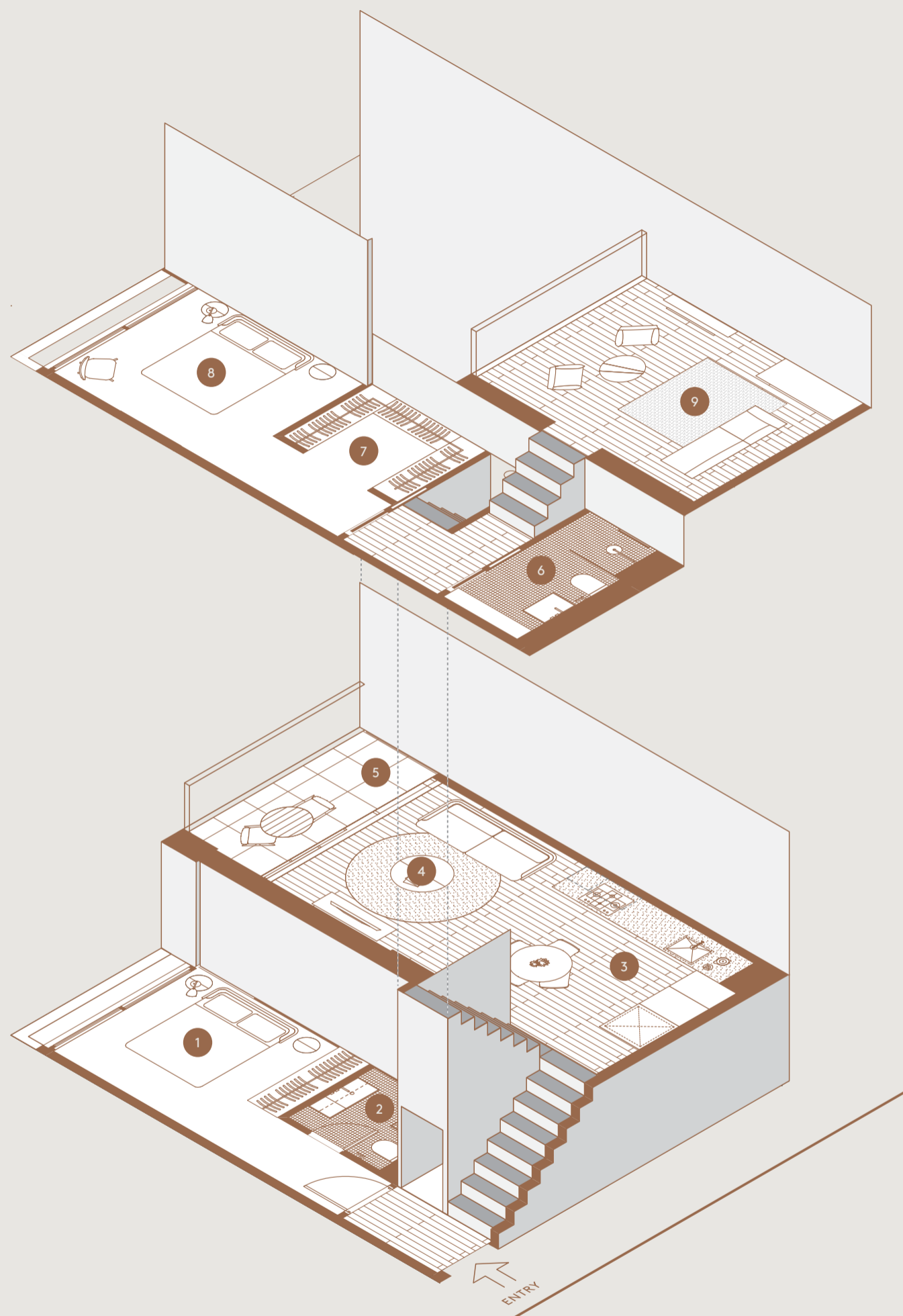
- 1 - BEDROOM
- 2 - BATHROOM
- 3 - BALCONY
- 4 - LIVING ROOM
- 5 - KITCHEN
- 6 - LOFT LIVING SPACE

HEIGHT AND SPACE

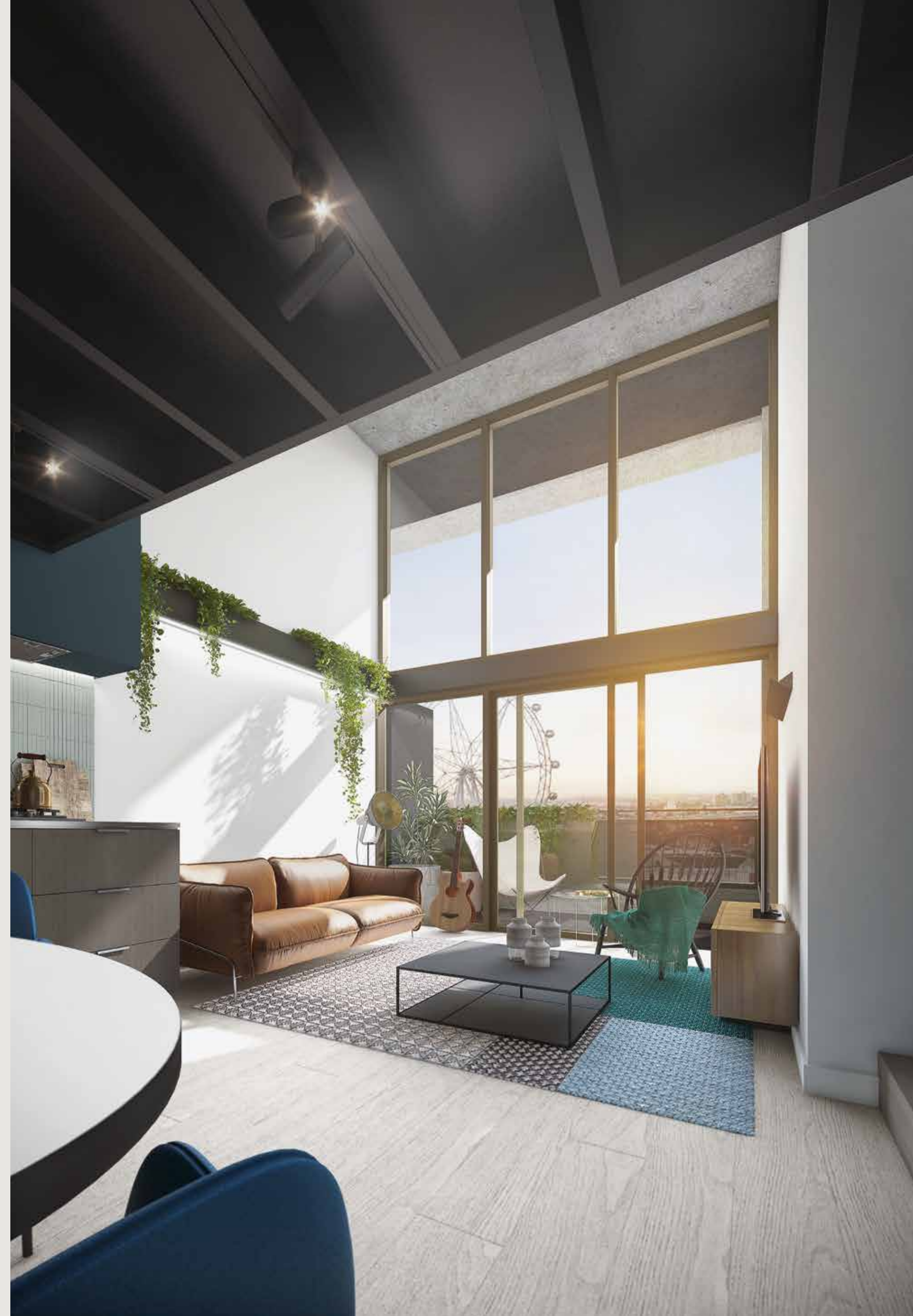
What's your style? A one or two-bedroom loft with split-levels, four and a half metre ceilings and full height windows? Or a traditional single level apartment with one, two or three bedrooms?

At Elm & Stone, whichever type of new home you prefer, you'll enjoy coming home to abundant natural light, intelligent storage and generous space to spread out in style. Select one of three interior schemes – inspired by the character of three New York neighbourhoods – and make it your own.

TWO BEDROOM LOFT



- | | | |
|--------------------|--------------------|-----------------------|
| 1 - LOWER BEDROOM | 4 - LIVING ROOM | 7 - WALK IN ROBE |
| 2 - LOWER BATHROOM | 5 - BALCONY | 8 - UPPER BEDROOM |
| 3 - KITCHEN | 6 - UPPER BATHROOM | 9 - LOFT LIVING SPACE |





SOHO





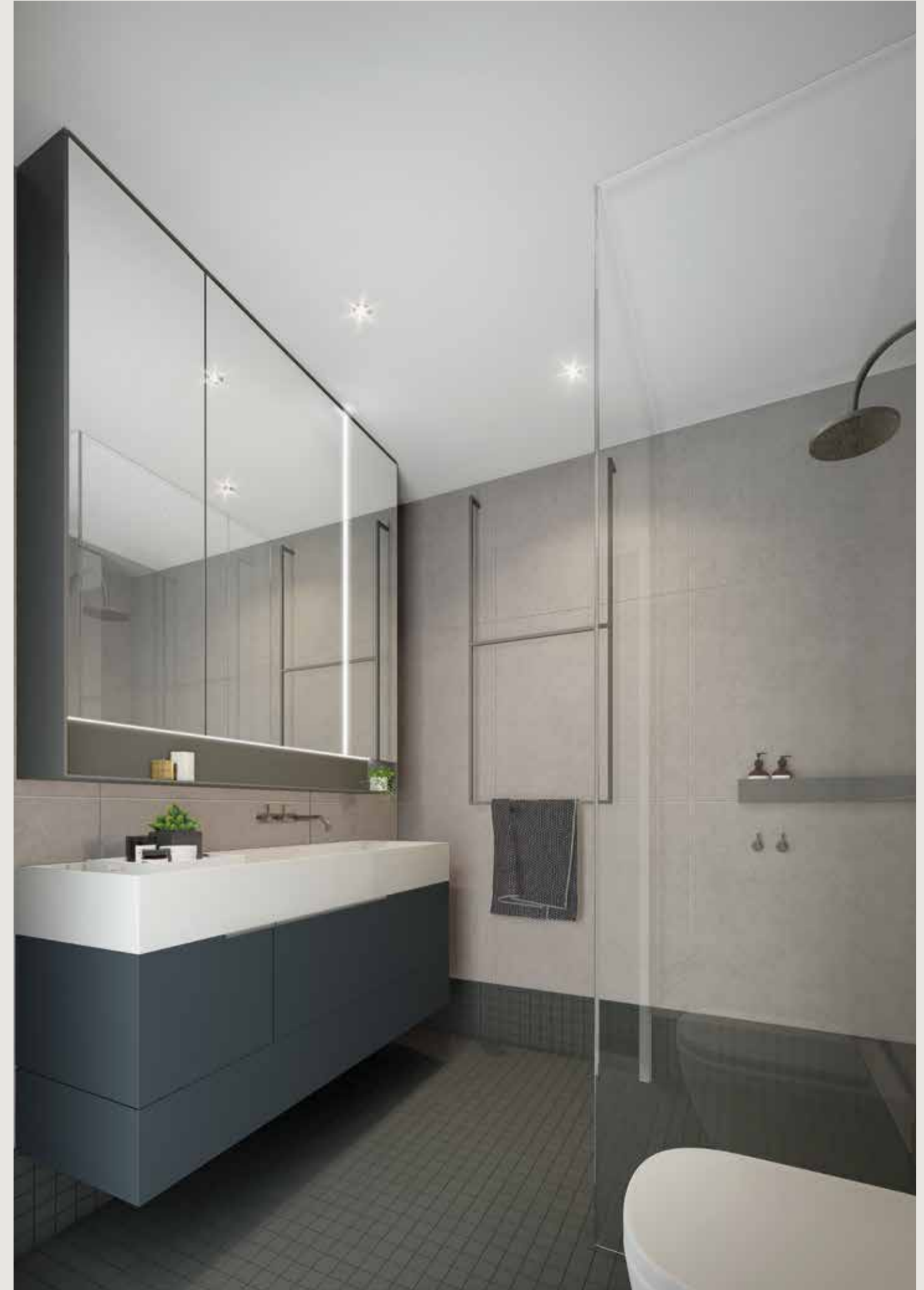
THE SOHO PALETTE IS CHIC AND STYLISH
WITH ITS EDGY USE OF BLACK METAL
DETAILING AND TIMBER ALL SET AGAINST AN
URBANE BACKDROP OF DARK TONES INSPIRED
BY SOHO'S CAST IRON ARCHITECTURE.



BROOKLYN



THE BROOKLYN PALETTE IS ALL ABOUT CREATIVITY AND CHARACTER. DRAWING ON ITS INDUSTRIAL PAST, THE BROOKLYN SCHEME FUSES OXIDISED METAL HUES WITH EXPOSED CONCRETE AND STAINLESS STEEL. THIS MOODY PALETTE IS LIFTED WITH LASHINGS OF EGGHELL BLUE AND STRIKING NATURAL TIMBERS.

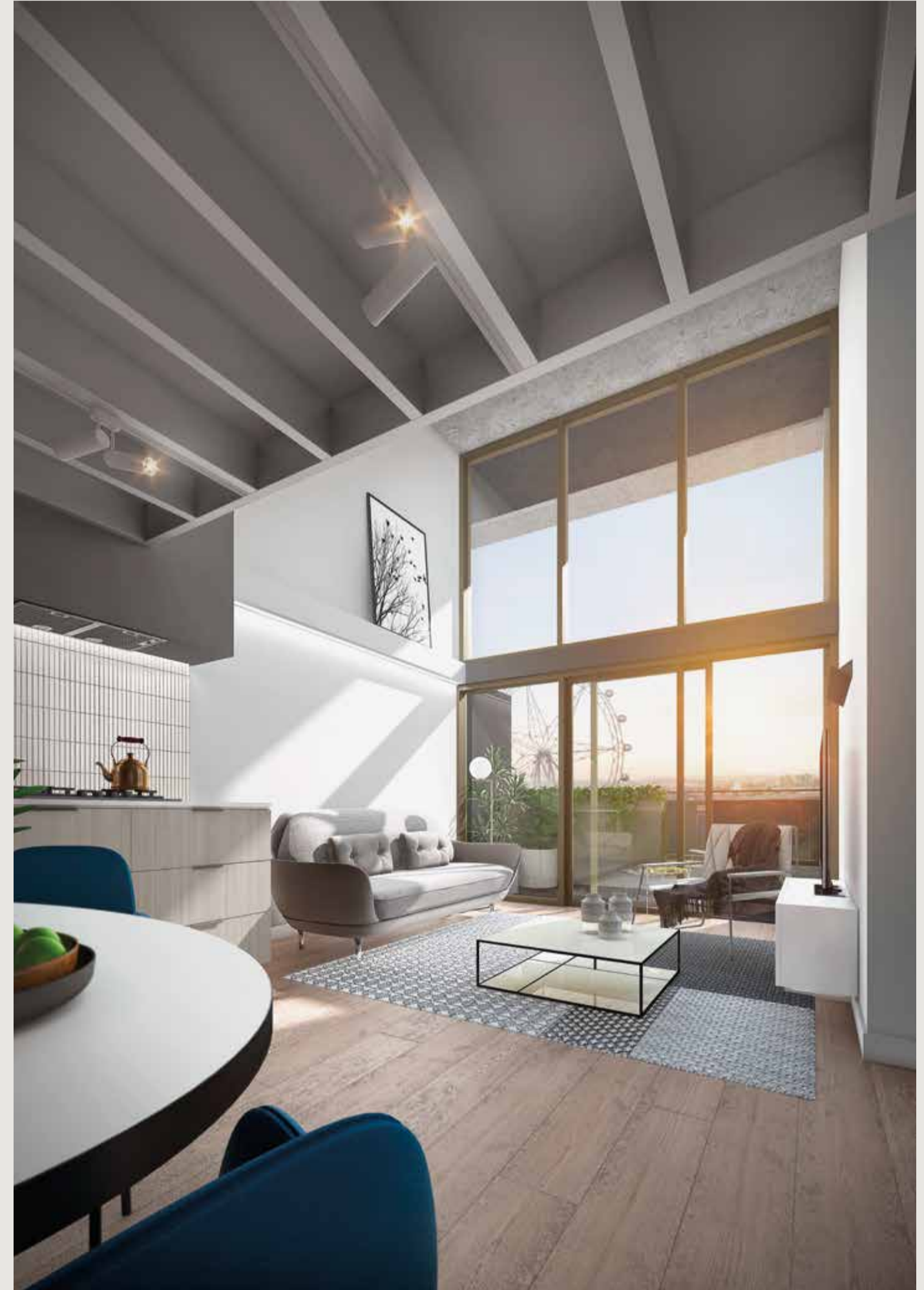






UPPER EAST

A MODERN CLASSIC BY DEFINITION WITH ITS REFINED BLEND OF SOFT AND COMPLEMENTARY TONES, THE UPPER EAST SCHEME CAREFULLY COMBINES TIMBER FINISHES WITHIN THE BRIGHT AND FRESH PALETTE, HELPING TO CREATE AN INVITING HAVEN INSPIRED BY THE SOPHISTICATION OF NEW YORK'S UPPER EAST.





CITYSIDE.
WATERFRONT.
HAVE THE
BEST OF BOTH
WORLDS.

Elm & Stone

NEWQUAY

MELBOURNE UNIVERSITY

QUEEN VICTORIA MARKET

RMIT UNIVERSITY

COLLINS STREET

SOUTHERN CROSS STATION

ETIHAD STADIUM

CROWN CASINO

PORT PHILLIP BAY

MELBOURNE STAR

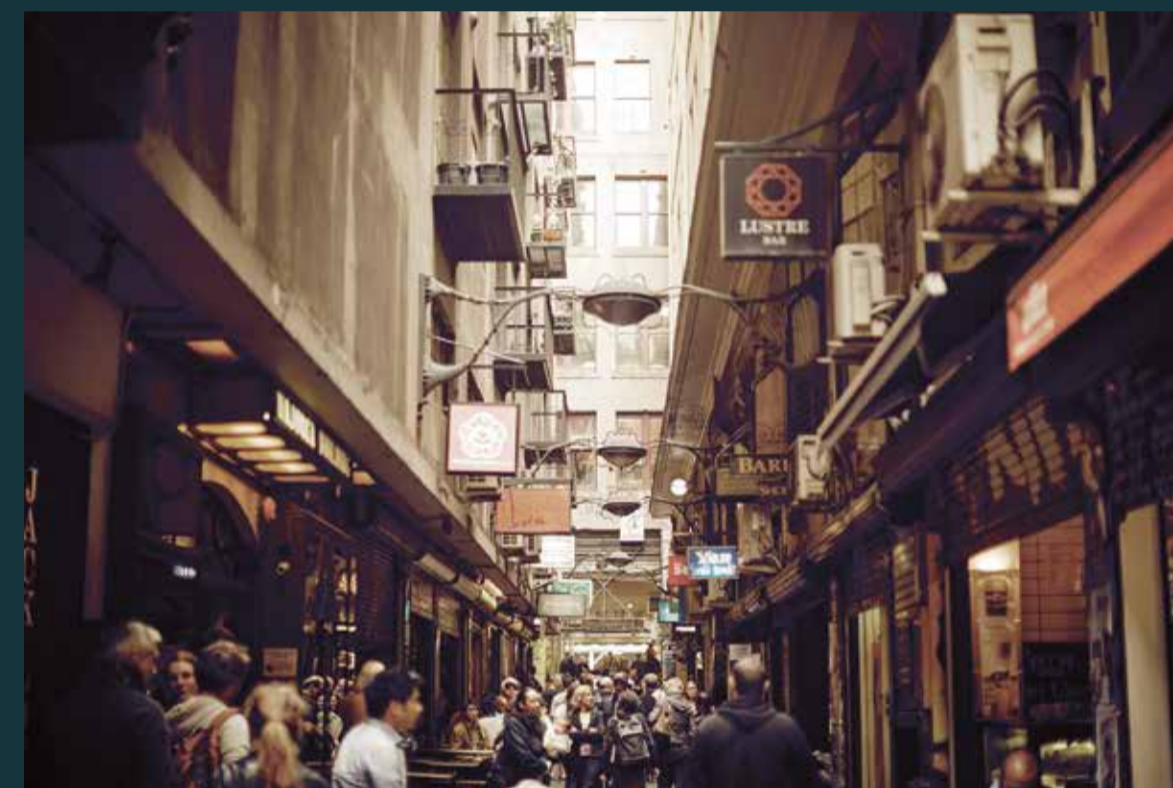
HARBOUR TOWN SHOPPING

RON BARASSI SNR. PARK

FREEWAY (15MIN TO AIRPORT)



DAY AND NIGHT



Perfectly positioned to enjoy the dynamic Docklands precinct, with laneway cafés and Melbourne's celebrated dining scene only moments away.

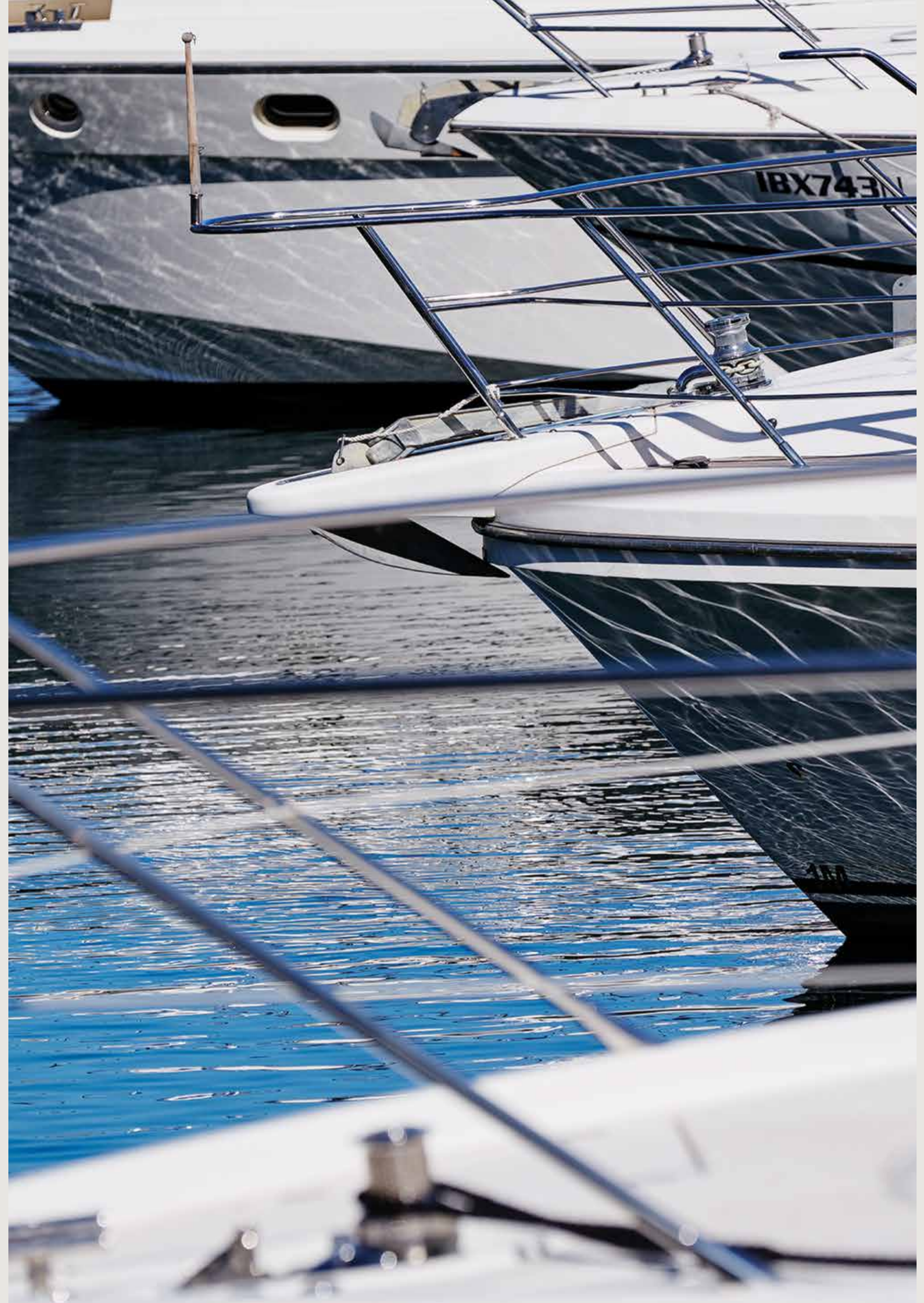
Walk to work or school with Australia's premier financial and banking district located in the heart of Docklands and Haileybury City campus now taking enrolments for 2017. World renowned Melbourne University is just a short bike ride away.

With the galleries of the NGV to admire by day, and music, theatre and films to enjoy by night, experience everything that makes Melbourne the cultural capital of Australia.

NEWQUAY AND DOCKLANDS



Just outside the door of Elm & Stone, the vibrant precinct of NewQuay provides a new life by the glittering water. Docklands extends Melbourne's internationally renowned lifestyle, with dining and entertainment, at every hour of the day, all in one picturesque place.





ART & GREEN SPACES

Docklands has unsurpassed public spaces enlivened by world renowned public art. This includes Australia's first capital city sculpture park, Monument Park, which provides the perfect place to relax. Those with a more active lifestyle can enjoy 7km of waterfront promenades or Ron Barassi Senior Park's sporting facilities and children's playground.



GETTING AROUND

Catch the free tram to the CBD or hop on a train at Southern Cross station to explore Melbourne's suburbs and some of Victoria's best regional attractions. Leaving town for an interstate business trip or longer holiday couldn't be easier with only three traffic lights and 15 minutes on Citylink between Melbourne Airport and home.



SHOPPING

Enjoy the bustling shopping centre of Harbour Town right on your doorstep or pick up fresh produce from the Queen Victoria Market just moments down the road. Head into town to indulge in retail therapy at Melbourne Central, Emporium Melbourne or any of the city's designer boutiques.



RESTAURANTS

The thriving Docklands gourmet scene is home to some of Melbourne's most popular dining destinations. You'll soon find your favourite places to enjoy a morning coffee, a casual meal or an evening glass of wine, and all served with stunning city and harbour views.



- ☎ - BAR
- ☕ - CAFÉ
- 🚶 - WALKING TRACK
- 🍴 - RESTAURANTS
- 🛍 - SHOPPING
- 🌳 - PARKS

- 🚉 - TRAIN STATION
- 🚲 - BIKE TRACK
- 📍 - ART & ATTRACTIONS
- 🚊 - TRAM STOP
- 🚢 - WATER TAXI
- 🏟 - SPORTS & RECREATION

DEVELOPED AND DELIVERED

MAB Corporation is a privately owned property development company which has been successfully operating since 1995.

Established and owned by Melbourne property identities, Michael and Andrew Buxton, the company's operations cover residential, retail, industrial, commercial, marina and funds management.

Recent awards received by MAB

The Quays:

[2014 Urban Design Institute of Australia \(VIC\) High Density Development Award](#)

[2014 Australian Institute of Architects \(VIC\) Awards for Interior Architecture and Multiple Housing](#)

[Premier's Design Award Gold Winner - Architecture](#)

[Australian Property Institute Property Developer Award for Victoria](#)

Monument Park:

[2015 Melbourne Design Awards Gold Winner for Urban Design](#)

[2015 Australian Institute of Architects \(VIC\) Small Project Architecture Award](#)

MAB



Newquay, Docklands



Peppercorn Apartments, Bundoora



Marina Residences, Docklands



Monument Park, Docklands



Artist Impression



Artist Impression



Artist Impression

DESIGNED AND DETAILED

DKO Architecture is one of Australia's leading innovative design practices, specialising in urban design, architecture and interior design. Established in 2000, the practice has developed its reputation through extensive experience in the exploration of residential design.

Undertaking projects throughout Australia, New Zealand and South East Asia, DKO Architecture is highly regarded and awarded in all areas of design.



Elm & Stone

NEWQUAY

Display Suite Open Daily 10am-5pm
24 NewQuay Promenade, Docklands

Call 1300 137 590
elmandstone.com.au