

Introduction

Highview is a development of 27 exclusive apartments all with majestic views of the pristine lake and breathtaking mountains. Married with an easy five minute walk to town but distanced from any busy roads makes this one of the most incredible and tranquil locations in Queenstown.

Highview consists of stylish two bedroom apartments with every modern convenience. The clever two keyed design enables maximum flexibility for letting and returns. The strong contemporary look of the precast concrete walls with a plastered exterior blends into the warm clean lines of the interior.

The master bedroom has a full length bi-folding door between the bedroom and living area to create large open plan living with a spectacular view from your bed. The spacious rear studio comes with a compact kitchenette, lounge chair and ensuite.

Each bedroom has an ensuite bathroom with designer wall to ceiling tiles, shower, bath, heated towel rail, mirror demister, hair dryer and toasty warm undertile heating. Specially constructed walls between ensuite bathrooms in each apartment silence noise travel.

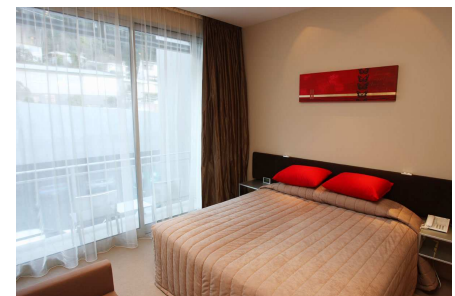
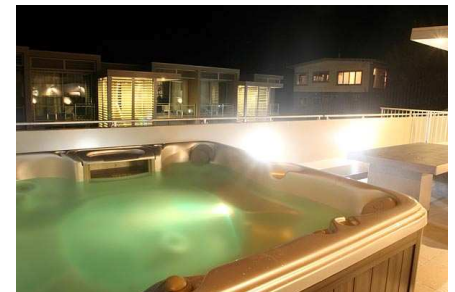
Full height sleek sliding doors open on to the balconies off the front and rear of each apartment. Ground level apartments flow on to a relaxing Japanese-styled outdoor courtyard and the open air void from above allows natural light to stream into the rear studio.

The highest finishes are used through the apartment including LCD Television & DVD in the living area, stainless steel kitchen appliances, stone bench tops, architectural hardware and stylish sanitary fixtures and fittings.

The economical gas fires bring seductive ambience and warmth to each apartment. Wall heaters provide supplement heat when required. A centralized gas boiler system will provide instant and never ending hot water to each apartment.

A common outdoor entertainment area has been designed with luscious planting of native ferns and tussocks on the covered carpark to the rear boundary of the property. The entertainment area has outstanding views of Queenstown's awe-inspiring mountains and include gym, spa pool, barbeques, outdoor furniture and gas heaters.

The convenient reception area, bus pull-in area and carpark for every apartment provides for easy access to your apartment.

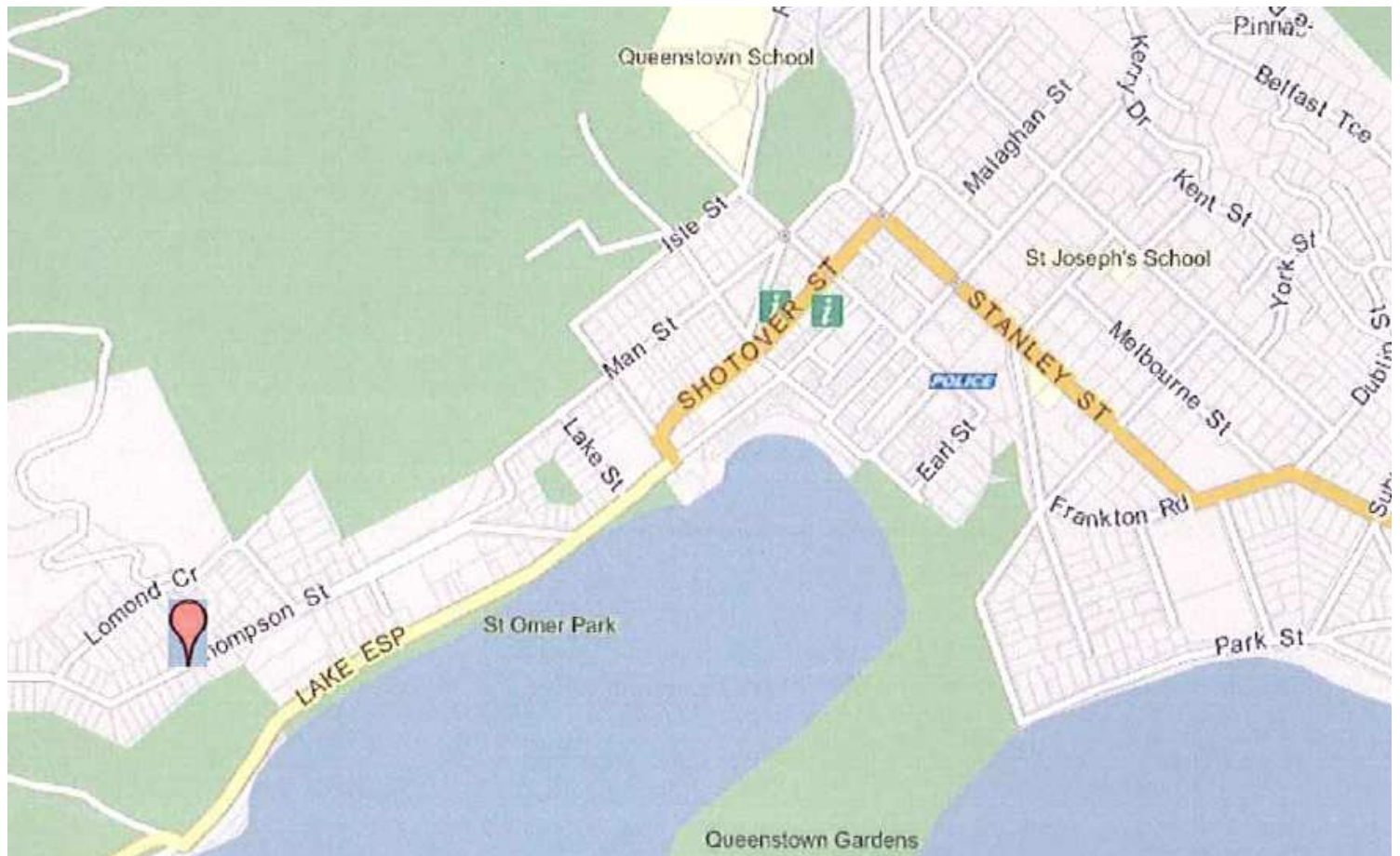


At A Glance

- 27 x two bedroom and two bathroom apartments
- Approximately 85m² apartments plus approximate 14m² balconies and own carpark
- Every apartment has an unbelievable Lakeview
- Easy five minute walk to town
- Tranquil and peaceful location
- Spacious & airy rooms
- Each bedroom is keyed off from the other to maximize rental return
- Euro styled gallery kitchen with cook top, stainless steel oven, dishwasher, waste disposal and stone bench top
- Plus carpeted bedrooms and lounges
- Gas fireplaces for ambience and warmth
- Cosy king size beds and roomy built-in wardrobes
- Fully tiled ensuite bathrooms with a heated floor/towel rail/mirror demister and a shower over the bath
- Latest washing machine/dryer
- Expansive sliding doors with double glazing that creates an uninterrupted indoor/outdoor flow
- A keyed off studio bedroom with a kitchenette including a microwave and under bench fridge
- A shared exotically landscaped outdoor entertaining area with private spa pool, barbeques, outdoor furniture and gas heaters

Location

66 Thompson Street, Queenstown



The Apartments

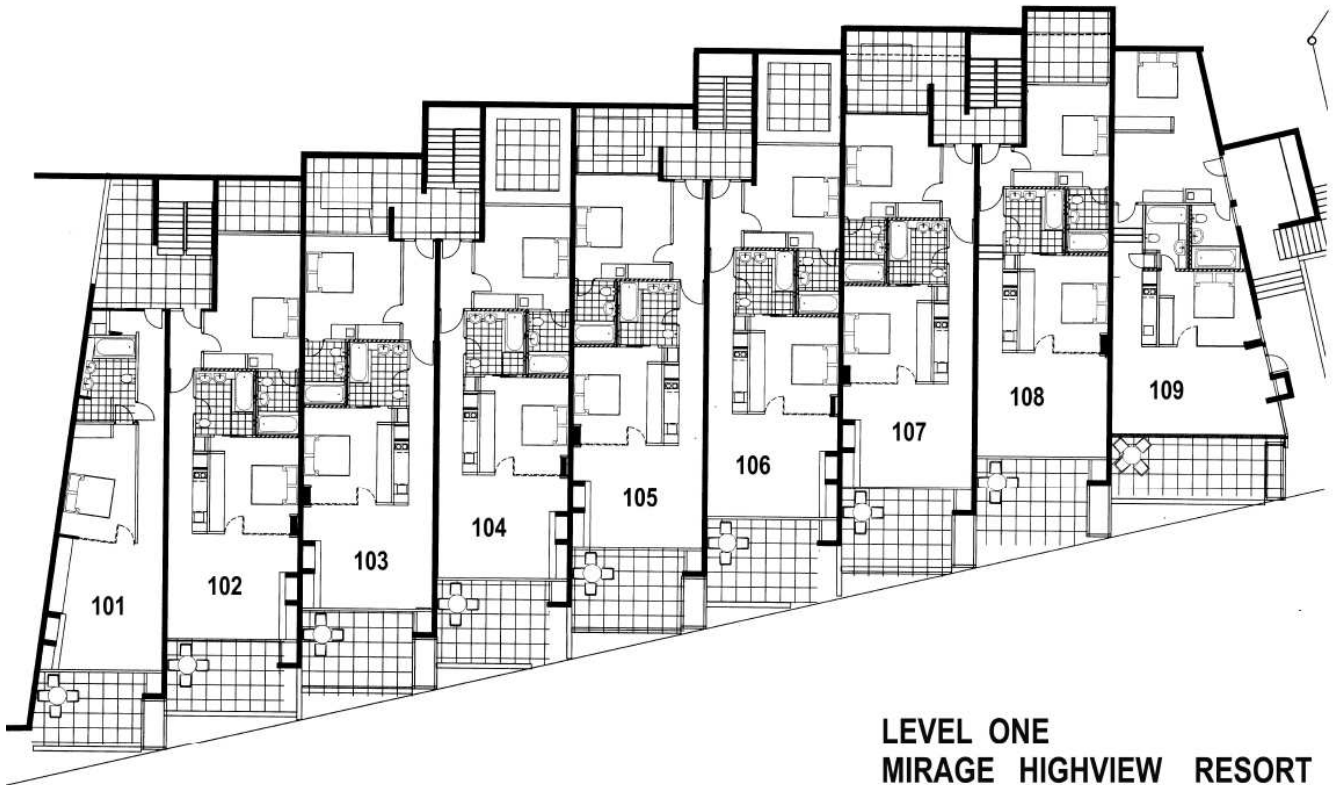
- Floors: Reinforced concrete slab at ground level and suspended Concrete upper floors
- External Walls: Pre-cast concrete panels
- Roofing & Rainwater Systems: Steel 'C' Channel purlins, Mid-grey Stone chip membrane on a plywood substrate, membrane internal Gutters and internal PVC down pipes
- Exterior Cladding: Soffit Lining 6mm Villaboard with negative margin Detail, walls coloured textured plaster finish
- Exterior Windows & Doors: Powder coated sliding aluminum heavy residential profiles with double glazing
- Balconies: Selected tiles with glass balustrades
- Ground Floor Courtyards: Concrete pavers or tiled
- Interior Linings & Trims: Ceilings – suspended metal batten with 10mm Gib ultra line & 10mm Aqualine to bathrooms, Bedroom/Living Room ceiling heights approximately 2.7m high, Bathroom ceiling heights approximately 2.4m high
- Insulation: Ceilings – Pink Batts R2.6, external walls – combination of precast concrete panels and either kiln dried timber 90x45mm or steel framing on 10mm Gib board
- Floor Coverings: Living Area & Bedrooms premium extra heavy-duty 100% wool carpet with a rubber underlay, Bathrooms – selected floor to ceiling tiles and Entrances/Hallways – tiles selected from floor tile range on acoustic insulation
- Wall & Ceiling Finishes: 3 Coat paint system
- Electrical: Electric undertile heating to Bathroom & Kitchen tiled areas, mirror demisters to bathroom mirrors, phone/data with internet capability TV connections, SKY & Digital, chrome ladder towel warmer to Bathrooms, wired for surround sound system



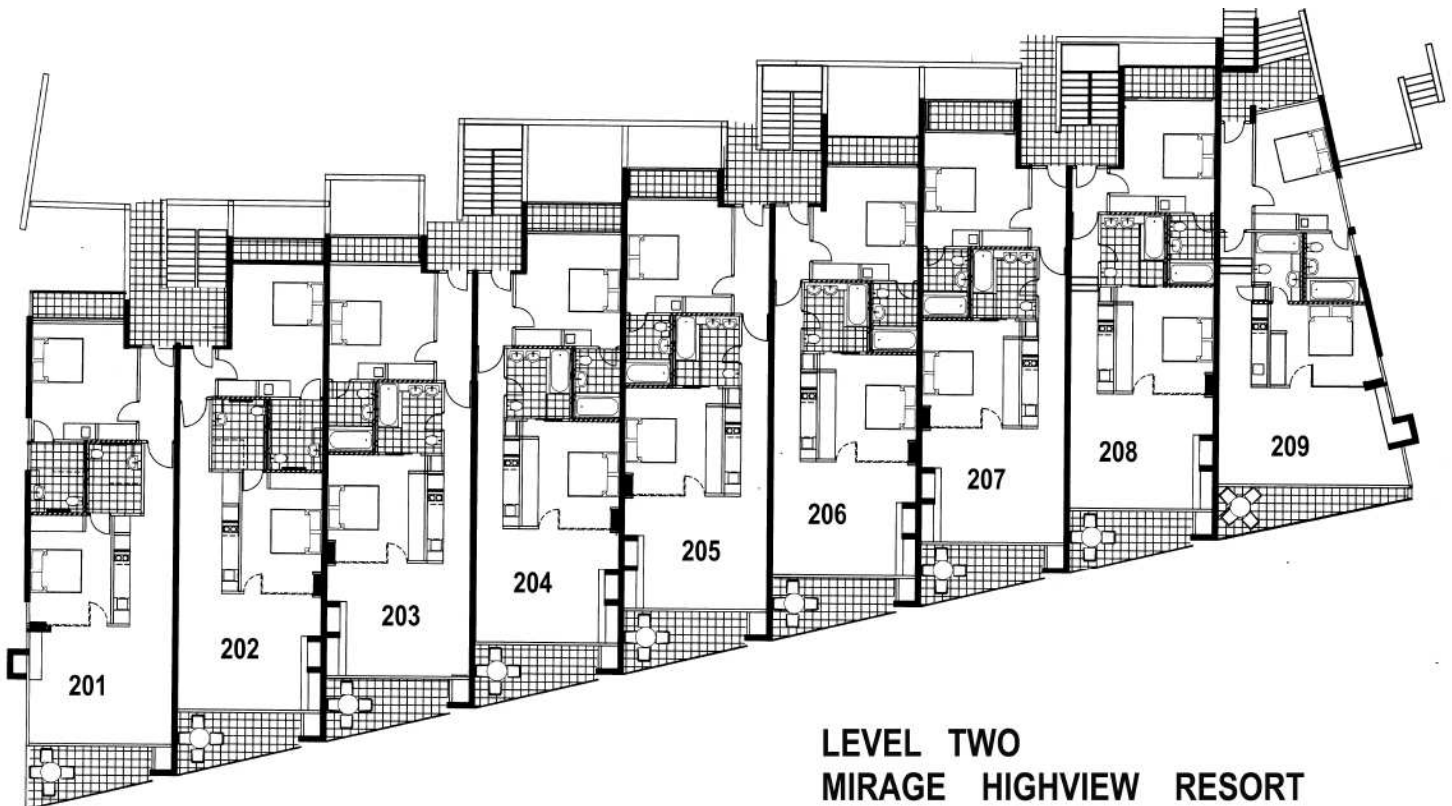
- Light Fittings: Typically chrome halogen recessed down lights throughout with dimmers, wall mounted bedside lights
- Heating: Gas fire to Living Area, electric wall panel heaters to Bedrooms
- Plumbing: Hot Water reticulated (on demand) from twin gas boilers in plant room, ventilation ducted extract fans to Bathrooms
- Sanitary Fixtures & Fittings: Ensuite Bath porcelain on steel set into tiled plinth with European styled bath mixer, toilets full vitreous china suite with cistern, vanity basins European styled vitreous china bowl & basin mixer, shower European styled shower slide & mixer with frameless glass screens and chrome handle, bathroom fittings selected chrome toile roll holders, hand towel holders & clothes hooks, kitchen sink stainless steel with European styled mixer, washing machine/dryer
- Joinery: Fully opening bi-fold doors or cavity sliders between master bedroom & living area, headboard with timber veneer finish, wardrobes with timber veneer or melamine finish with mirror
- Interior Doors: Timber veneer, solid core door with chrome finished lever handle latch/lock set, jambs 32mm grooved custom wood
- Kitchen: Composite stone bench top with timber veneer or melamine finished cabinets
- Kitchen Appliances: Oven European style stainless steel single oven, cook top European style four element gas hob, range hood stainless steel, microwave stainless steel, European style Fridge/Freezer, European style dishwasher, waste disposal, studio kitchenette under bench fridge & microwave
- Driveway: Asphalt with exposed aggregate strips



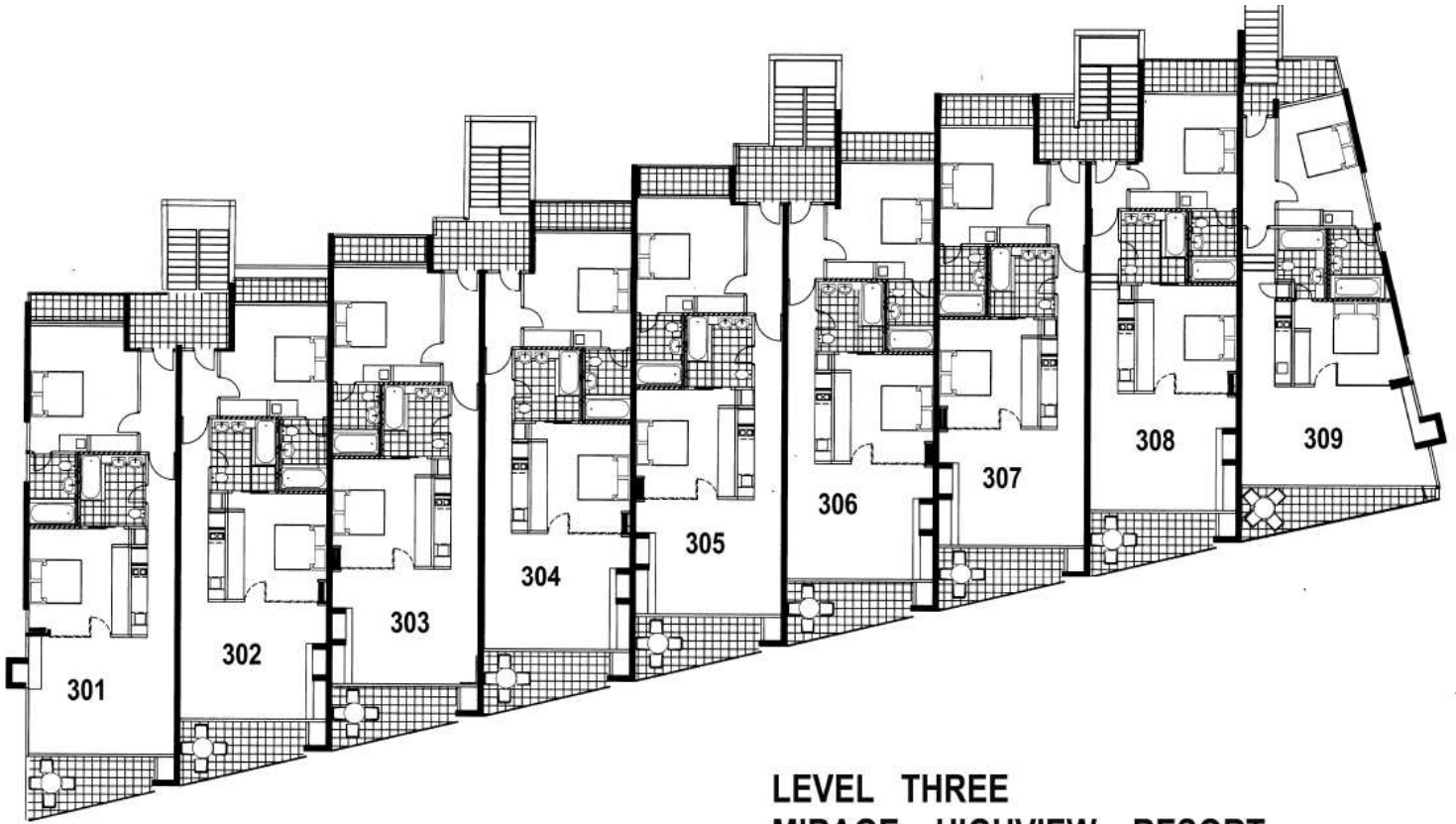
Apartment Floor Plan



LEVEL ONE
MIRAGE HIGHVIEW RESORT



LEVEL TWO
MIRAGE HIGHVIEW RESORT



LEVEL THREE
MIRAGE HIGHVIEW RESORT

HIGHVIEW FURNITURE PACKAGE

LIVING AREA/BALCONY

- GLASS DINING TABLE
- 6 CHAIRS (INDOOR/OUTDOOR)
- 2 2 SEATER SOFA
- GLASS COFFEE TABLE
- METAL OUTDOOR TABLE
- TELEPHONE
- MIRROR OR PRINT
- DRAPES & RAILS

KITCHEN

- 6 CROCKERY & CUTLERY SET
- 6 WINE GLASSES
- 6 TUMBLERS
- STAINLESS STEEL POT/FRYPAN SET
- 2 MIXING BOWLS
- 2 SALAD BOWLS
- PLATTER
- 2 BAKING DISHES
- CASSEROLE DISH
- CALLANDER
- WATER JUG
- UTENSILS
- TEA POT
- COFFEE PLUNGER
- SUGAR BOWL
- MILK JUG
- SALT & PEPPER
- 6 TABLE MATS
- 4 TEA TOWELS
- POT MIT
- TOASTER
- JUG
- HAIRDRYER
- IRON
- IRONING BOARD

MASTER BEDROOM

- KING SPLIT BED
- MATTRESS PROTECTORS
- DUBET, BLANKET & PILLOW PACKAGE
- KING ELECTRIC BLANKET
- 2 SINGLE ELECTRIC BLANKET
- 2 BEDSIDE TABLES
- TELEPHONE
- CLOCK/RADIO
- 2 RUBBISH BINS (BEDROOM & BATHROOM)

STUDIO ROOM

- KING SPLIT BED
- MATTRESS PROTECTORS
- DUVET, BLANKET & PILLOW PACKAGE
- KING ELECTRIC BLANKET
- 2 SINGLE ELECTRIC BLANKET
- 2 BEDSIDE TABLES
- TELEPHONE
- CLOCK/RADIO
- ARMCHAIR
- 2 CROCKERY & CUTLERY SET
- 2 WINE GLASSES
- 2 TUMBLERS
- 2 MICROWAVE DISHES
- SALAD BOWL
- UTENSILS
- SALT & PEPPER
- 2 TEA TOWELS
- TOASTER
- JUG
- HAIRDRYER
- IRON
- IRONING BOARD
- OUTDOOR SIDE TABLE
- 2 OUTDOOR CHAIRS
- DRAPES & RAILS
- 2 RUBBINS BIN (BEDROOM & BATHROOM)

OPTIONAL

- STEREO PACKAGE
- COFFEE MAKER