

305 MONTREAL STREET

Christchurch Central

Six Classical Apartments and A Corner Store



BROOKSFIELD

0800 548 454 | [brooksfield.co.nz](https://www.brooksfield.co.nz)

ABOUT US

Brooksfield

Established in 2019, Brooksfield began property development with a simple goal - create unique homes for people to love where they live. We do not use a 'cookie cutter' design as each one of our developments is tailored to the site, suburb, and surroundings. We build Classical and Georgian, buildings and homes, as well as cottages.

Over the past few years, we have fine-tuned our builds and are constantly looking for ways that we can better our designs to include the latest in design trends, durability, and affordability.

We're filling Christchurch with homes and buildings our grandkids can point at in 100 years and say "Grandad and his friend built these pretty buildings"

- Vincent Holloway, Brooksfield Director

THE BROOKSFIELD DIFFERENCE

We believe that your home should bring a sense of pride every time you arrive home. We challenge ourselves to maximize space and inclusions in every home to suit contemporary lifestyles. Inside every Brooksfield home, you'll find stone benchtops, tiled bathrooms, low-VOC paints and double glazed windows to name just a few of our premium features. It's all part of our commitment to creating beautiful and sustainable homes that exceed people's expectations without costing the earth.

Recenty completed development at Hastings Street West



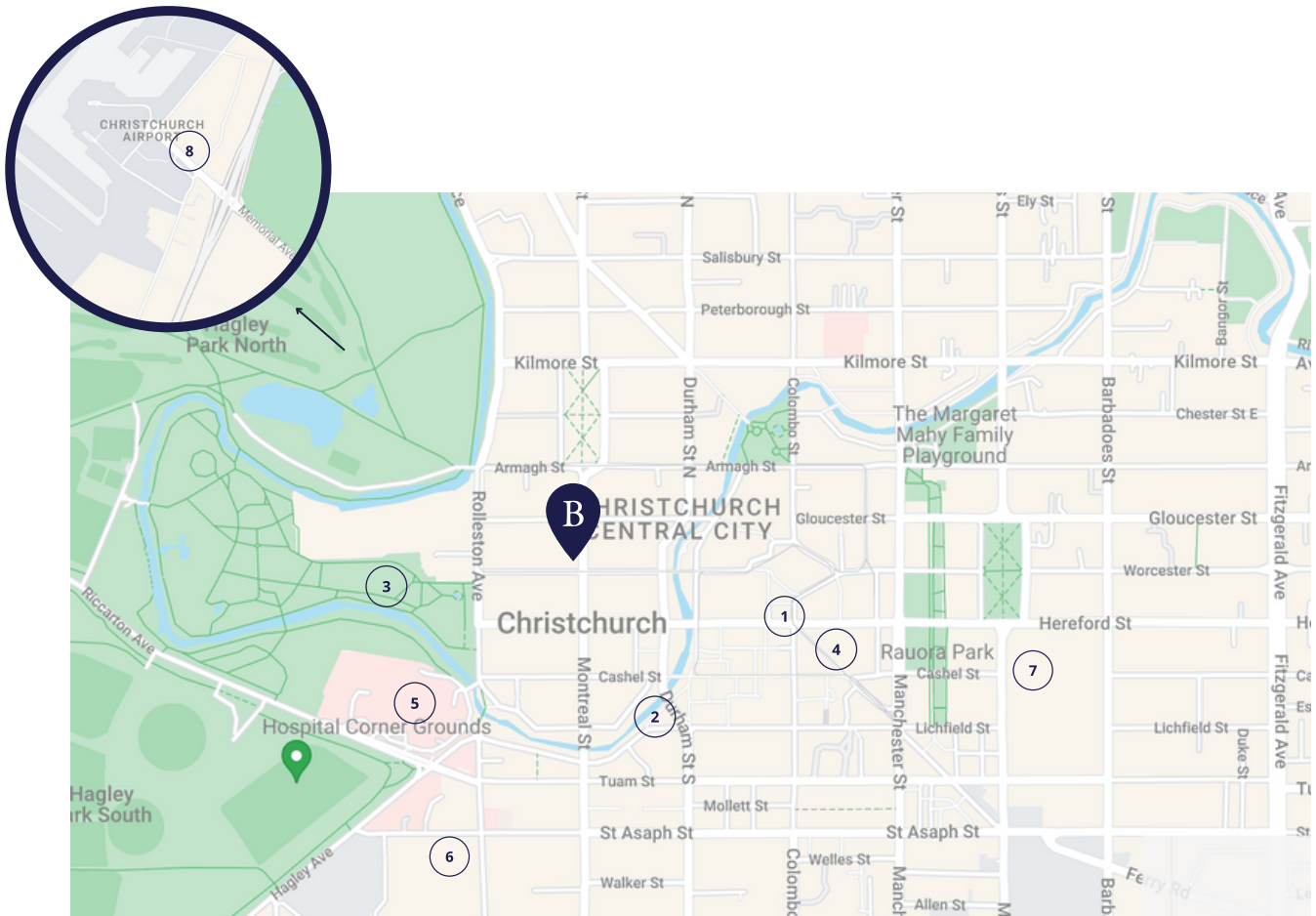
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LOCATION

305 Montreal Street

These Brookfields Apartments are located in the heart of Christchurch City. These homes offer the city on your doorstep. Not only does living in the CBD remove the need for commuting, you will find bars and restaurants on the terrace, bustling eateries scattered throughout the city, Hagley Park, and Christchurch's finest retail centres only a short walk away.



- 1 CBD - 650m
- 2 Riverside Markets - 600m
- 3 Botanical Garden - 750m
- 4 The Crossing - 800m
- 5 Christchurch Hospital - 850m
- 6 Parakiore Recreation and Sport Centre - 950m
- 7 Te Kaha Stadium (Expected completion 2026) - 1.2km
- 8 Christchurch International Airport - 9.2km (16min)

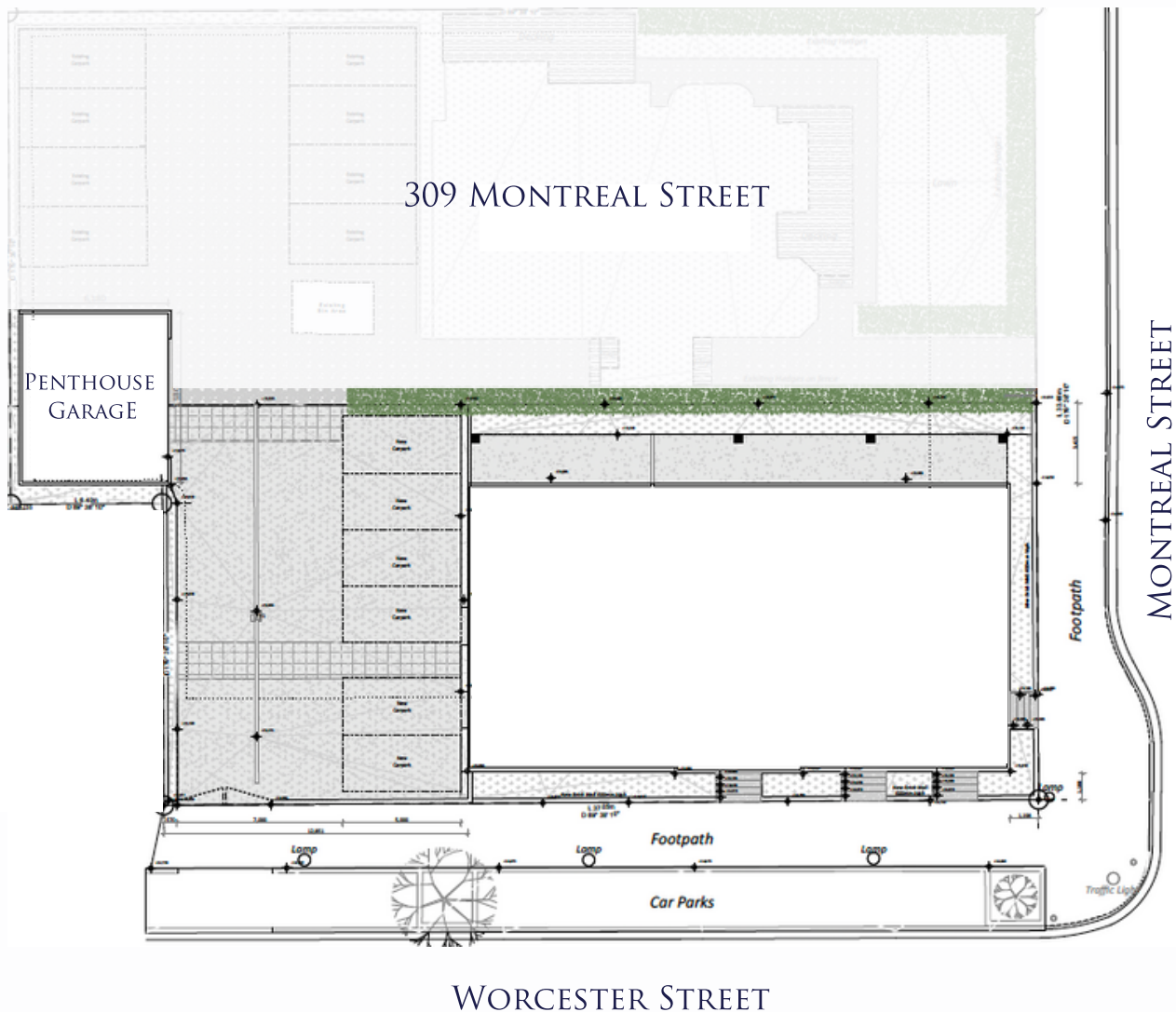
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LAYOUT

305 Montreal Street

These 6 homes are thoughtfully laid out and designed with ample space. Each home features a private balcony and a carpark. The penthouse acquires a double garage. These homes are accessible through a grand foyer located on the ground floor facing Worcester Street. The option of a grand staircase or the central lift will then provide entry to each home.



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ELEVATIONS

305 Montreal Street



NORTH ELEVATION



MONTREAL STREET ELEVATION (EAST)

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ELEVATIONS

305 Montreal Street



WORCESTER STREET ELEVATION (SOUTH)



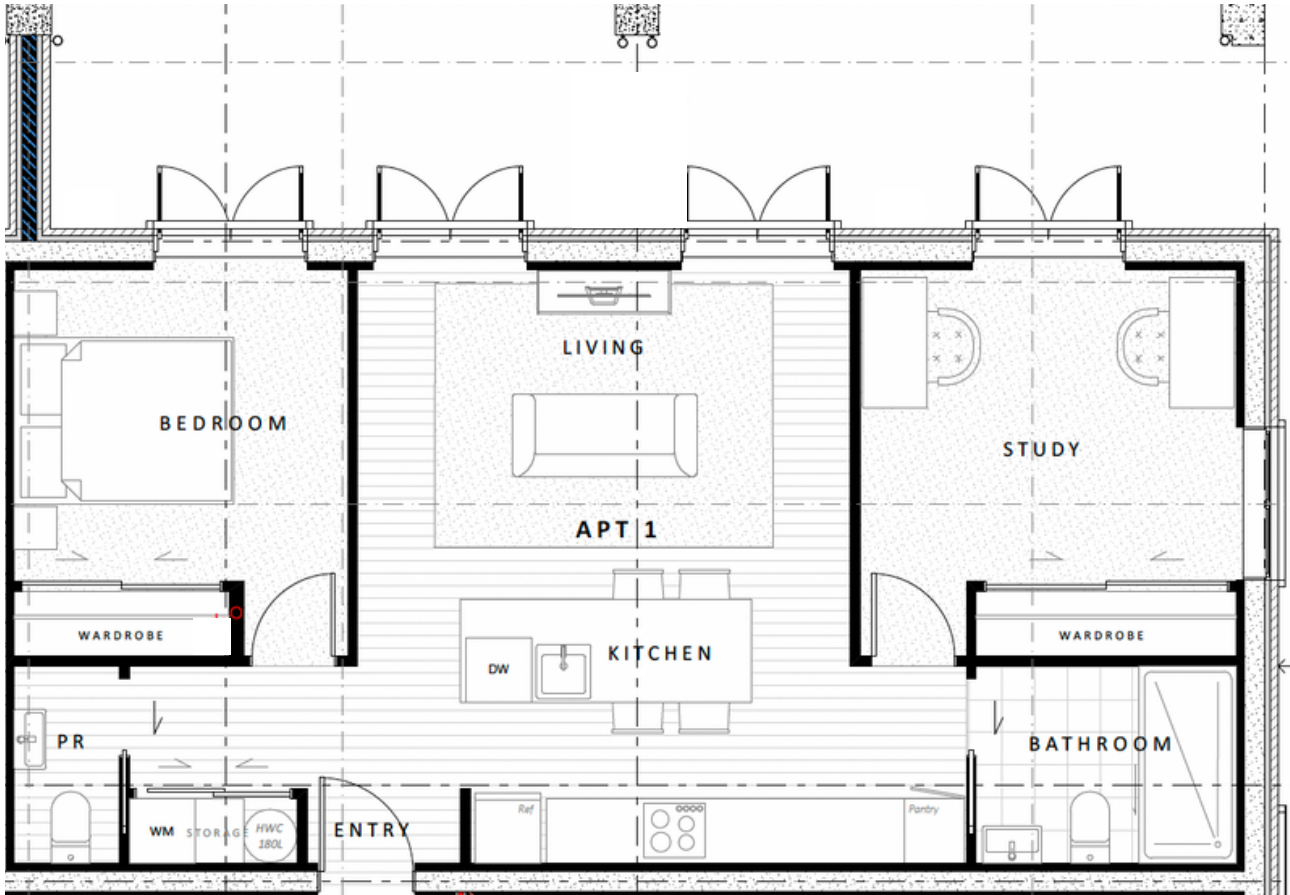
WEST ELEVATION

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FLOOR PLAN - APARTMENT GF1

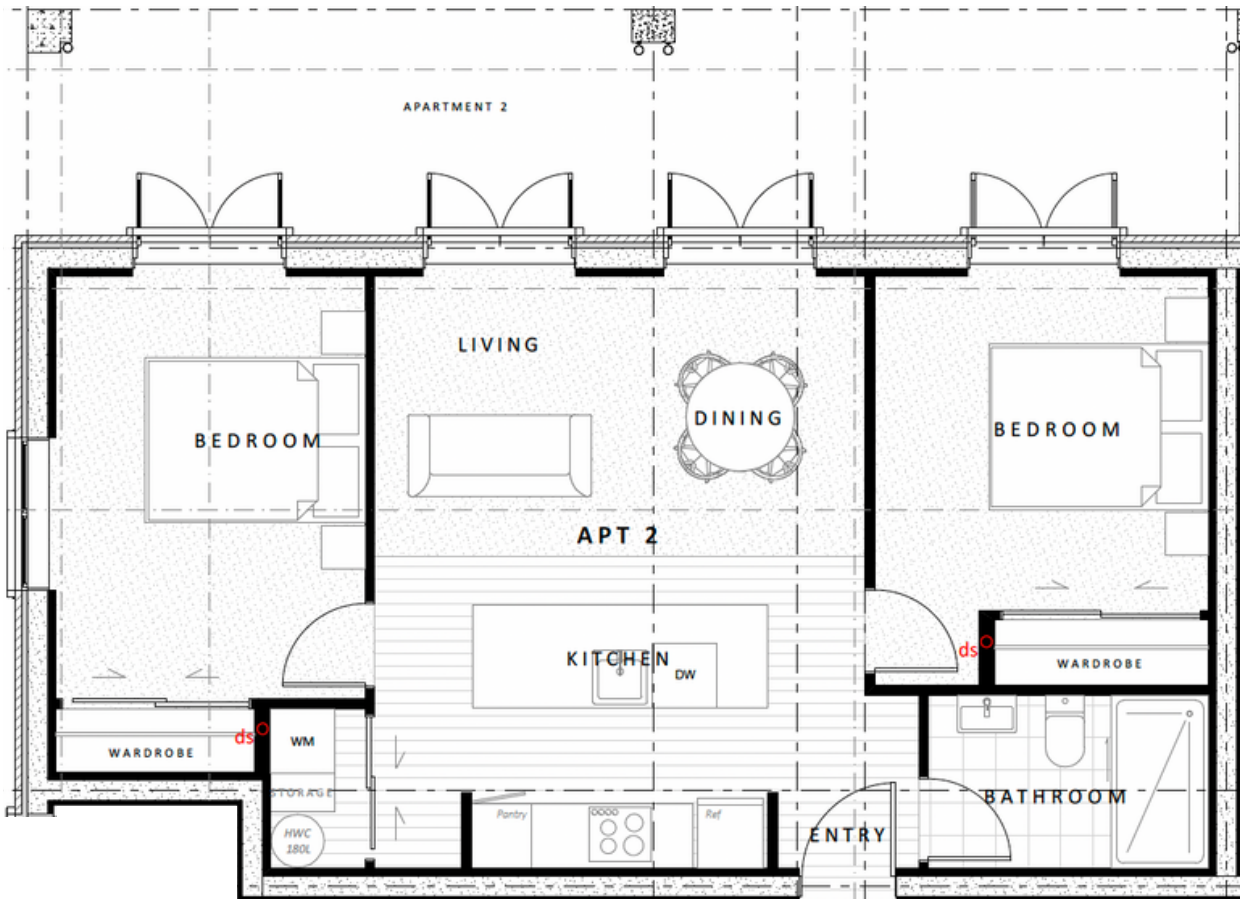
305 Montreal Street



Ground Floor Apartment 1 features well-thought-out spaces designed to complement today's modern lifestyle. Living, dining, and kitchen are combined to create an open plan, large functional space. This is complemented by double doors leading to the generous garden patio which is perfect for entertaining. These spaces are north-facing therefore making the most of all-day sun. The bedrooms maximise the space provided with two bedrooms utilising wardrobe storage.

FLOOR PLAN - APARTMENT GF2

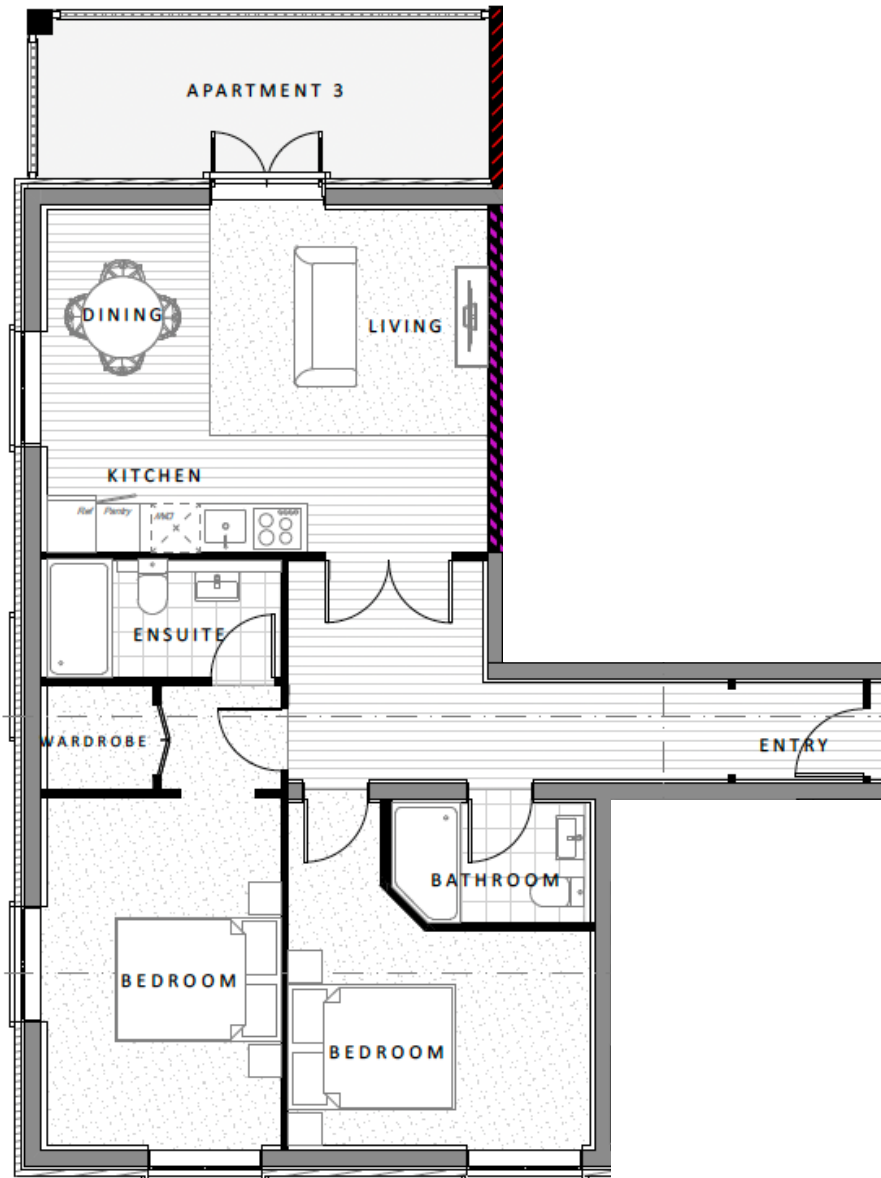
305 Montreal Street



Ground Floor Apartment 2 features well-thought-out spaces designed to complement today's modern lifestyle. Living, dining, and kitchen are combined to create an open plan and functional space. This is complemented by a double french door's leading to the garden patio which is perfect for entertaining. This apartment has two large double bedrooms with an internal wardrobes. These spaces are north-facing therefore making the most of all-day sun.

FLOOR PLAN - APARTMENT 3

305 Montreal Street



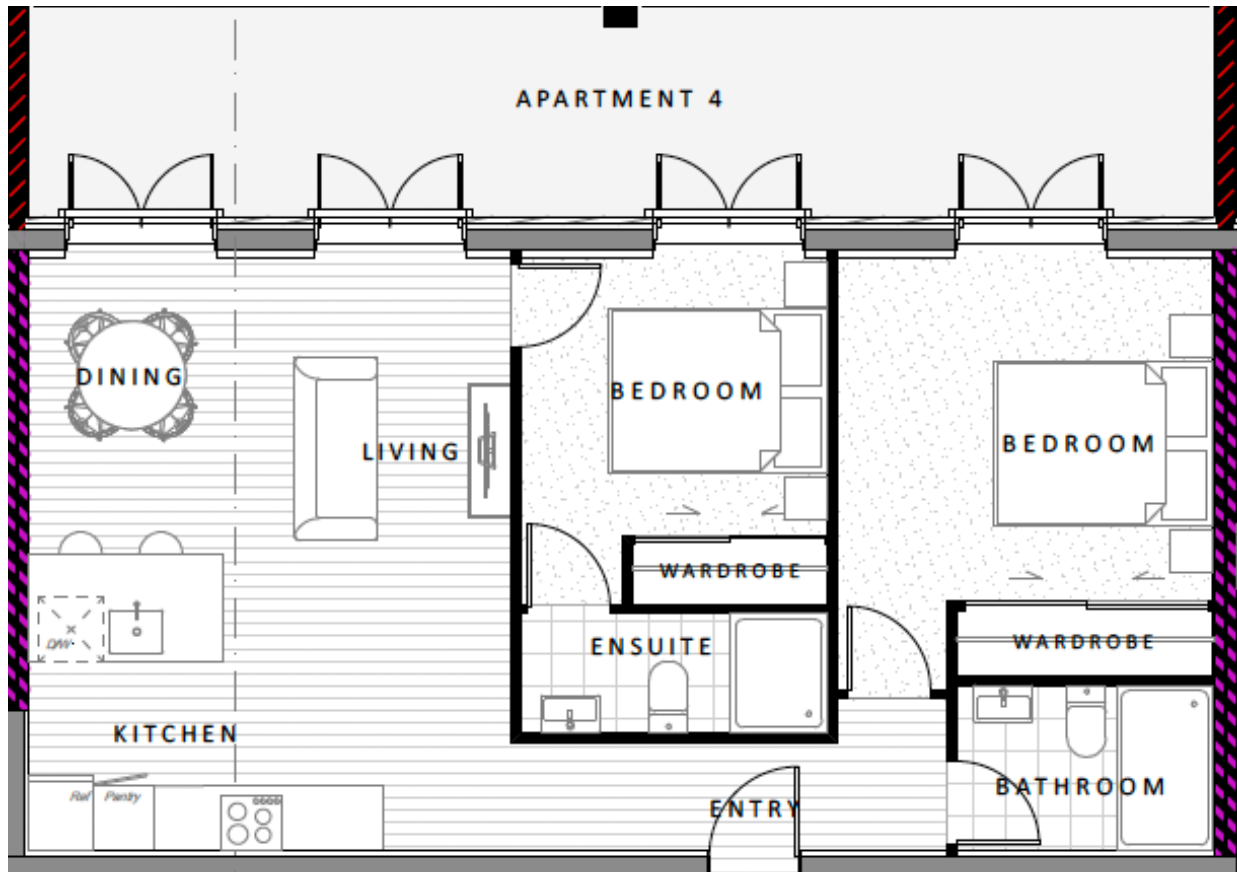
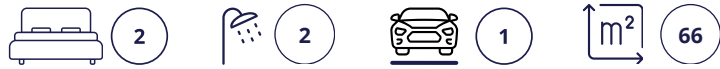
Apartment 3 features well-thought-out spaces designed to complement today's modern lifestyle. The entryway to the apartment leads into an open-plan living, dining, and kitchen space which flows onto the north-facing balcony via two large double doors capturing all-day sun. The master bedroom boasts ample space with a dressing room and ensuite.

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FLOOR PLAN - APARTMENT 4

305 Montreal Street



Apartment Four features well-thought-out spaces designed to complement today's modern lifestyle. The entryway to the apartment leads into a generous living, dining, and kitchen area which features a north-facing balcony accessible via double doors, capturing all-day sun. Both bedrooms feature built-in wardrobes, the master bedroom with an ensuite. Both bedrooms have access to the balcony via double doors enhancing space and light.

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FLOOR PLAN - APARTMENT 5

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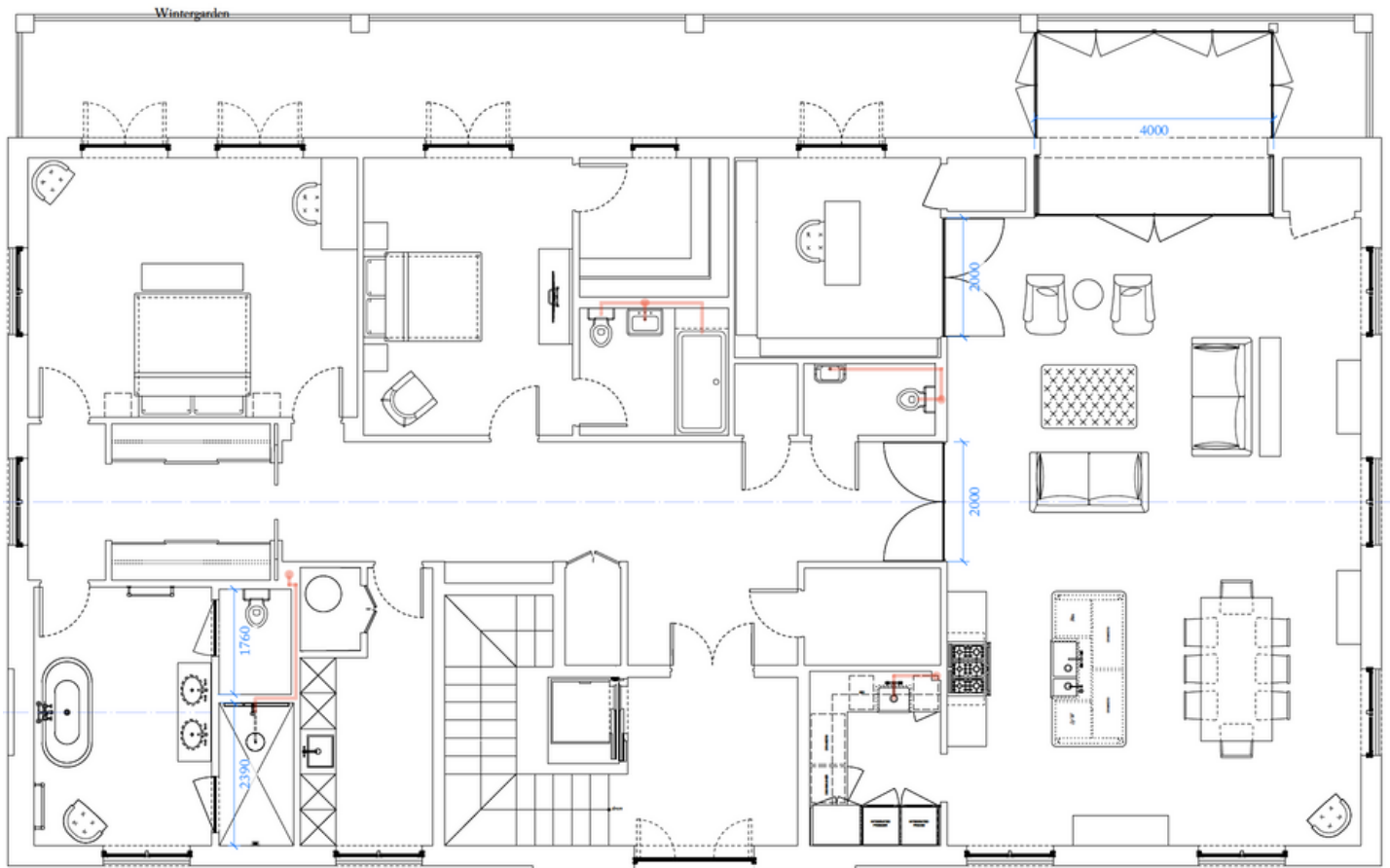
Apartment Five features well-thought-out spaces designed to complement today's modern lifestyle. The entryway to the apartment leads into an open-plan living, dining, and kitchen space which flows onto the north-facing balcony via two large double doors capturing all-day sun. Bedroom two is a double bedroom with a built-in wardrobe, while the master boasts ample space with a built-in wardrobe and an ensuite.

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FLOOR PLAN - PENTHOUSE

305 Montreal Street



DESIGN

Brooksfield Heritage

These homes are the latest in our series of classically, designed apartments. Each home features well-thought-out spaces. All of our interiors feature a modern and neutral palette allowing you to add your own personal flair and unique touches with ease. At Brooksfield we believe in using quality and sustainable materials so all of our homes come with low-VOC paint, tiled flooring, wool carpets, and wool insulation as standard.

COLOURS AND SPECIFICATIONS

Exterior



Cladding - Roman Bricks



Longrun Roofing
Colour: TBC



Yale Keyless Entry

Interior



Walls - Resene Half Parchment
Low-VOC Paint



Skirtings, Ceilings & Doors -
Quarter Merino
Low-VOC Paint



Bathroom Floor and
Shower Tile - Stonebrook Luna
Matt



Kitchen
Oak Flooring - Coronet Peak



8th Wonder - Wool Carpet
Waitaki River



Kitchen Cabinetry - Avenida
Range
Colours: Green, Cream or Blue



Silestone Calacatta Gold,
Polished Benchtop



Thermally Backed Curtains -
Biella Vanilla



Venetian Blinds



Wool Insulation

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PLUMBING AND ELECTRICAL

Plumbing



W/C Cloakroom Basin
Wall Mounted & Basin Stand



The Water Monopoly - Paris
760mm basin on pedestal



The Water Monopoly - Paris
650mm basin on pedestal



Perrin & Rowe - Three hole
basin set with white porcelain
levers



Cloakroom Basin Tapware -
Perrin & Rowe Pillar Taps



Regal Classic Kitchen Mixer
with Pull out Spray - Brushed
Nickel



Saniform Plus One-Seater
Bath



Regal Wall Mount Bath/Shower
Mixer - Brushed
Nickel



Regal Shower Mixer -
Brushed Nickel



British Toilet Roll Holder -
Brushed Nickel



Electrical



Carlton Towel Warmer



Mirror Cabinet



Bathroom Heater - Serene
2068



Downlights - LED



Traditional Light Switch -
Worn Brass



Switch Block - Colour:
White



Original BTC Swan Neck
Lamp



PDL Sockets

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HARDWARE



Classic
Kitchen Cabinetry Handles



Reims Door Handles

APPLIANCES



Oven - Miele
Built in Oven (H 2850 BP)



Rangehood - Miele Built-in
Rangehood (DA 2450)



Cook Top - Miele four zone
induction cook top (KM 7201 FR)



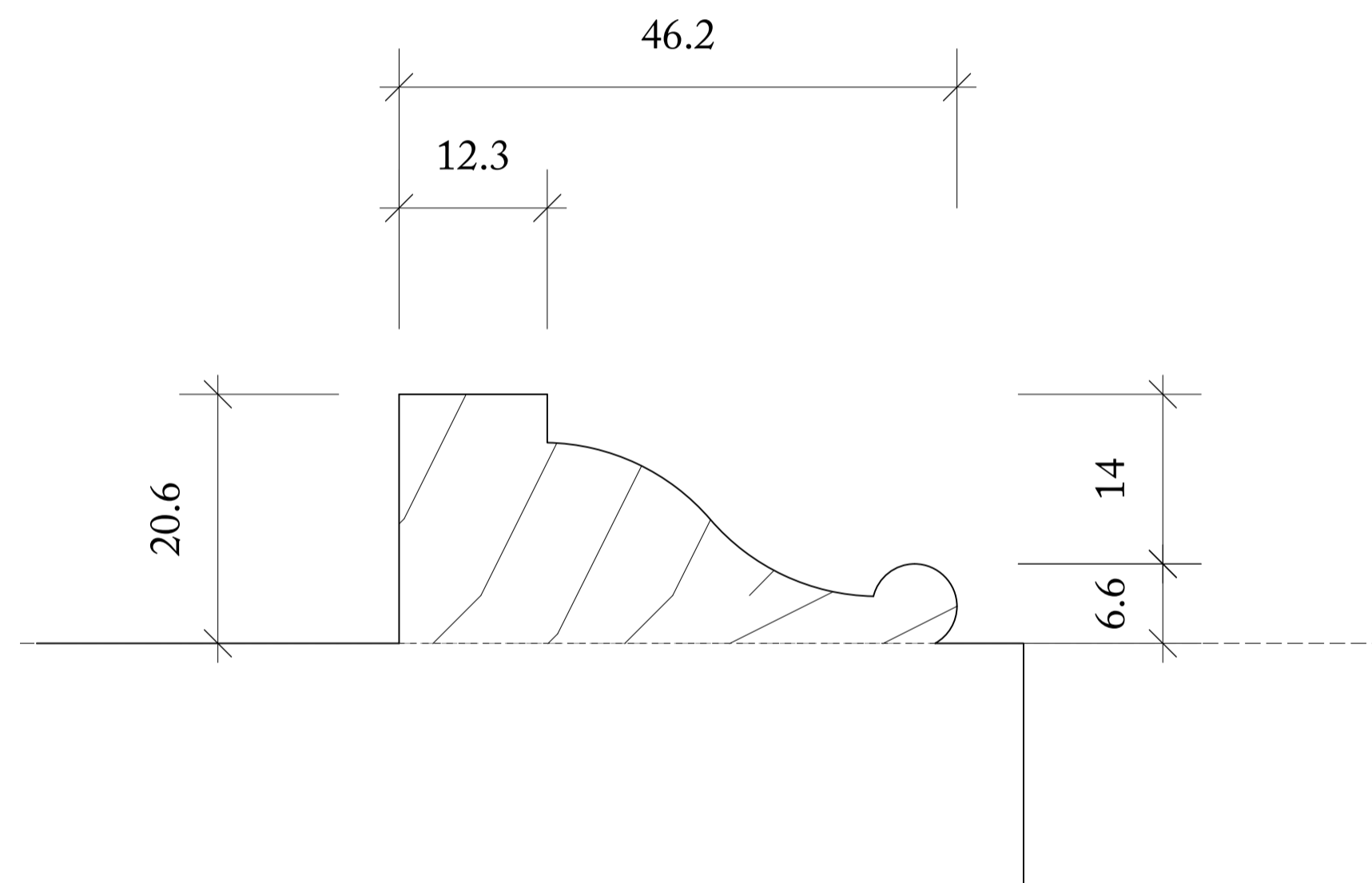
Dishwasher - Miele Fully
Integrated Dishwasher
(G5053SCVIBK)



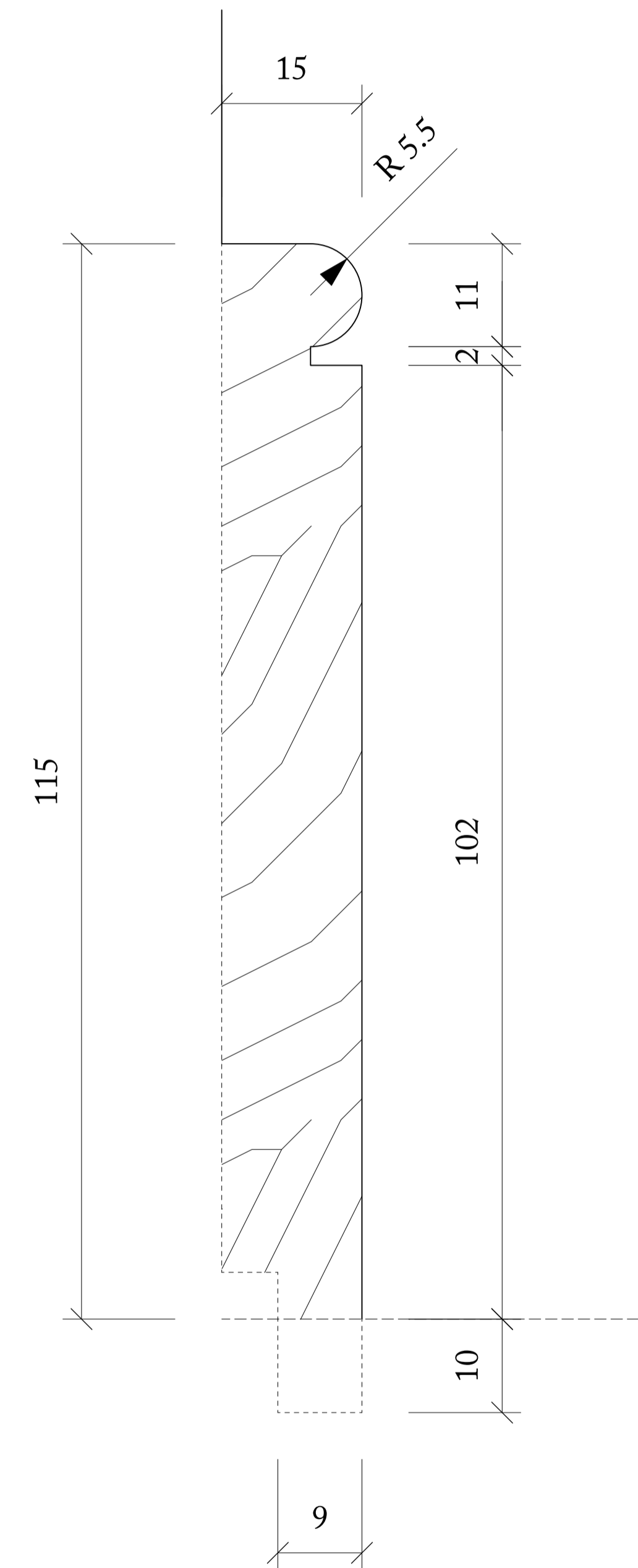
Miele Microwave
(M2240 SC OBS)



Ducted Heating
and Cooling



1 ARCHITRAVE
1:1 @ A3

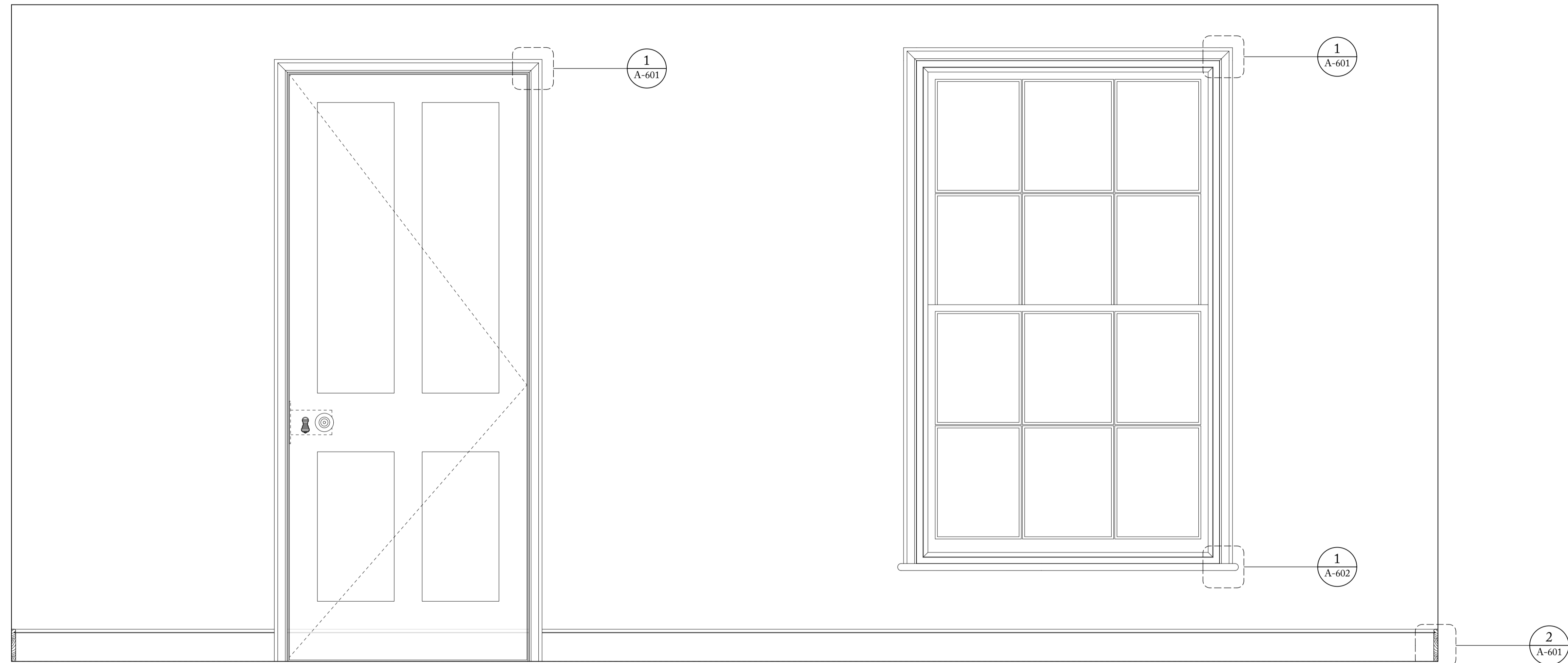


2 SKIRTING
1:1 @ A3

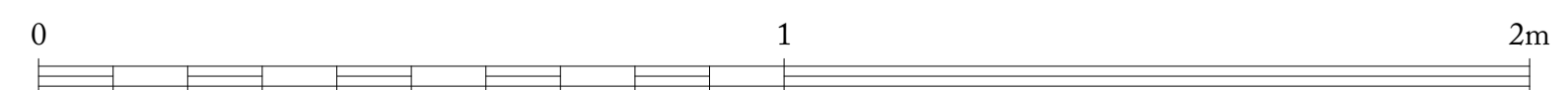
Skirting and Architrave Profile



Ben Pentreath		1-4 Lamp Office Court Lambis Conduit Street London WC1N 3NF T +44 (0) 20 7430 2424 benpentreath.com	
PROJECT: BROOKSFIELD			
TITLE: STANDARD PROFILES TYPE B			
DRAWING NO: A-601	REV. NO: -		
SCALE: N/A 1:1 @ A3	DRAWN BY: RH		
DATE: 27.04.23	CHECKED BY: RI		
All dimensions to be checked on site. All designs © Ben Pentreath Ltd 2022. Not to be reproduced without permission			



Skirting and Architrave Profile



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PROJECT: **BROOKSFIELD**

TITLE: **STANDARD PROFILES
TYPE B ELEVATION**

DRAWING NO: A-301 REV. NO: -

SCALE: 1:10 @ A1 DRAWN BY: RH
1:20 @ A3

DATE: 27.04.23 CHECKED BY: RI

All dimensions to be checked on site.
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PRICE LIST

305 Montreal Street

HOUSE NUMBER	BEDROOMS	BATHROOMS	CARPARKS	SIZE	PRICE
Apartment GF1	2	1.5	1	74m2	\$1,110,000
Apartment GF2	2	1	1	74m2	\$1,110,000
Apartment 3	2	2	1	82m2	\$1,230,000
Apartment 4	2	2	1	66m2	\$990,000
Apartment 5	2	2	1	94m2	\$1,400,000
Penthouse	2	2.5	Double Garage	254m2	\$3,810,000

Estimated start

Estimated completion

Title type

May 2024

May 2025

Fee Simple

All homes are sold as a turn-key package. Everything will be completed prior to handover including window furnishings and landscaping.

BUYING WITH US

Brookfield

- 1 Contact us to speak with a sales consultant about our homes and select your preferred unit.
- 2 Sign a conditional agreement for your selected property and send to your lawyer to review.
- 3 Complete your due diligence and once you are happy to confirm, pay the required deposit. Our team are here to help you with any questions that you may have during this time.
- 4 Sit back and relax while we build your brand new home.

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