



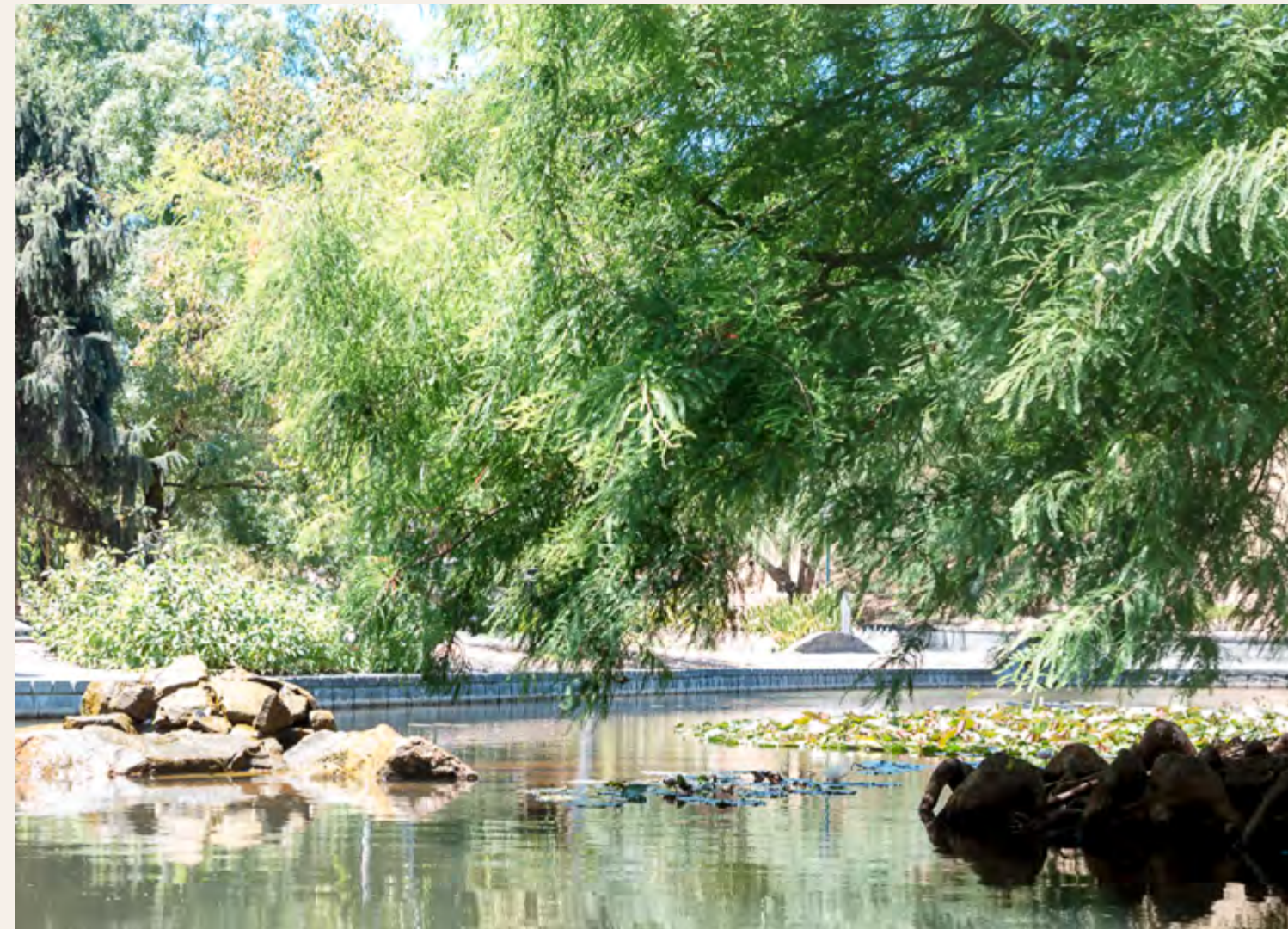
Retaining much of its English charm since the 1800s', Berwick is a beautiful blend of culture, village living and city-like convenience.

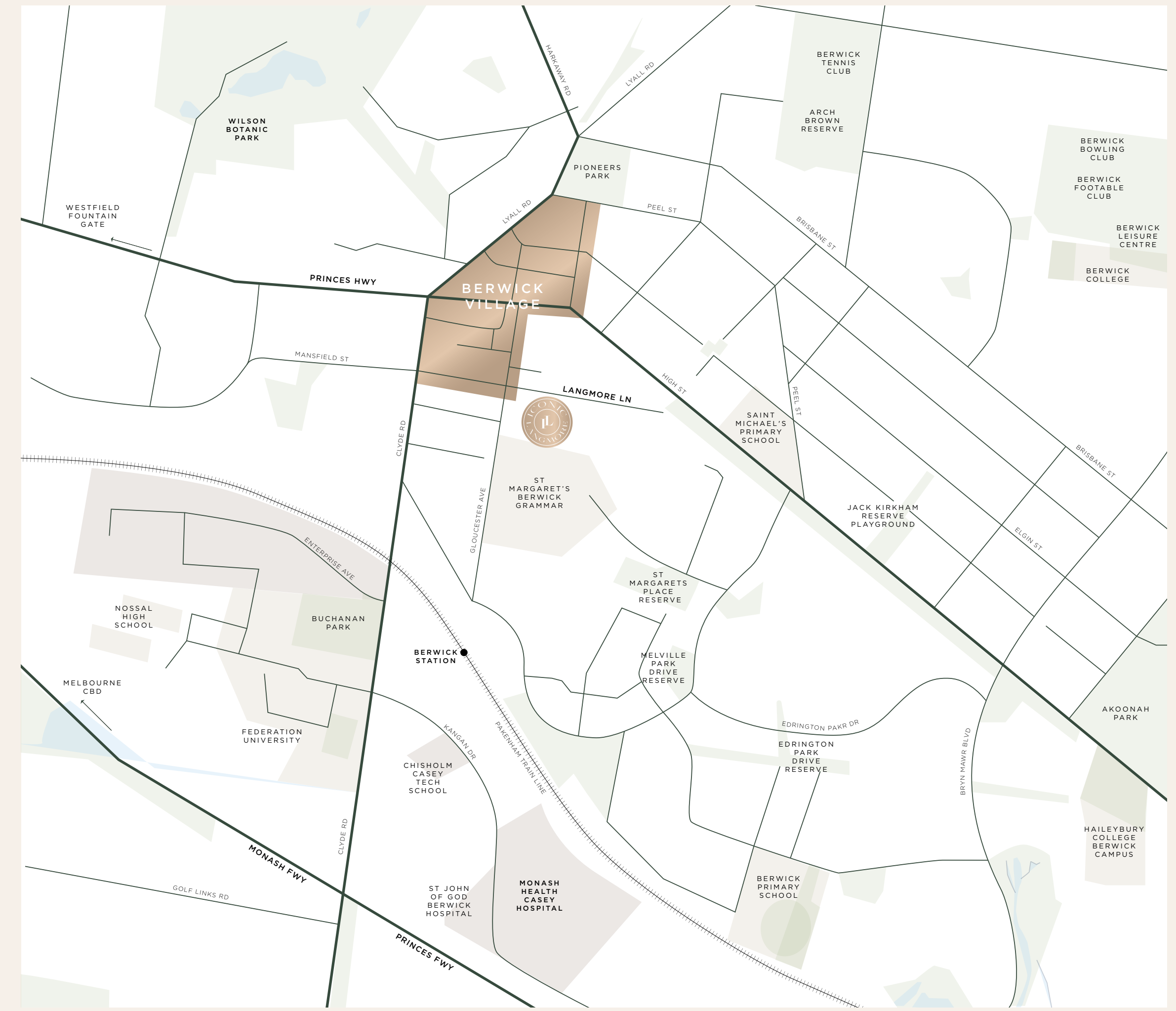
Nestled in an exclusive part of Berwick, Iconic Langmore welcomes a life of grace in this premier suburb, from the rich heritage, tranquil parklands to the first-rate education, the area is bejewelled with Melbourne's finest.

Iconic Langmore presents a boutique collection of 16 luxurious apartments, each apartment has been created to bear the hallmark of perfection, one that exudes style, comfort and refinements in an idyllic setting.



PRESTIGE
VILLAGE LIVING
IN BERWICK







Prestige and contemporary, Iconic Langmore's architecture paves the way for an innovative design in Berwick. Thoughtfully designed and crafted without compromise, the building is a standing testament to impeccable style and an elevated level of luxury living.

From visual to tactile, the collection of apartments exhibits the elements of a distinguished home. The use of organic forms and materials is an instant natural expansion to the nearby leafy surroundings.





ARTIST'S IMPRESSION





Iconic Langmore defines the combination of opulence and comfort. Every finish and fixture has been crafted to a premium standard of living through high-quality craftsmanship and clever appointments.

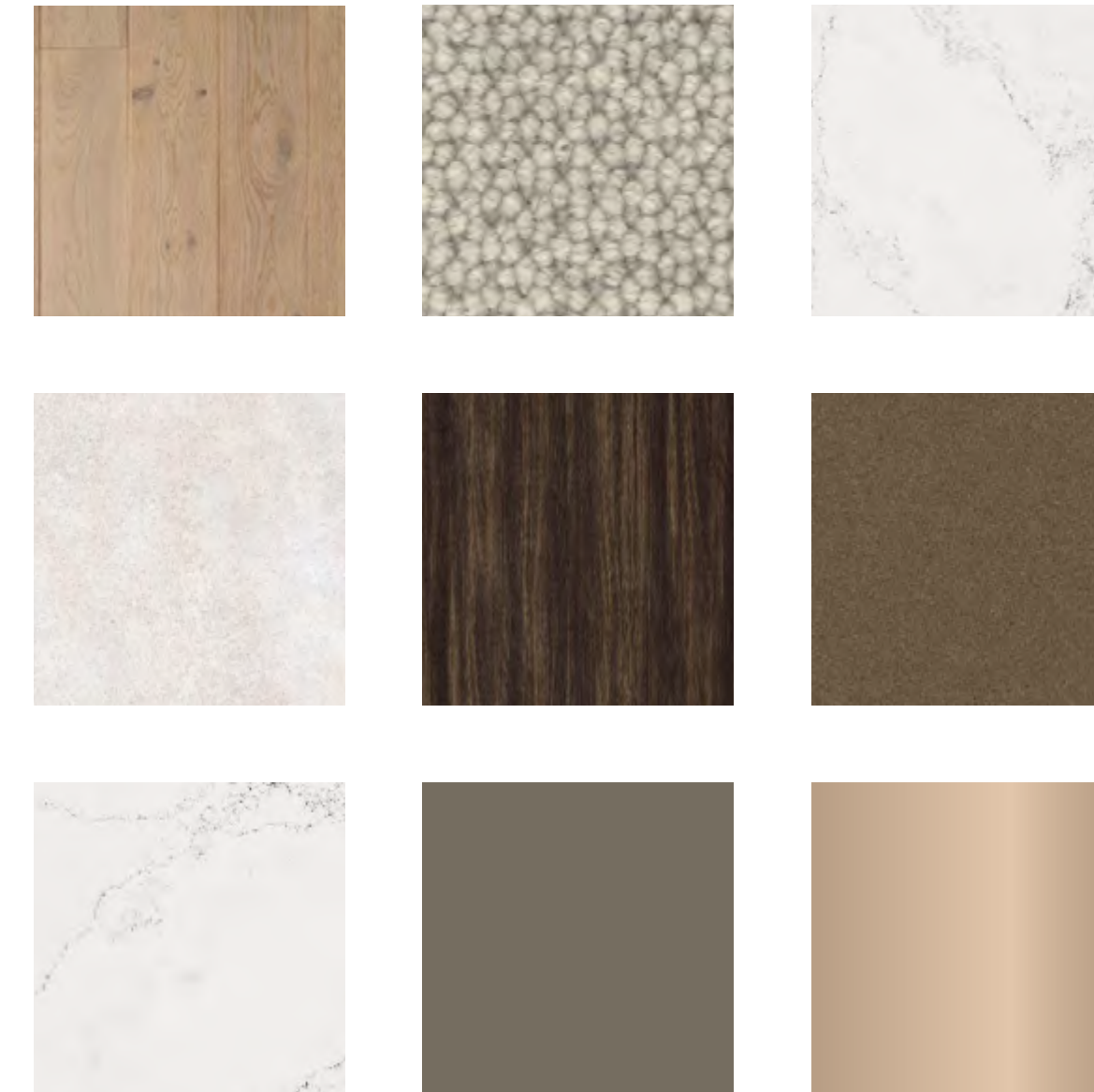
These apartments are spoiled with lavish features to make everyday living an indulgence. The kitchen reflects a warm and welcoming feel that highlights the effortless elegance of the room. It showcases cutting-edge appliances from Miele and a Vintec wine cabinet for daily convenience or gourmet experiences.

The living and bedrooms are well equipped with ducted air conditioning, keeping the space cool and fresh during warmer months whereas the built-in linear electric fireplace* makes the colder months bearable, all these features deliver unparalleled luxury and liveability.

*in selected apartments only

LIGHT SCHEME

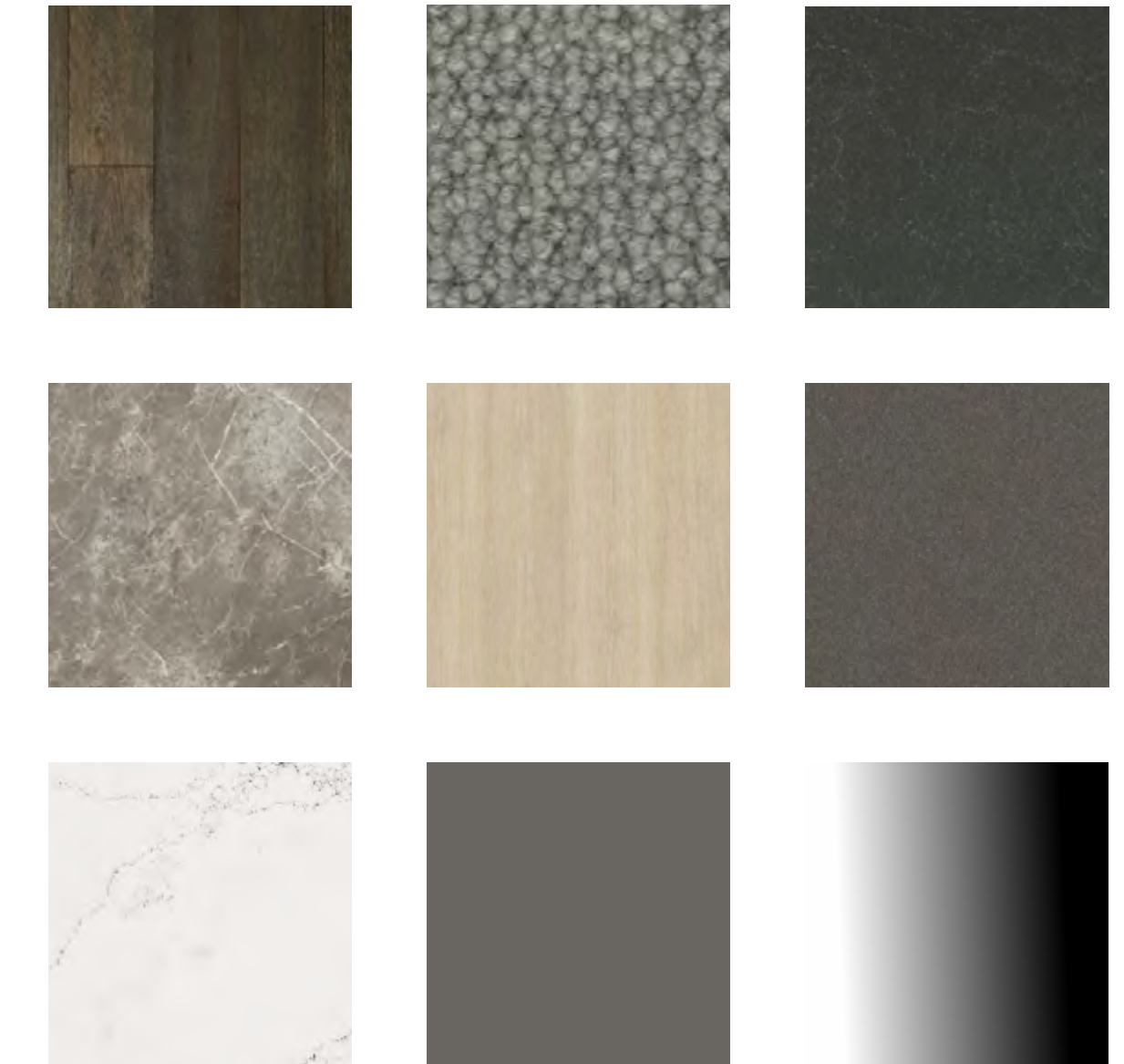
Based on the belief in simple perfection, the design revolves around a play on texture, stone and timber in a natural palette. Classic and timeless, this simplicity encourages residents to engage and react with their touch.



- | | | |
|---|---|---|
| 1 | 2 | 3 |
| 4 | 5 | 6 |
| 7 | 8 | 9 |
- 1 ENGINEERED TIMBER FLOORING | GENERAL
 - 2 CARPET | BEDROOM
 - 3 RECONSITUTED STONE | KITCHEN BENCHTOP & PANTRY
BATHROOM VANITY & BASIN, LAUNDRY
 - 4 PORCELAIN TILE | BATHROOM & LAUNDRY
 - 5 LAMINATE | KITCHEN, BATHROOM, LIVING, LAUNDRY,
BEDROOM & STUDY
 - 6 JOINERY | KITCHEN
 - 7 RECONSITUTED STONE | KITCHEN SPLASHBACK & FIREPLACE
 - 8 JOINERY | LIVING
 - 9 TAPWARE | BRUSHED GOLD

DARK SCHEME

Full of character and intriguing, this contrasting colour palette accentuates the complex details on the stone and timber. This design celebrates the warmth and richness of the tone, a bold design statement that adds to the understated style.



- | | | |
|---|---|---|
| 1 | 2 | 3 |
| 4 | 5 | 6 |
| 7 | 8 | 9 |
- 1 ENGINEERED TIMBER FLOORING | GENERAL
 - 2 CARPET | BEDROOM
 - 3 RECONSITUTED STONE | KITCHEN BENCHTOP & PANTRY
BATHROOM VANITY & BASIN, LAUNDRY
 - 4 PORCELAIN TILE | BATHROOM & LAUNDRY
 - 5 LAMINATE | KITCHEN, BATHROOM, LIVING, LAUNDRY,
BEDROOM & STUDY
 - 6 JOINERY | KITCHEN
 - 7 RECONSITUTED STONE | KITCHEN SPLASHBACK & FIREPLACE
 - 8 JOINERY | LIVING
 - 9 TAPWARE | MATTE BLACK







LIGHT SCHEME - ARTIST'S IMPRESSION

Immerse into a private sanctuary and let the daily worries melt away. This space exudes an air of serenity and indulges in the sublimity of stillness. The bathroom also features heated towel rails and underfloor heating functions for the ultimate daily pamper.



DARK SCHEME - ARTIST'S IMPRESSION

PRESTIGE
VILLAGE LIVING
IN BERWICK



Enjoy the simple privileges of a spacious car park and a well-fitted gymnasium. The basement garage provides further conveniences at residents' fingertips with a car wash station and a Tesla charging station.

The gymnasium is fitted with state-of-the-art equipment and is thoughtfully curated to cater for a variety of fitness and health needs.

ARTIST'S IMPRESSION



Considering Berwick's reputation for its lush surroundings and period charm, the area has evolved over time and yet retains most of its sanctuary-like atmosphere. A quiet home with the benefits of a bustling community, Iconic Langmore connects you to a higher living.



PRESTIGE
VILLAGE LIVING
IN BERWICK



Explore the great outdoors at Wilson Botanic Park. It is the perfect place to make the most out of a weekend. Take in the vast 39 hectares of picturesque landscape, wander through the walking paths and be captivated by the native and exotic flora and fauna.

Berwick Village has a distinctive character that is rarely found in Melbourne.

- 1 COLES
- 2 WOOLWORTHS
- 3 DAN MURPHY'S
- 4 CIRCA 1884 - THE BERWICK COURTHOUSE
- 5 SANDROS CAFE & RESTAURANT BAR
- 6 CAFE REVIVAL
- 7 BERWICK VILLAGE BAKERY & CAFE
- 8 URBAN RESERVE
- 9 LE FEU DINING
- 10 EURO CAFE 38
- 11 HOUSE OF BURGERS
- 12 BERWICK THAI
- 13 EATZ IN BERICK FISH & CHIPS
- 14 THE CHEESECAKE SHOP
- 15 BERWICK FLOWERS
- 16 COLD ROCK ICE CREAM
- 17 POPULUS CAFE
- 18 LA BAGUETTE CAFE
- 19 LANTERNS VIET KITCHEN
- 20 DUMPLING ZONE
- 21 GLORIA JEAN'S COFFEES
- 22 COMMONWEALTH BANK
- 23 SHANIKAS ITALIAN RESTAURANT
- 24 BERWICK PHARMACY
- 25 NAB

- 26 WESTPAC
- 27 LAVA CAFE & RESTAURANT
- 28 AUSTRALIA POST
- 29 BERWICK INN HOTEL
- 30 GUSTO WOODFIRED PIZZA
- 31 ANOOK RESTAURANT
- 32 BERWICK OPTICAL CENTRE
- 33 THE BRICK HOUSE RESTAURANT & BAR
- 34 FLOUR & FERN CAFE
- 35 MR BLACK JUICERY
- 36 COCOWHIP
- 37 PRIMARY @ PIONEERS PARK
- 38 ALLURA HAIRDRESSING BOUTIQUE
- 39 AMALA SPA & BEAUTY
- 40 CASEY REMEDIAL THERAPIES
- 41 THE MAIN CAFE BAR & RESTAURANT
- 42 SNAP FITNESS 24/7
- 43 BERWICK HIGH STREET SURGERY
- 44 ENDOTA SPA
- 45 BERWICK RSL
- 46 BERWICK EYE CENTRE
- 47 THE BASE YOGA
- 48 RDC & SPA
- 49 OPTISTART CHIROPRACTIC
- 50 A BETTER DENTAL CARE



PRESTIGE
VILLAGE LIVING
IN BERWICK



Berwick Village has a distinctive character that is rarely found in Melbourne. Its quaint English heritage vibe, vibrant community, local activities, and inviting atmosphere are what makes Berwick a multicultural and prospering area.

For further retail needs, Westfield Fountain Gate is one of the largest shopping centres in Melbourne and is just a short drive away.



PRESTIGE
VILLAGE LIVING
IN BERWICK



Berwick offers some of Victoria's top-notch education choices, with Haileybury, Nossal High School and St Margaret's Berwick Grammar leading the public and private education ranks, families can rest assured that education excellence surrounds your home. For further studies, Federation University and Chisholm Casey Tech School are impressive closeby options.

PRESTIGE
VILLAGE LIVING
IN BERWICK



Berwick is a lifestyle-oriented suburb with lots to offer. A variety of sporting clubs and recreation centres such as Berwick Leisure Centre, Berwick Tennis Club and Bowling Club are available to enrich an active life.

PRESTIGE
VILLAGE LIVING
IN BERWICK



A location like Iconic Langmore puts you in the heart of all necessary facilities. Commuting is made stress-free with convenient access to the Berwick train station and regular bus services. To travel into the city or beyond, the Monash Freeway makes your journey easier and quicker. Medical needs are easily met with reputable hospitals nearby. St John of God or Monash Casey Health are merely a few minutes away.



A project like Iconic Langmore with its desirable location, sophisticated and modern design and visions of higher living are made possible with the help of a team of excellence. We work closely together with the architects, suppliers and designers to ensure every detail is delivered to the highest possible standard for a truly phenomenal collection of boutique apartments.

DEVELOPER



Harmon Group Developments have proud history of delivering quality residential and commercial developments across Melbourne.

With over 40 years of construction and development experience across residential, community living and commercial projects, the team at Harmon Group have strong commitment to producing innovative developments that are not only focused on quality and attention to detail but also a place that buyers can be proud to call their home.

ARCHITECT

BALDASSO CORTESE

Baldasso Cortese is an established, Melbourne-based architectural and interior design practice. For over 35+ years, the team has designed and delivered innovative and sustainable residential projects. Our work is founded on crafting quality spaces and places that support contemporary living.

CREATIVE AGENCY



DLX is the one-stop creative agency for innovative branding and design solutions for all your marketing needs. Whether it's property development, food & beverage or corporate identity and branding, our team brings specialist expertise at every stage of the process, so you can stay focused on what matters - building business success.

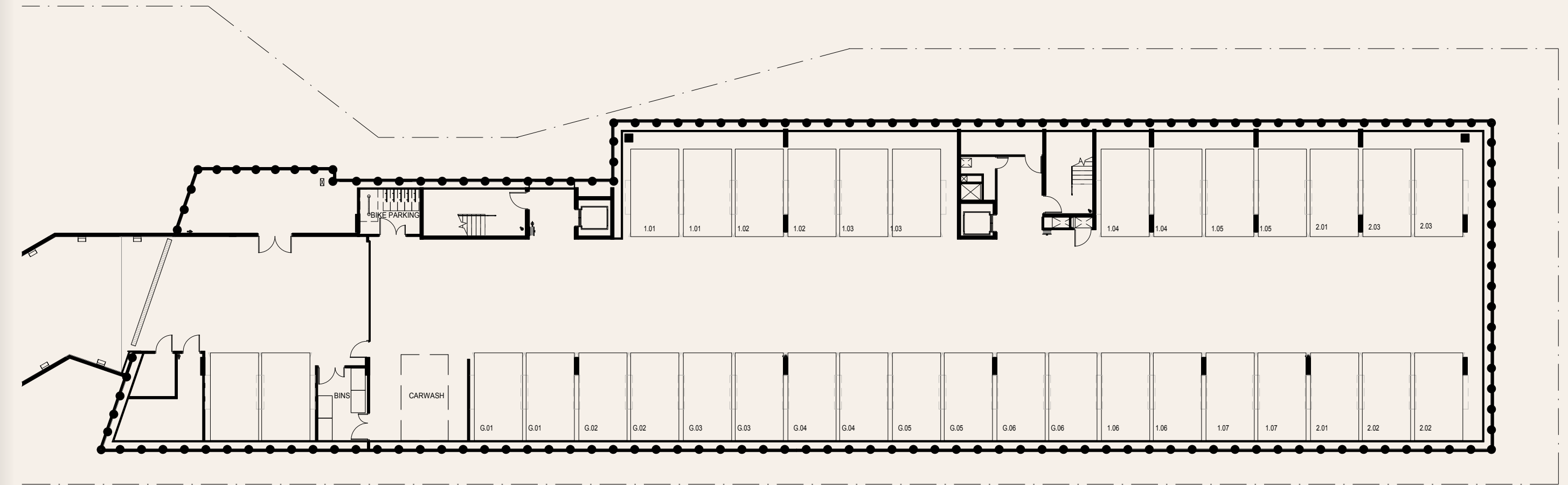


FLOORPLATES

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ICONIC LANGMORE BERWICK



BASEMENT LEVEL

26 Langmore Lane, Berwick

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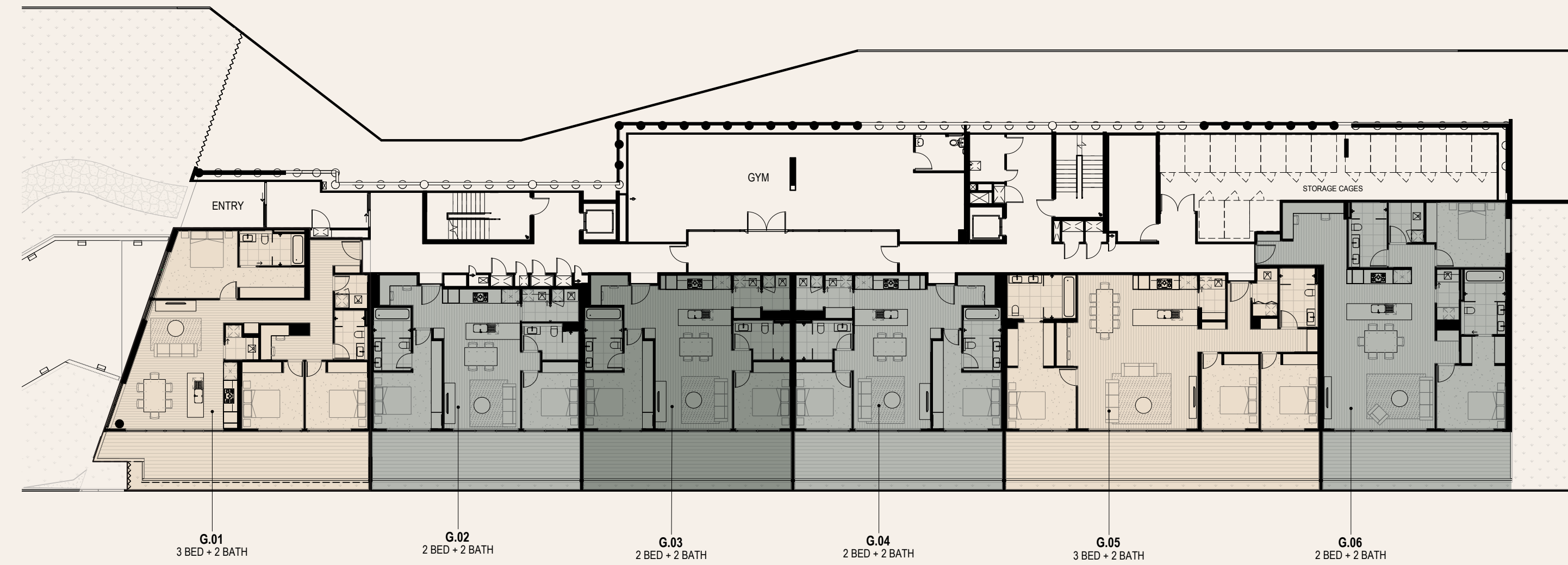
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GROUND LEVEL

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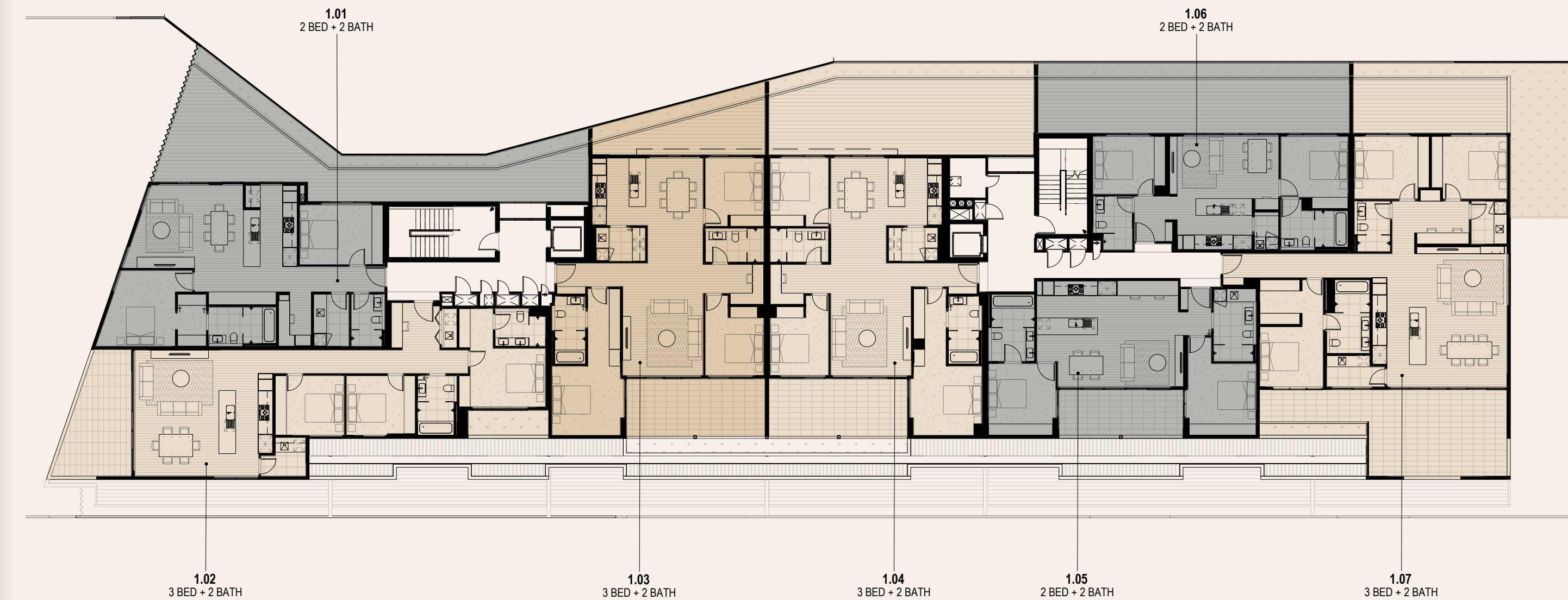
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- 2 BEDROOM
- 3 BEDROOM



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LEVEL 01

26 Langmore Lane, Berwick

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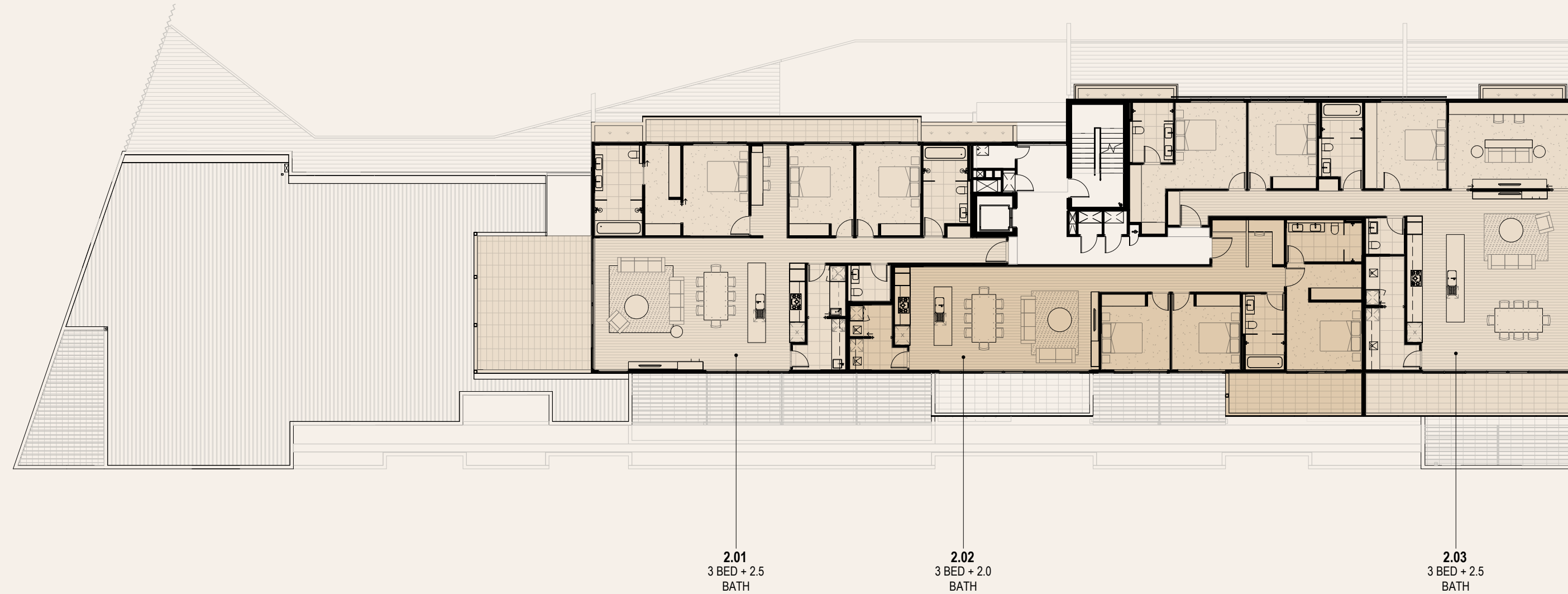
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- 2 BEDROOM
- 3 BEDROOM





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FLOORPLANS

LEVEL 02

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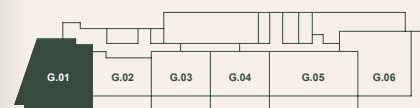
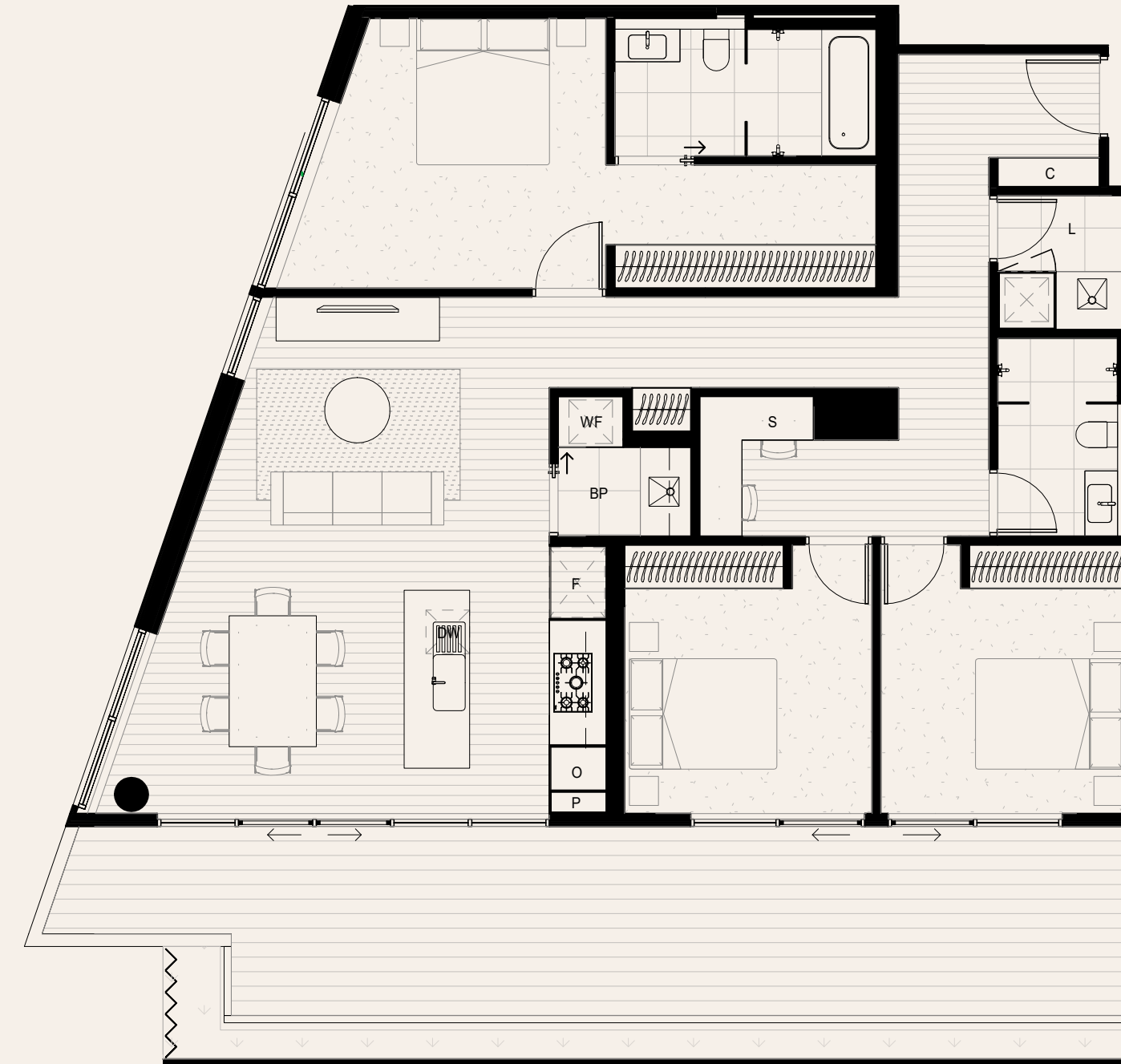
BERWICK

G.01

3 BEDROOM
2 BATHROOM
2 CAR SPACE

INTERNAL AREA 142.5 m²
EXTERNAL AREA 46.4 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE

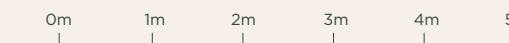


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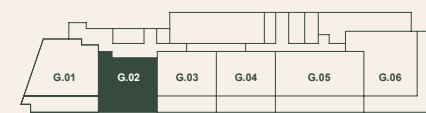


G.02

- 2 BEDROOM
- 2 BATHROOM
- 2 CAR SPACE

INTERNAL AREA 96.1 m²
EXTERNAL AREA 38.1 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE

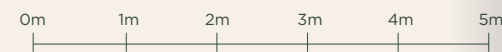


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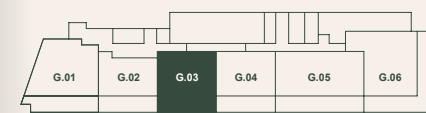


G.03

- 2 BEDROOM
- 2 BATHROOM
- 2 CAR SPACE

INTERNAL AREA 102.1 m²
EXTERNAL AREA 38.1 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE

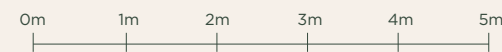


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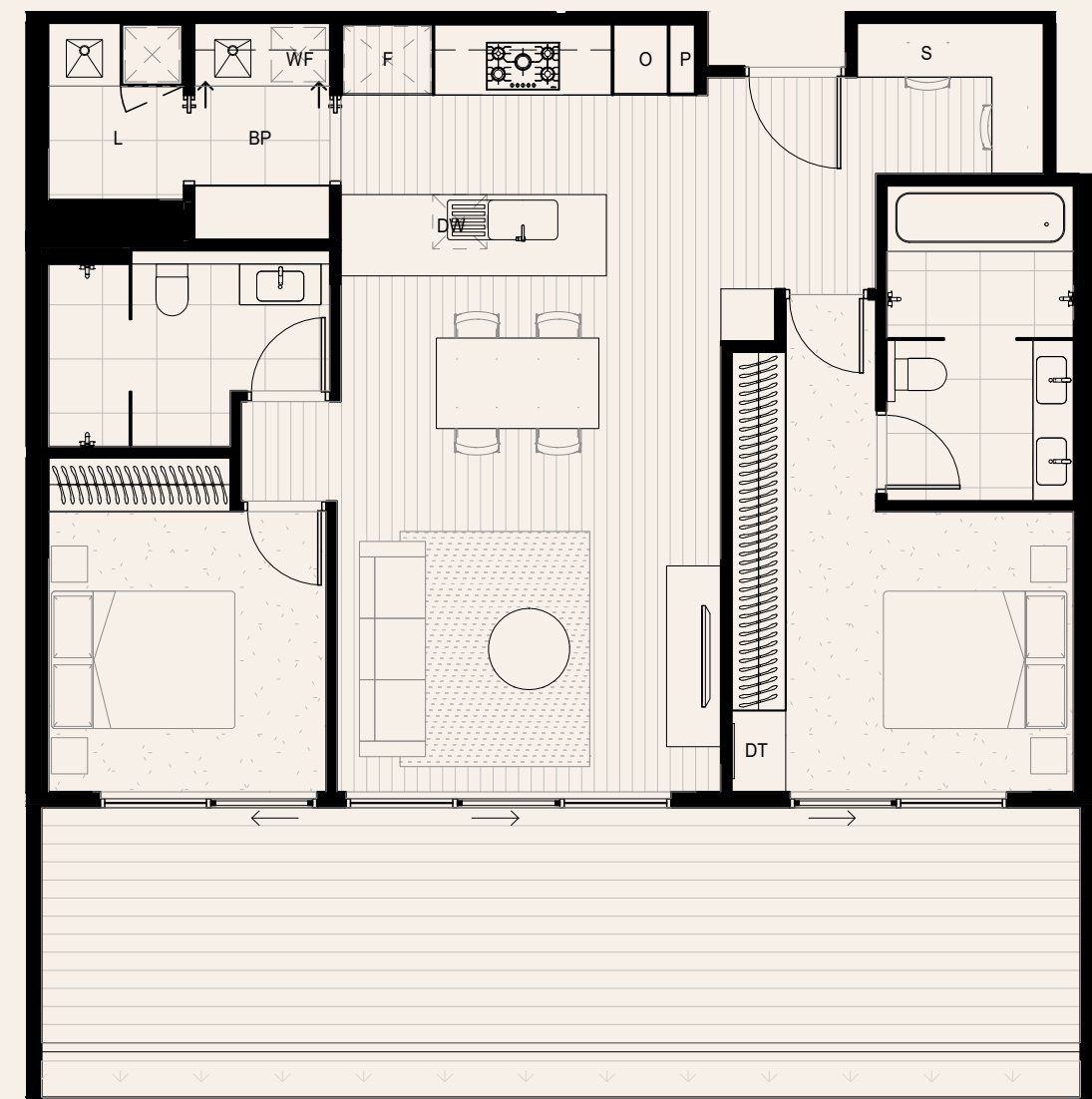
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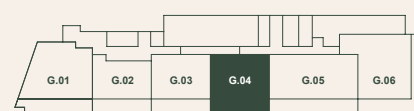


G.04

- 2 BEDROOM
- 2 BATHROOM
- 2 CAR SPACE

INTERNAL AREA 102.4 m²
EXTERNAL AREA 38.1 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE

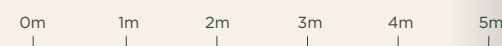


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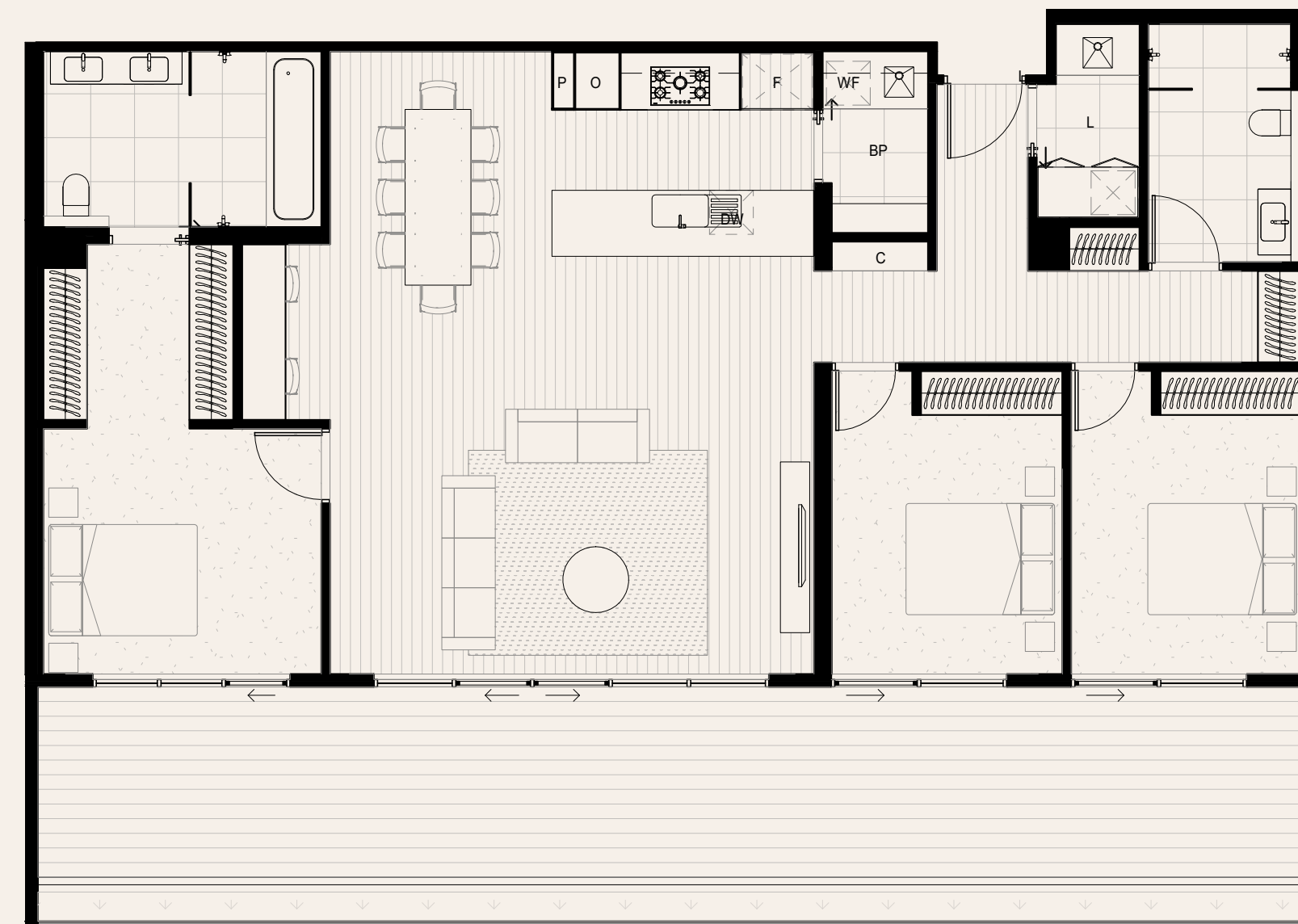
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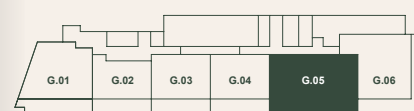


G.05

- 3 BEDROOM
- 2 BATHROOM
- 2 CAR SPACE

INTERNAL AREA 155.2 m²
EXTERNAL AREA 57.1 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE



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ICONIC LANGMORE

BERWICK



G.06

- 2+1 BEDROOM
- 2 BATHROOM
- 2 CAR SPACE

INTERNAL AREA 145.9 m²
EXTERNAL AREA 89.1 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE

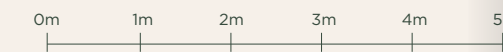
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BERWICK



1.01

- 2 BEDROOM
- 2 BATHROOM
- 2 CAR SPACE

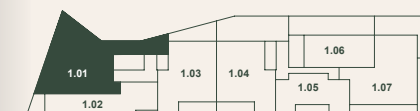
INTERNAL AREA 124.3 m²
EXTERNAL AREA 84 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE

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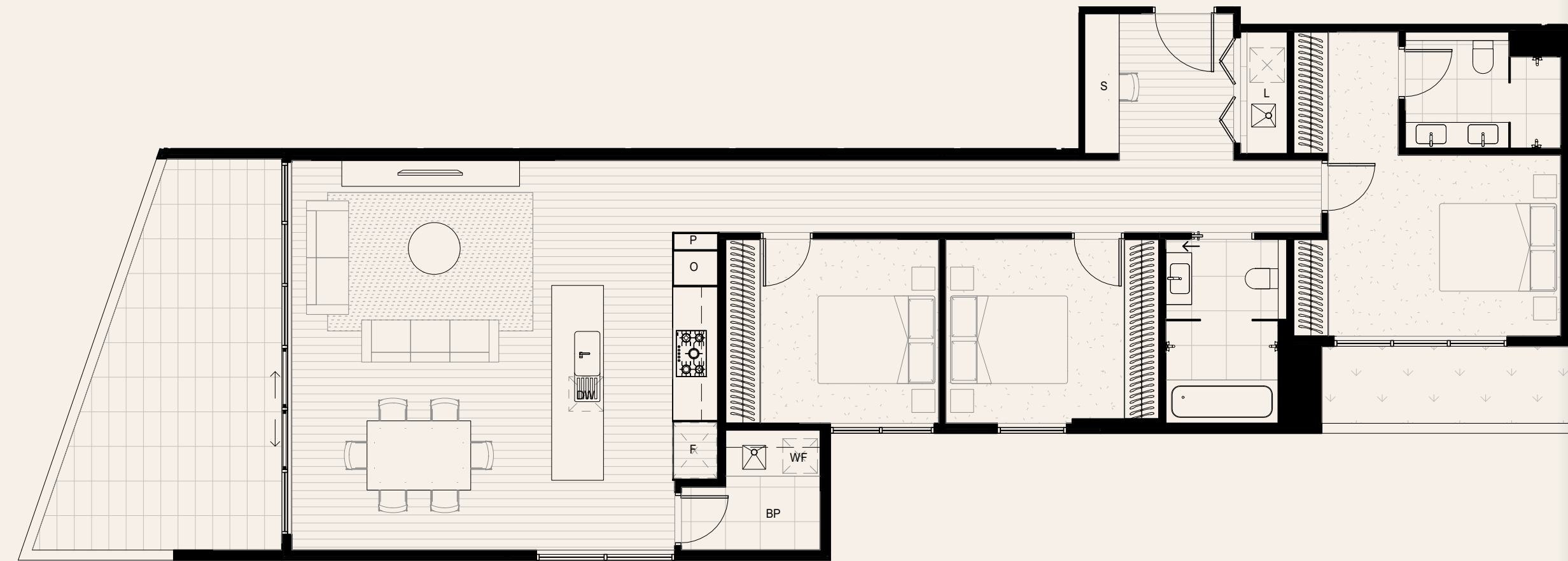
BERWICK

1.02

3 BEDROOM
2 BATHROOM
2 CAR SPACE

INTERNAL AREA 141.1 m²
EXTERNAL AREA 30 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE

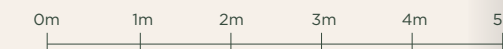


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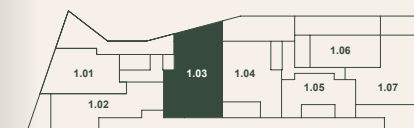
BERWICK

1.03

3 BEDROOM
2 BATHROOM
2 CAR SPACE

INTERNAL AREA 141.2 m²
EXTERNAL AREA 57.3 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE

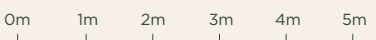


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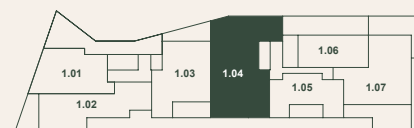


1.04

3 BEDROOM
2 BATHROOM
2 CAR SPACE

INTERNAL AREA 141.1 m²
EXTERNAL AREA 100.9 m²

C CLOAK
L LAUNDRY
P PANTRY
BP BUTLER PANTRY
O OVEN
F FRIDGE
DW DISHWASHER
WF WINE FRIDGE
FP FIRE PLACE
S STUDY
PR POWDER ROOM
DT DRESSING TABLE



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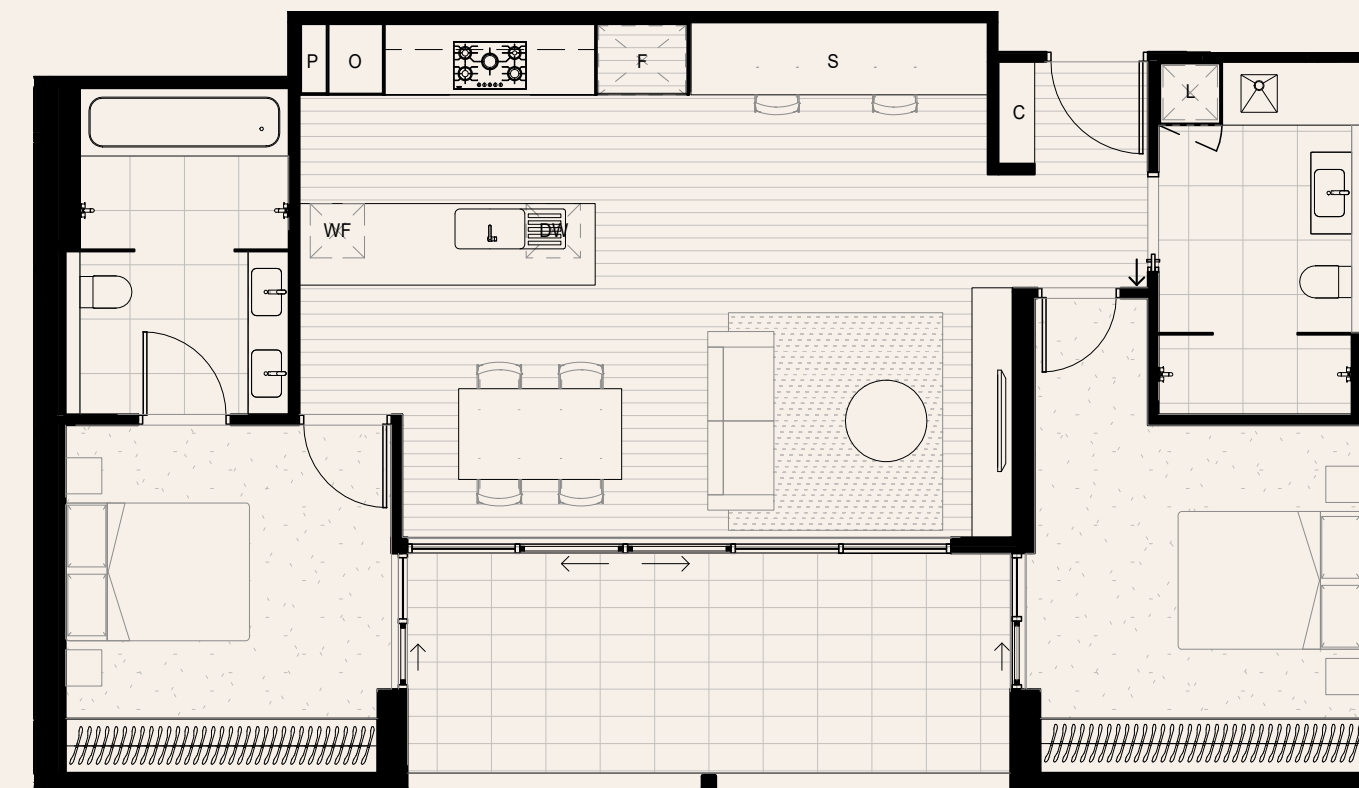
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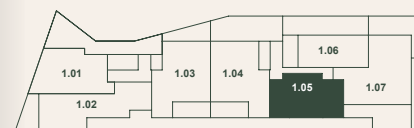


1.05

2 BEDROOM
2 BATHROOM
2 CAR SPACE

INTERNAL AREA 104.6 m²
EXTERNAL AREA 17.3 m²

C CLOAK
L LAUNDRY
P PANTRY
BP BUTLER PANTRY
O OVEN
F FRIDGE
DW DISHWASHER
WF WINE FRIDGE
FP FIRE PLACE
S STUDY
PR POWDER ROOM
DT DRESSING TABLE



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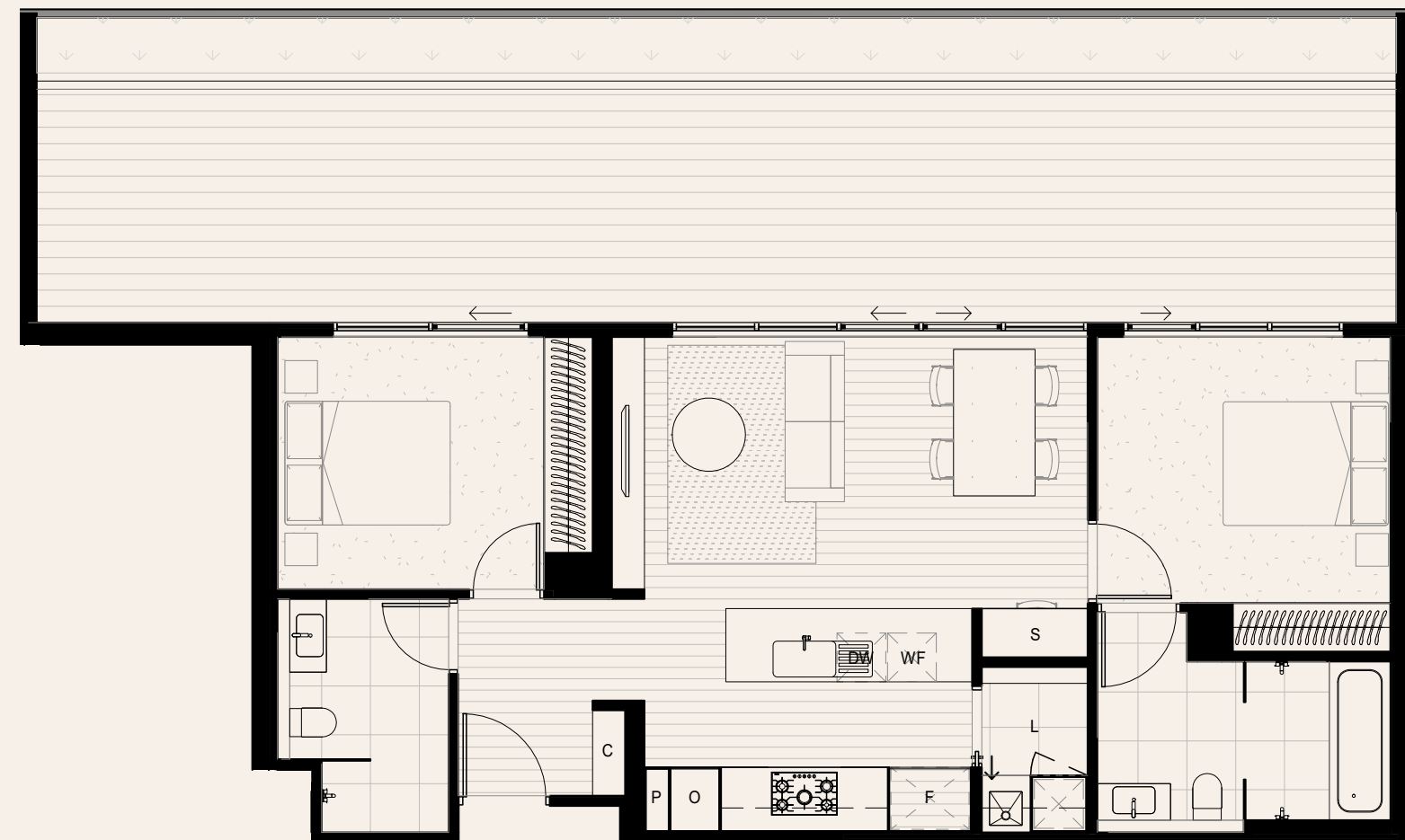
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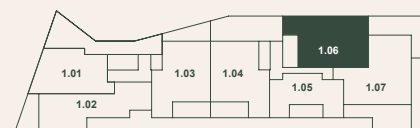


1.06

- 2 BEDROOM
- 2 BATHROOM
- 2 CAR SPACE

INTERNAL AREA 87.5 m²
EXTERNAL AREA 64.2 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE



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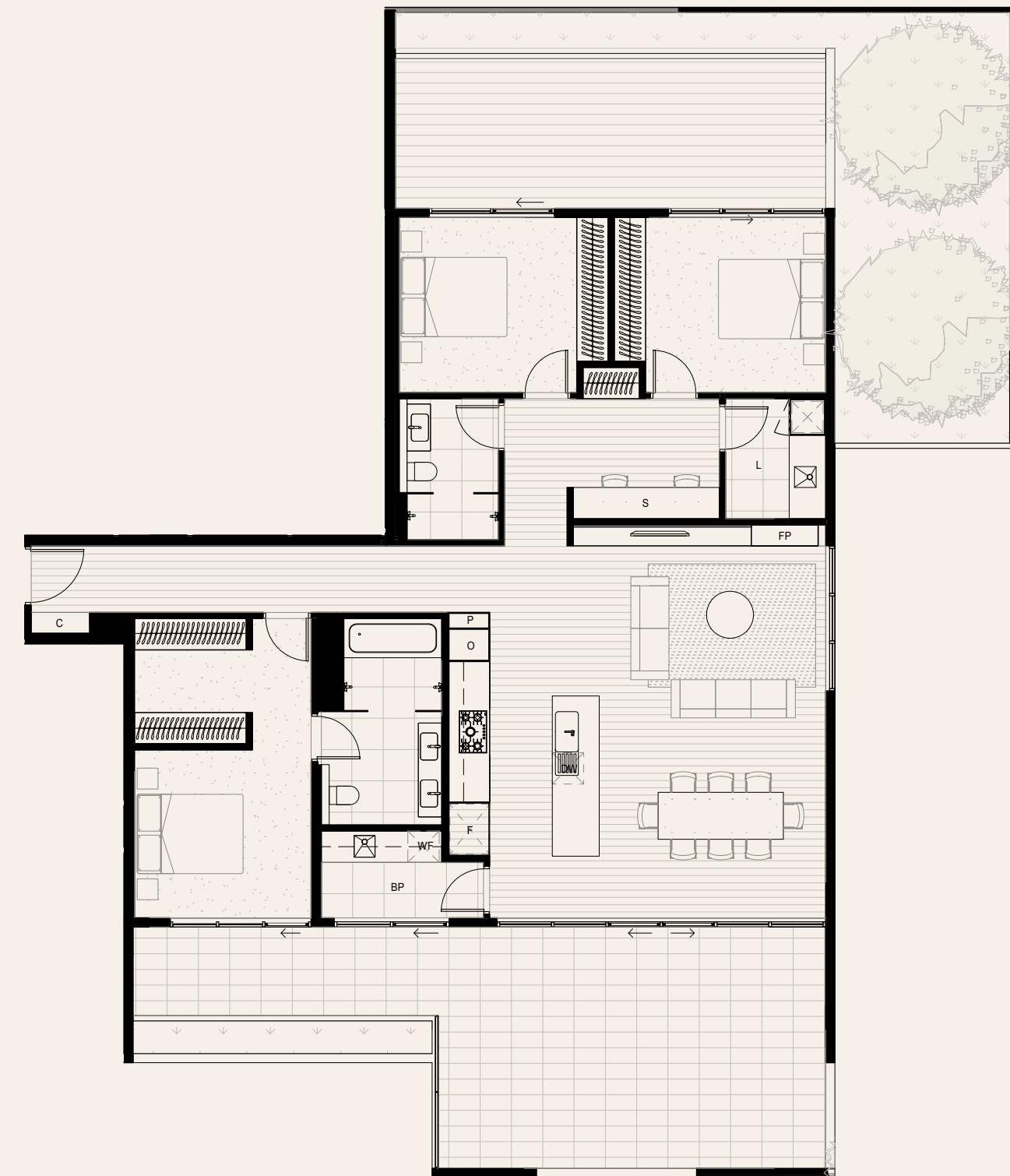
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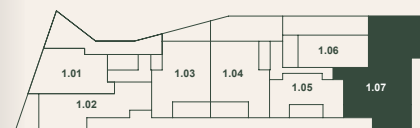


1.07

- 3 BEDROOM
- 2 BATHROOM
- 2 CAR SPACE

INTERNAL AREA 158.1 m²
EXTERNAL AREA 112.9 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
- DT DRESSING TABLE

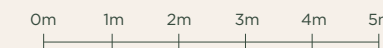


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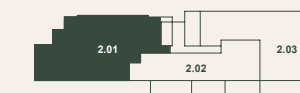
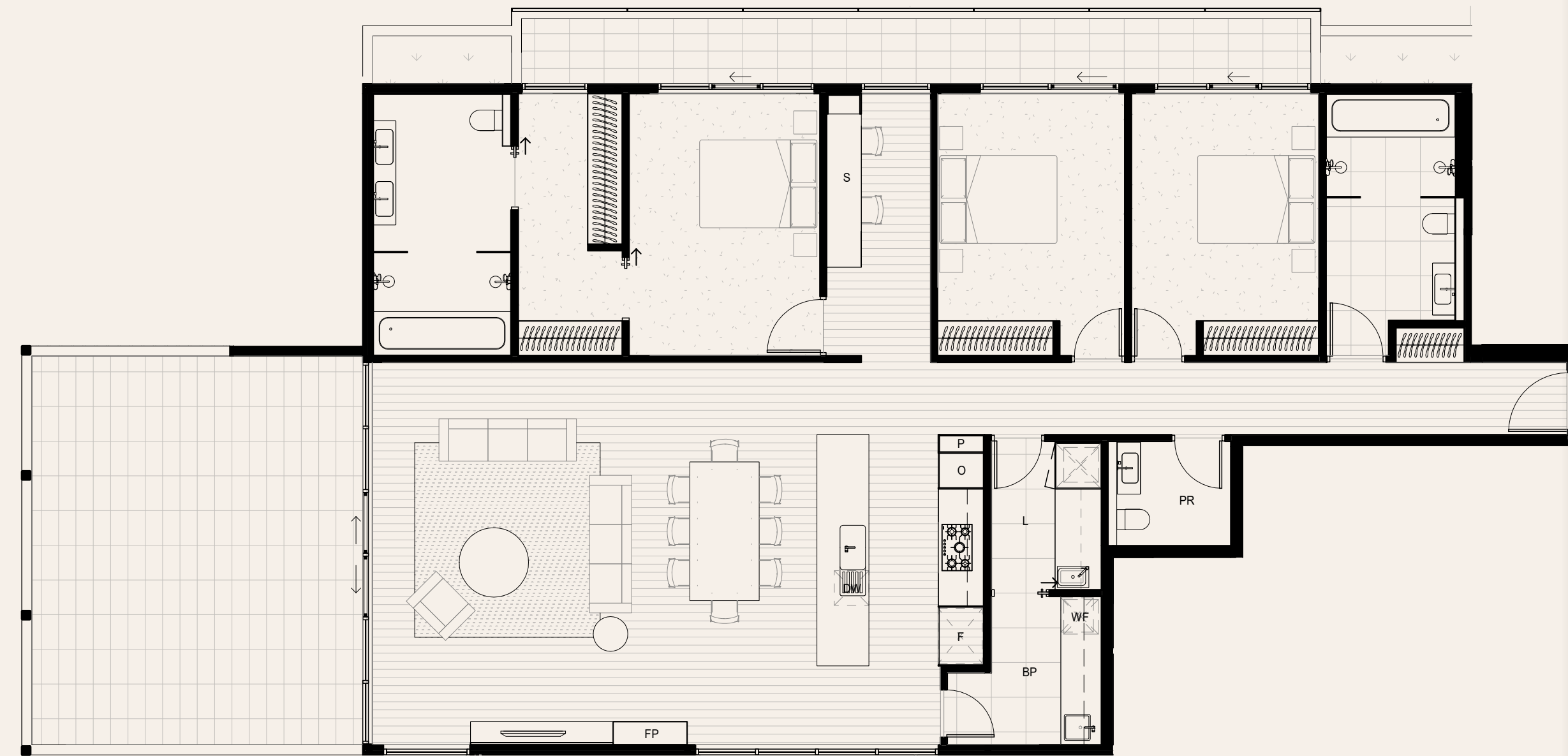
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BERWICK

2.01

3 BEDROOM
2.5 BATHROOM
2 CAR SPACE

INTERNAL AREA 195.2 m²
EXTERNAL AREA 59.5 m²

C CLOAK
L LAUNDRY
P PANTRY
BP BUTLER PANTRY
O OVEN
F FRIDGE
DW DISHWASHER
WF WINE FRIDGE
FP FIRE PLACE
S STUDY
PR POWDER ROOM
DT DRESSING TABLE

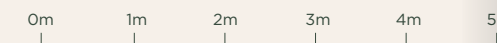


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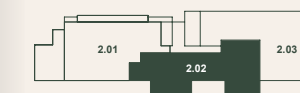
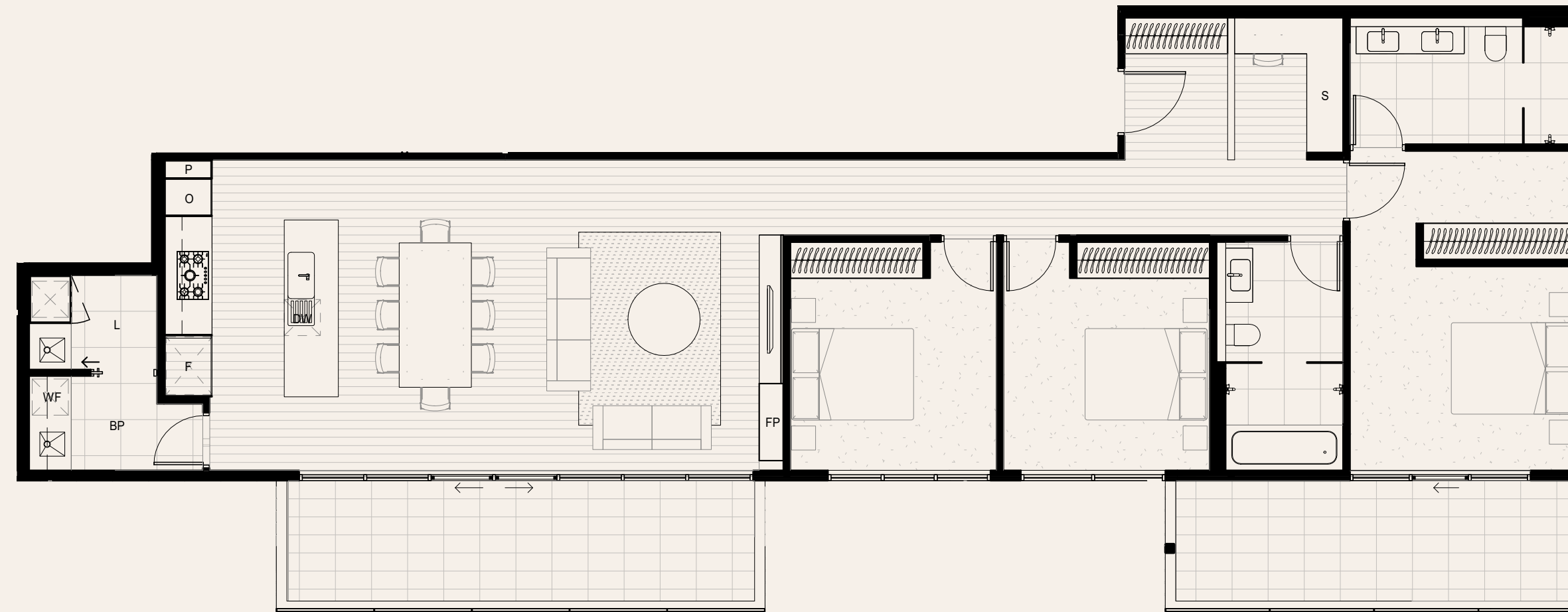
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2.02

3 BEDROOM
2 BATHROOM
2 CAR SPACE

INTERNAL AREA 155.2 m²
EXTERNAL AREA 32.8 m²

C CLOAK
L LAUNDRY
P PANTRY
BP BUTLER PANTRY
O OVEN
F FRIDGE
DW DISHWASHER
WF WINE FRIDGE
FP FIRE PLACE
S STUDY
PR POWDER ROOM
DT DRESSING TABLE



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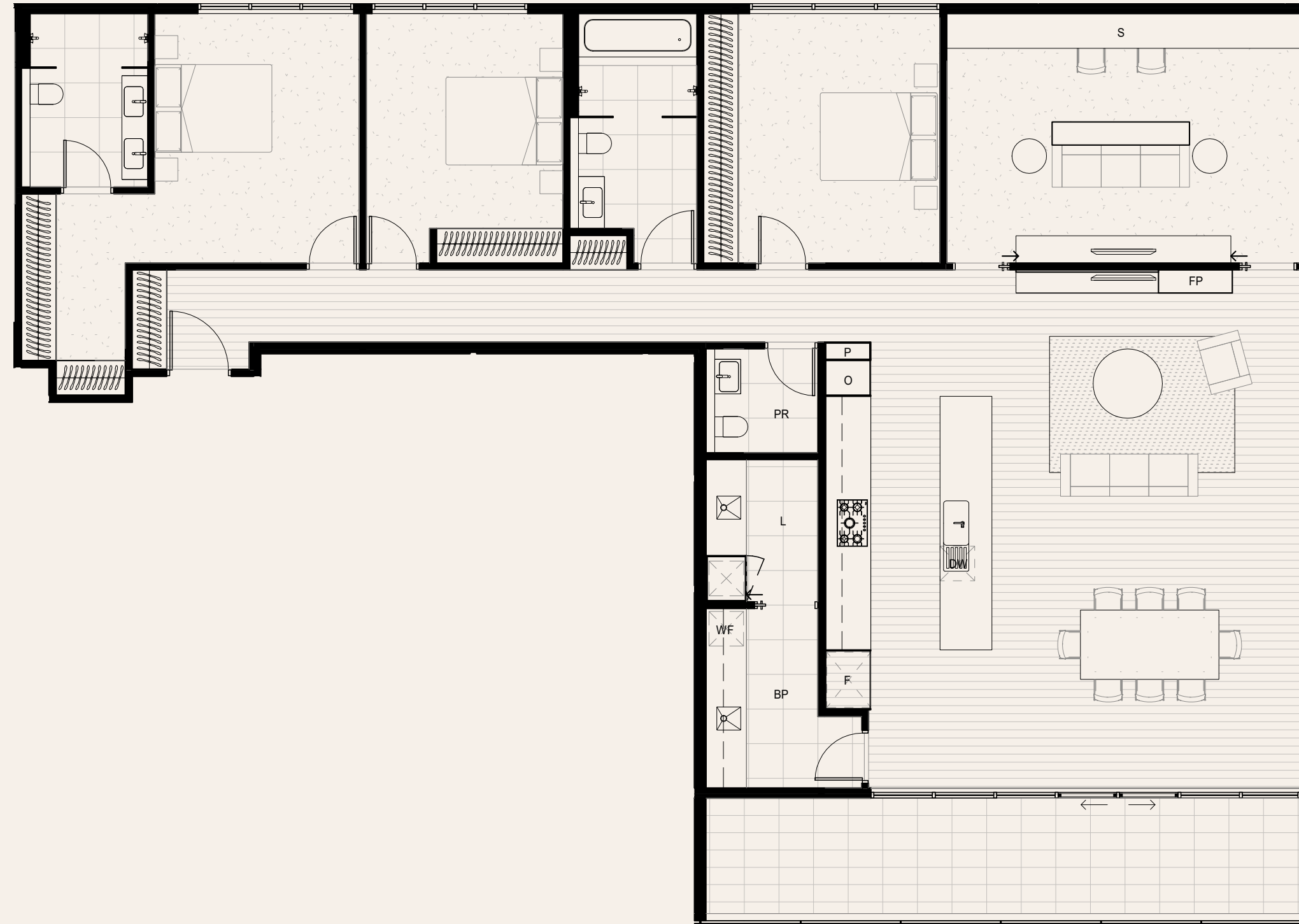
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2.03

3+1 BEDROOM

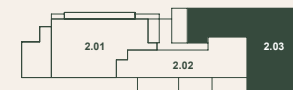
2.5 BATHROOM

2 CAR SPACE

INTERNAL AREA 219.3 m²

EXTERNAL AREA 23.1 m²

- C CLOAK
- L LAUNDRY
- P PANTRY
- BP BUTLER PANTRY
- O OVEN
- F FRIDGE
- DW DISHWASHER
- WF WINE FRIDGE
- FP FIRE PLACE
- S STUDY
- PR POWDER ROOM
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