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## WE WELCOME YOU TO ICONIC

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.



## LETS TALK LOCATION

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.



## STEP INSIDE

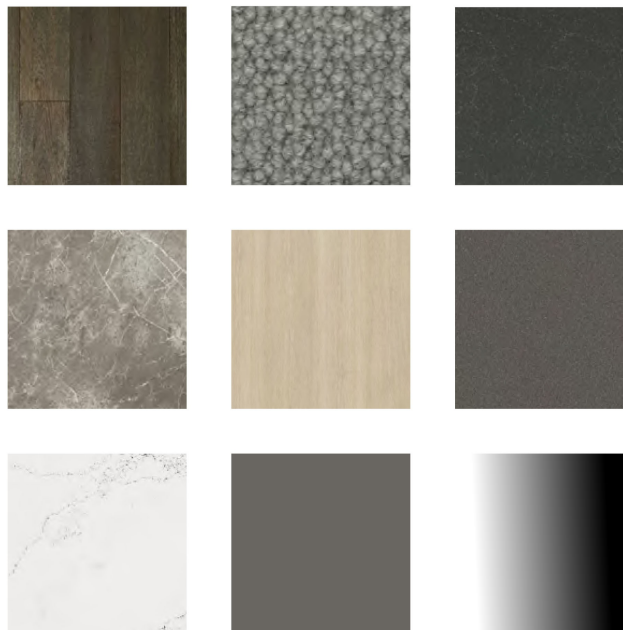
Iconic Langmore defines the combination of opulence and comfort. Every finish and fixture has been crafted to a premium standard of living through high-quality craftsmanship and clever appointments.

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.

### DARK SCHEME

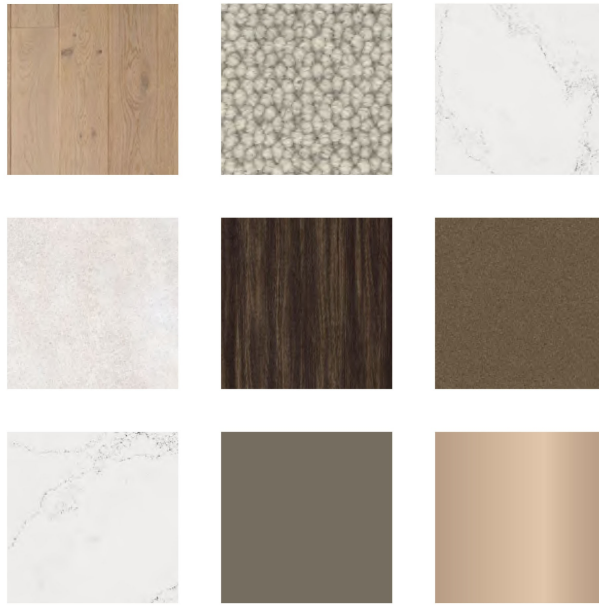
Full of character and intriguing, this contrasting colour palette accentuates the complex details on the stone and timber. This design celebrates the warmth and richness of the tone, a bold design statement that adds to the understated style.



- 1 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

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 RECONSTITUTED STONE | KITCHEN BENCHTOP & PANTRY
- 4 BATHROOM VANITY & BASIN, LAUNDRY
- 4 PORCELAIN TILE | BATHROOM & LAUNDRY
- 5 LAMINATE | KITCHEN, BATHROOM, LIVING, LAUNDRY, BEDROOM & STUDY
- 6 JOINERY | KITCHEN
- 7 RECONSTITUTED STONE | KITCHEN SPLASHBACK & FIREPLACE
- 8 JOINERY | LIVING
- 9 TAPWARE | BRUSHED GOLD

## KITCHEN



# BATHROOM



# LIVING



## THE PROGRESS SO FAR







## WHAT IS INCLUDED

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. The developers 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.

Please find below the fixtures and finishes schedule.

[DOWNLOAD](#)

## PLANS AND AVAILABILITY

### **GROUND LEVEL**

[Apartment G.01](#) ON HOLD

[Apartment G.02](#) SOLD

[Apartment G.03](#) SOLD

[Apartment G.04](#)

[Apartment G.05](#) SOLD

[Apartment G.06](#)

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### **LEVEL 1**

[Apartment 1.01](#) SOLD

[Apartment 1.02](#) SOLD

[Apartment 1.03](#)

[Apartment 1.04](#) SOLD

[Apartment 1.05](#)

[Apartment 1.06](#)

[Apartment 1.07](#) SOLD

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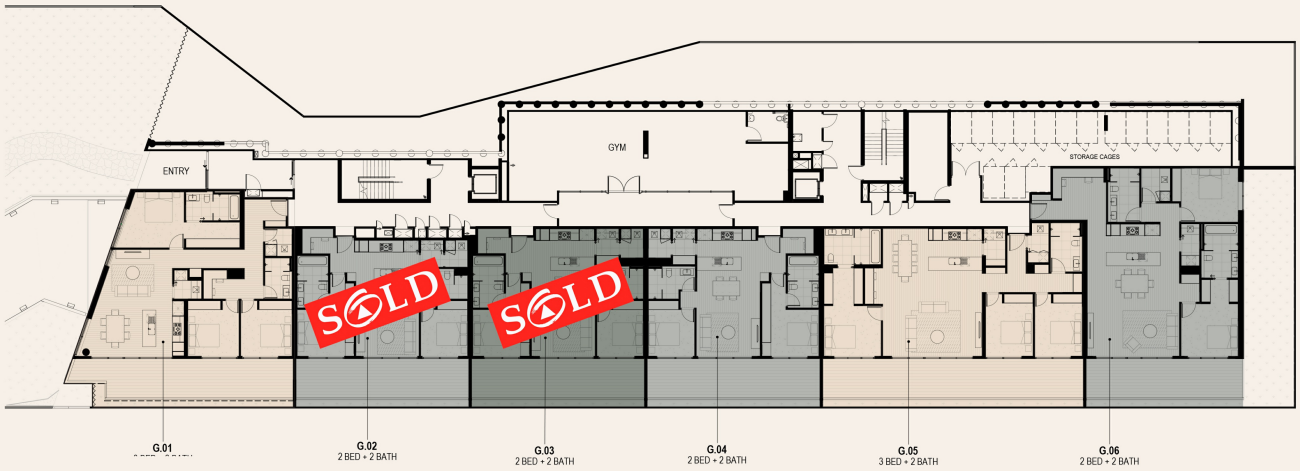
### **LEVEL 2**

[Apartment 2.01](#) SOLD

[Apartment 2.02](#)

[Apartment 2.03](#)

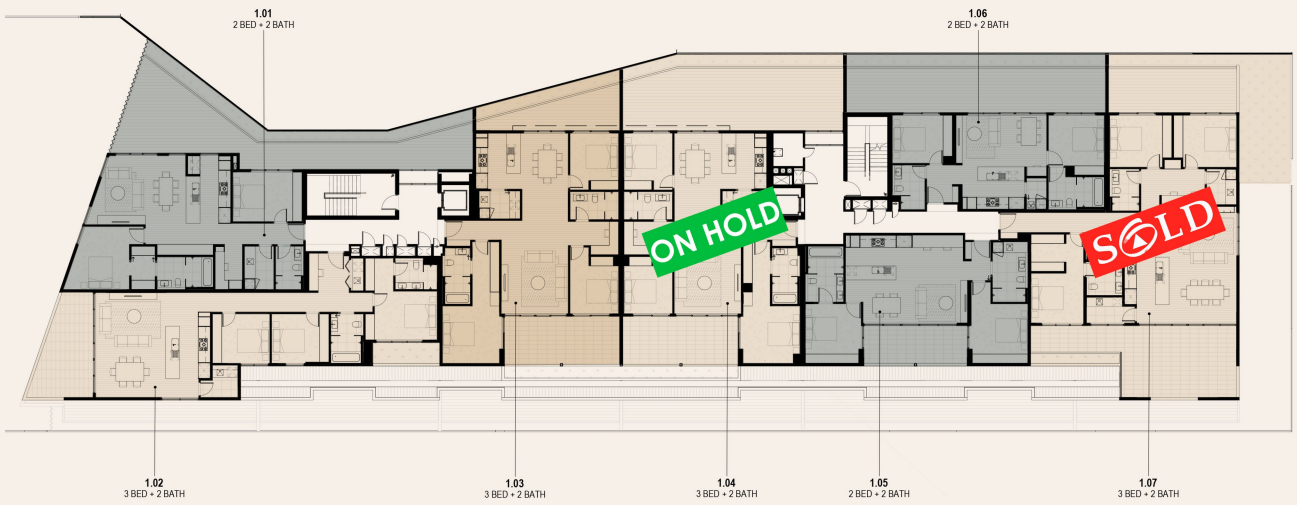
ICONIC  
LANGMORE  
BERWICK



GROUND LEVEL

26 Langmore Lane, Berwick

ICONIC  
LANGMORE  
BERWICK



LEVEL 01

26 Langmore Lane, Berwick

ICONIC  
LANGMORE  
BERWICK



LEVEL 02

26 Langmore Lane, Berwick

2.01  
3 BED + 2.5  
BATH

2.02  
3 BED + 2.0  
BATH

2.03  
3 BED + 2.5  
BATH

## PRICING

Inside each apartment you'll find a level of quality unprecedented in the area.

For apartment pricing and schedule, please download below:

[DOWNLOAD](#)

## GET IN TOUCH

Thank you for taking the time to read the Iconic - 26 Langmore Lane, Berwick buyers handbook.

Please do not hesitate to contact us with any questions that you may have.

Regards,



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## MEET YOUR TEAM

### THE 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.

[LEARN MORE ABOUT HARMON GROUP](#)



### THE BUILDERS

They set themselves apart by achieving excellence in every aspect of the development and construction cycle. MARKSCON offers an innovative and efficient solution as your project partner, whilst upholding a premium standard from inception to completion. With the Director's John & Sam Marks holding a Commercial Unlimited and Domestic Unlimited registration, they provide an all-encompassing solution to your building needs.

[LEARN MORE ABOUT MARKSCON](#)



### THE ARCHITECT

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. Their work is founded on crafting quality spaces and places that support contemporary living.

[LEARN MORE ABOUT BALDASSO CORTESE](#)

**BALDASSO CORTESE**  
architecture . interior design . master planning  
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### THE 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, their team brings specialist expertise at every stage of the process.

[LEARN MORE ABOUT DLX CREATIVE](#)



## MORE RESOURCES

[Floorplate](#)

[All Floorplans](#)

[Full Brochure](#)

[Flipbook](#)