

THE
ANDERSON

HAWTHORN EAST

ASPIRE TO THE ANDERSON

An exclusive collection of contemporary sophistication and design excellence, The Anderson offers a premium lifestyle in aspirational Hawthorn East. Comprising thirty spacious apartments set in leafy surrounds just 7kms from the CBD, The Anderson at 795 Toorak Road is perfectly placed to enjoy the vibrancy and convenience of city-fringe living.

CONTEMPORARY DESIGN
FOR VIBRANT LIVING

Leading-edge design and meticulous craftsmanship unite to create a stunning five-level built form that blends harmoniously with the tree-lined streetscape. One, two and three bedroom residences boast on-trend styling and the highest quality finishes, while top floor apartments capture city and local views. Residents will appreciate the secure basement parking with allocated storage.





SPACE AND LIGHT IN BLENDED ZONES

Open plan spaces will bathe in natural light from full-height windows and doors that maximise space and flexibility for a relaxed experience of living and dining. European oak flooring and bespoke joinery invite personalised chic styling. Casual and formal entertaining opportunities flow out to expansive terraces and private balconies for a seamless connection to the outdoors.



The kitchen area is a showroom for exceptional finishes and attention to detail. Dark green joinery with white gloss splashback tiling blend with integrated Miele appliances for the discerning chef. Marbled stone-look porcelain benches add a luxe feel to this pristine space where the wood-grain veneer island bench, illuminated by copper strip pendant lighting, is the star attraction.

LUXE FINISH WITH EXCEPTIONAL DETAIL

**REPOSE
IN AMBIENT
SERENITY**

Laze a while in generous bedrooms as full-height windows to balconies usher in natural light and serene ambience.

Pure wool carpets and soft colour palettes evoke an irresistible sense of calm and well-being. Full-wall custom-designed robes will house the most extensive clothing collections.





AN ELEGANT DECADENCE

Modern elegance abounds in bathrooms designed for pampering. Stone-top vanities with drawers float over marbled grey tiling juxtaposed with a striking feature wall of penny round white ceramic mosaics. Mirrored wall-cabinets store all the essentials while gun-metal brass fittings express an urban decadence.

A rooftop terrace featuring a white sectional sofa with a grey throw blanket, a modern fire pit with a warm fire, and a view of a city skyline at sunset. The terrace is enclosed by a pergola structure with greenery. The sky is a mix of orange, pink, and blue, with the city lights beginning to glow.

CONNECTING INSIDE AND OUT

As day gives way to night take in breathtaking views of the cityscape from the Rooftop Residents' Retreat. Linger awhile with friends or family enjoying the stunning rooftop oasis.



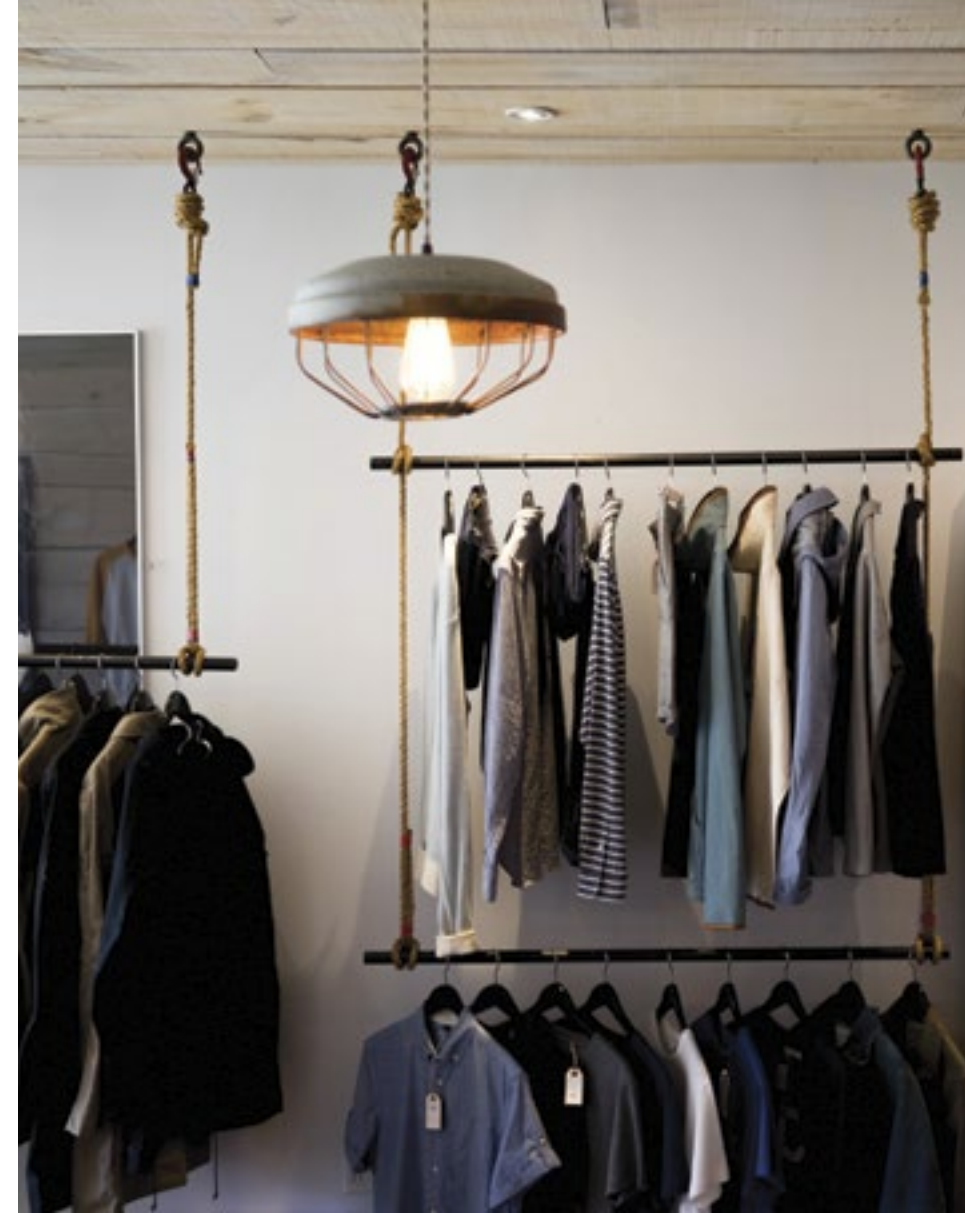
**STYLE YOUR LIFE
AT THE ANDERSON**

The spoils of urban living with the unique charm of Hawthorn East create an aspirational lifestyle. Vibrant café, bar and restaurant culture, high-end shopping destinations and diverse entertainment options are yours to enjoy.

EMBRACE THE POSSIBILITIES

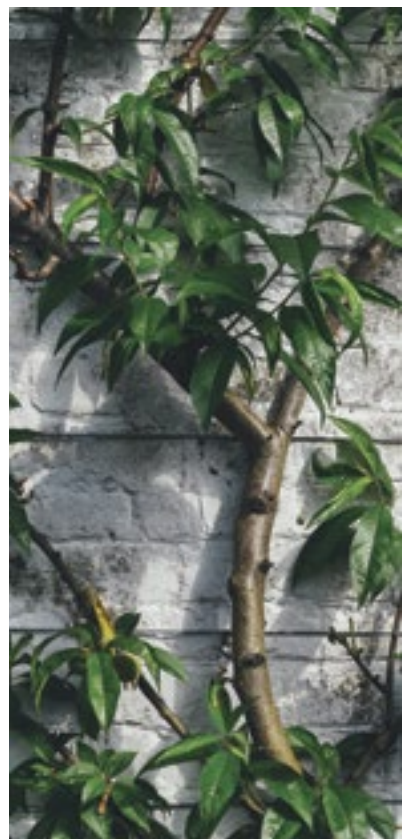
Start your weekend with a walk to leafy Anderson Park and then head to Porgie + Mr Jones for a classic breakfast and great coffee. Visit the iconic Camberwell Market for a cosmopolitan smorgasbord of tantalising fresh produce and art.

Get active with a bike ride along the scenic Yarra Trail or enhance your well-being with a pilates class at KX Pilates on Burke Road.



Looking for that extra piece to complete your fashion collection? Burke Road shopping precinct is the destination for renowned boutique designers and tempting international café culture.

In the evening, share a wine and gourmet pizza with friends at Pizza Religion before viewing latest releases in art-deco style at Rivoli Village Cinemas.





**ENVIABLE
CONNECTIVITY AND
LOCAL AMENITY ON
YOUR DOORSTEP**

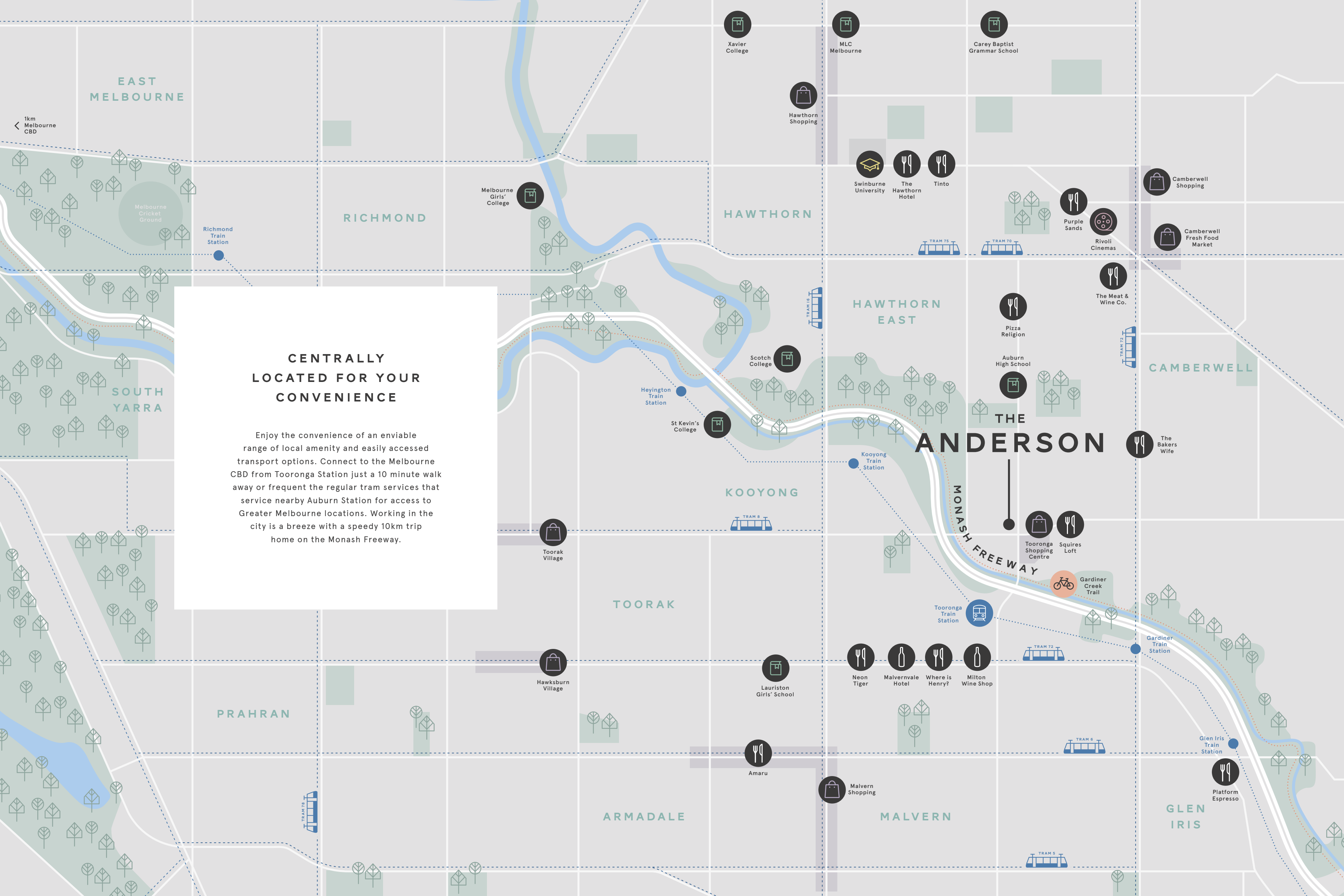
Directly across the road is Stockland Tooronga Shopping Centre ideal for everyday provision. To indulge in more serious retail therapy, visit Chadstone Shopping Centre, the fashion-lovers destination, only 20 minutes drive from The Anderson.

Quality education at every level is on offer with nearby Auburn South and St Joseph's Primary Schools, with several of Melbourne's renowned private schools such as Scotch College, Trinity Grammar and Camberwell Girls Grammar School within easy access by car or public transport. Swinburne University and the Burnley Campus of the University of Melbourne are less than 10 minutes away.



**CENTRALLY
LOCATED FOR YOUR
CONVENIENCE**

Enjoy the convenience of an enviable range of local amenity and easily accessed transport options. Connect to the Melbourne CBD from Tooronga Station just a 10 minute walk away or frequent the regular tram services that service nearby Auburn Station for access to Greater Melbourne locations. Working in the city is a breeze with a speedy 10km trip home on the Monash Freeway.



THE ANDERSON

PORT
PHILLIP BAY

TOORONGA
TRAIN
STATION

TOORONGA
SHOPPING
CENTRE

MONASH
FREEWAY

MELBOURNE
CBD

CAMBERWELL
JUNCTION

MALVERN

TOORAK

HAWTHORN EAST

RICHMOND

HAWTHORN

CAMBERWELL



THE PROJECT TEAM

T&N

T&N property group is a boutique developer with 15 years experience in the property market.

T&N specialises in creating lifestyles through their distinct designer apartments, with a current focus on the premium suburbs in Melbourne's inner-east.



BAYLEY WARD

Bayley Ward's studio maintains a holistic approach underpinned by over 20 years of practice. With a European pedigree and rich portfolio of work around the world, Bayley Ward delivers carefully crafted buildings and spaces that integrate with their environment.

Exacting research and design development underpin thoughtful lay of texture, materials and space that aspire to touch at a human scale. Their committed team of architects and designers provide solutions to meet the ever-changing demands of urban life.

BayleyWard
architecture + interiors

While every effort has been made to ensure the information contained here in is correct at the time of issue, the enclosed information and images are indicative only and are subject to change at any time. This document does not form part of a contract of sale and should solely be used for informative purposes only. Purchasers are required to obtain a contract of sale before signing and verify all pertinent facts prior to entering a contract of sale.

ASPIRE TO
THE ANDERSON
AND ENJOY THE
VIBRANCY AND
CONVENIENCE OF
CITY-FRINGE
LIVING