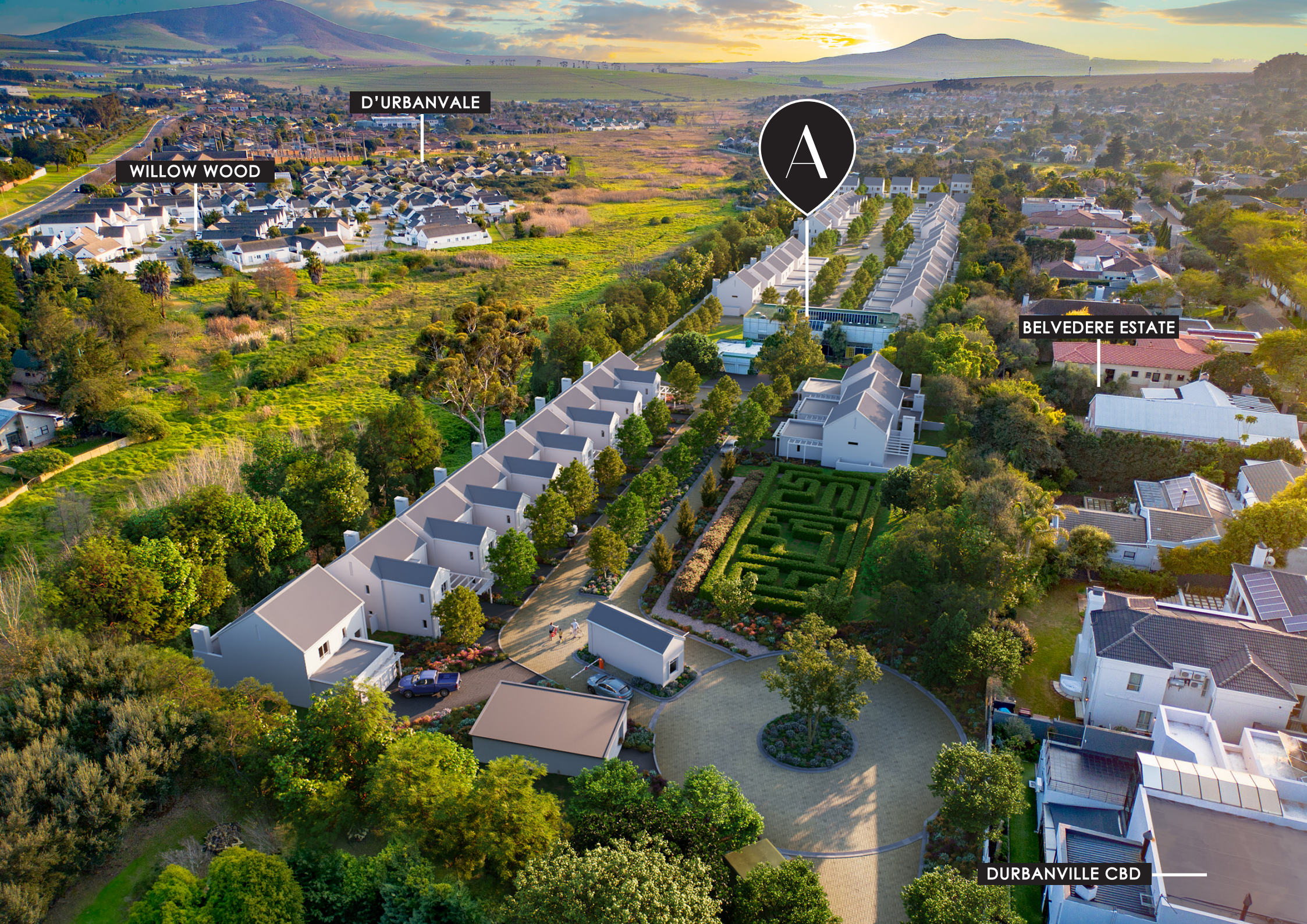


THE  
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Durbanville



D'URBANVALE

WILLOW WOOD



BELVEDERE ESTATE

DURBANVILLE CBD



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Artist's Impression

# THE AVENUE

Durbanville

Welcome to The Avenue, an exclusive residential development situated on Wigan Way in the heart of Durbanville. This prime location offers unparalleled access to top-rated schools, shopping centers, and recreational facilities, providing the perfect balance of suburban tranquility and urban convenience. Surrounded by an expansive green space, The Avenue Estate offers breathtaking views and a serene environment, ideal for enjoying peaceful walks and outdoor activities.

Designed by renowned architect Wynand Schabort, with interiors by Shani Schabort, each home blends modern aesthetics with functionality, featuring stylish interiors that maximize space and light. The estate offers exceptional value for money, combining luxury with affordability. With top security measures and carefully curated lock-up-and-go unit types, residents can enjoy a safe, carefree lifestyle.

Invest in The Avenue Estate and discover a community designed for modern living.

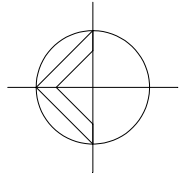
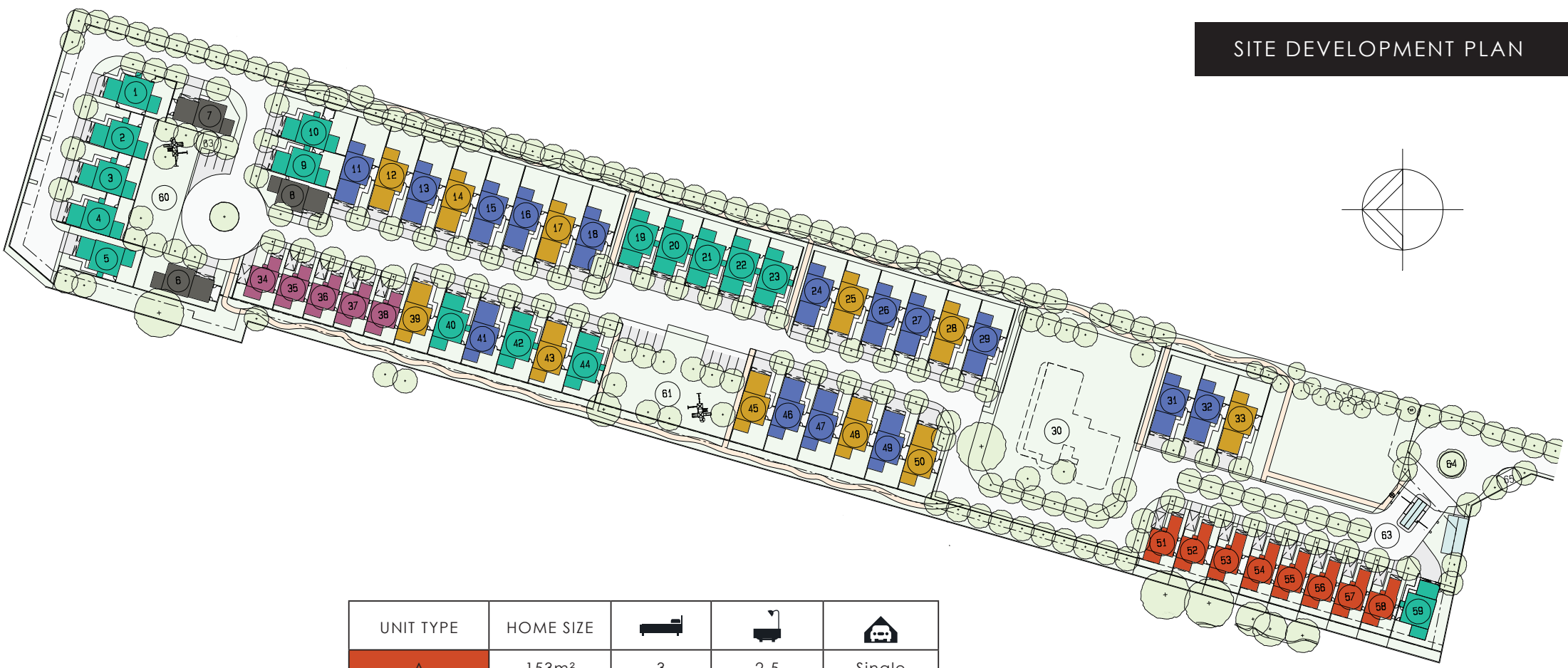
*Nature meets modern living*








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# SITE DEVELOPMENT PLAN



UNIT TYPE	HOME SIZE			
A	153m <sup>2</sup>	3	2.5	Single
B	139m <sup>2</sup>	3	2.5	Single
C	175m <sup>2</sup>	3	2.5	Double
D	175m <sup>2</sup>	3	2.5	Double
H	160m <sup>2</sup>	3	2.5	Double
E	175m <sup>2</sup>	3	2.5	Double
H	160m <sup>2</sup>	3	2.5	Double
F	186m <sup>2</sup>	3	2.5	Double
G	186m <sup>2</sup>	3	2.5	Double

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## UNIT TYPE A

House size: 153m<sup>2</sup>

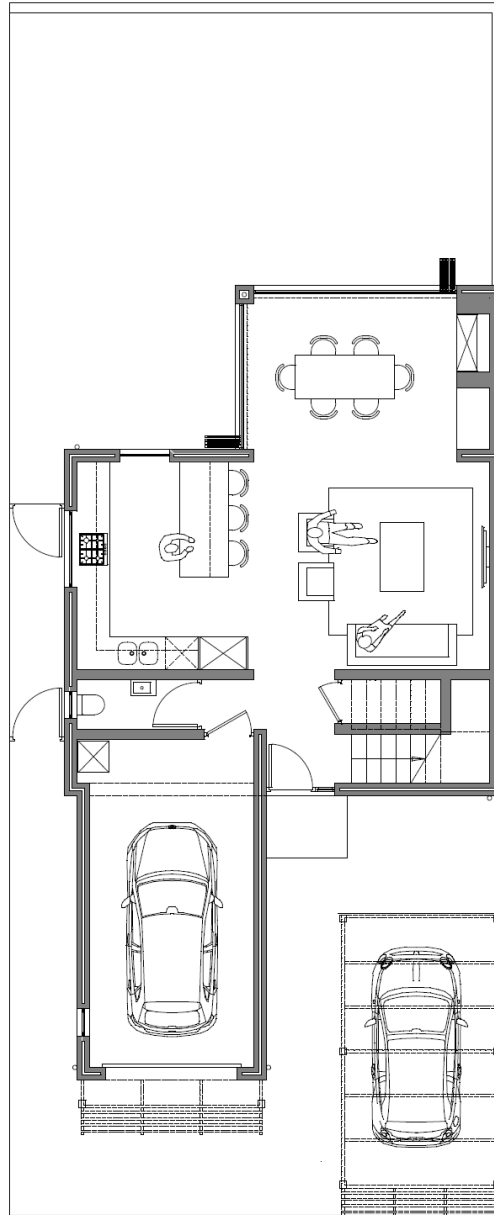
3 Bedrooms

2.5 Bathrooms

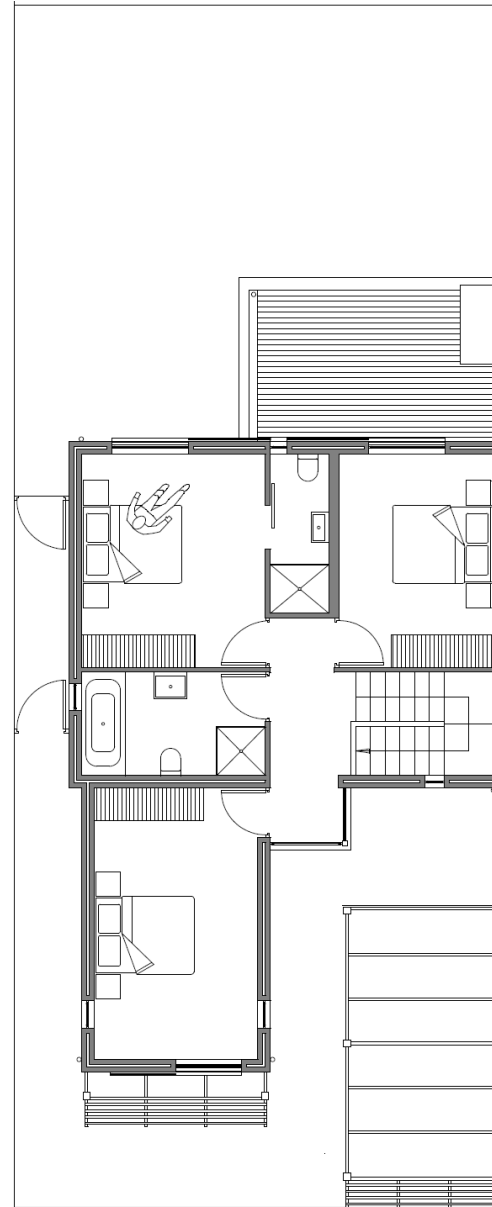
Single Garage

Ground	83.5m <sup>2</sup>
First	67.5m <sup>2</sup>
Porch	1.7m <sup>2</sup>
<b>Total</b>	<b>152.7m<sup>2</sup></b>

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Ground Floor



First Floor





## UNIT TYPE B

House size: 139m<sup>2</sup>

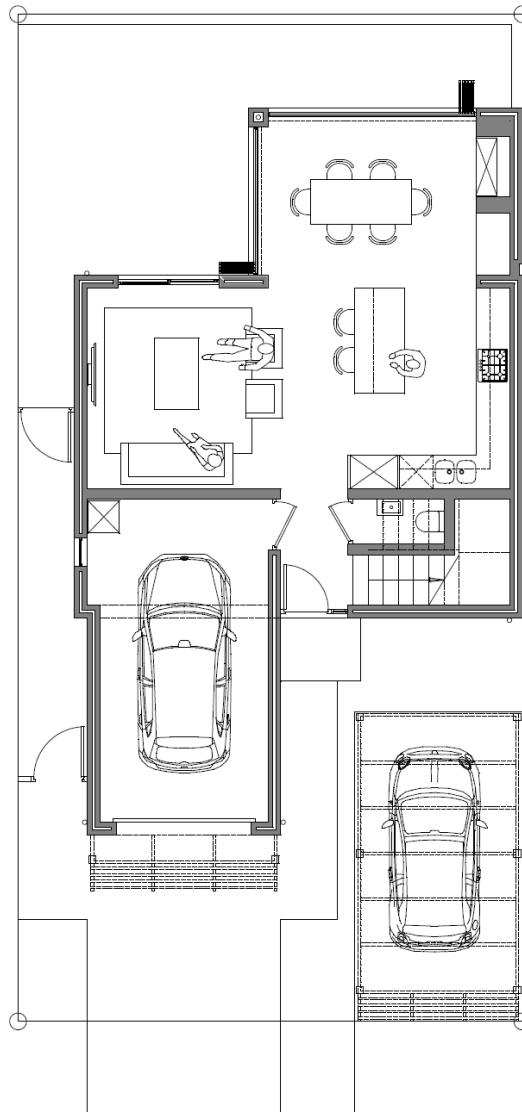
3 Bedrooms

2.5 Bathrooms

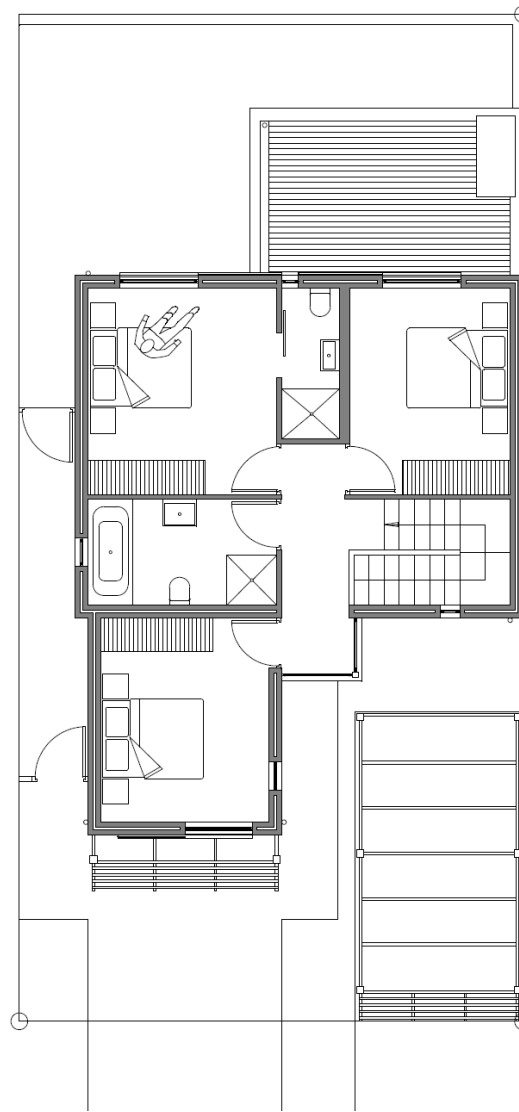
Single Garage

Ground	77.4m <sup>2</sup>
First	60.4m <sup>2</sup>
Porch	1.6m <sup>2</sup>
<b>Total</b>	<b>139.4m<sup>2</sup></b>

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Ground Floor



First Floor





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INTERIOR MOOD



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## UNIT TYPE C

House size: 175m<sup>2</sup>

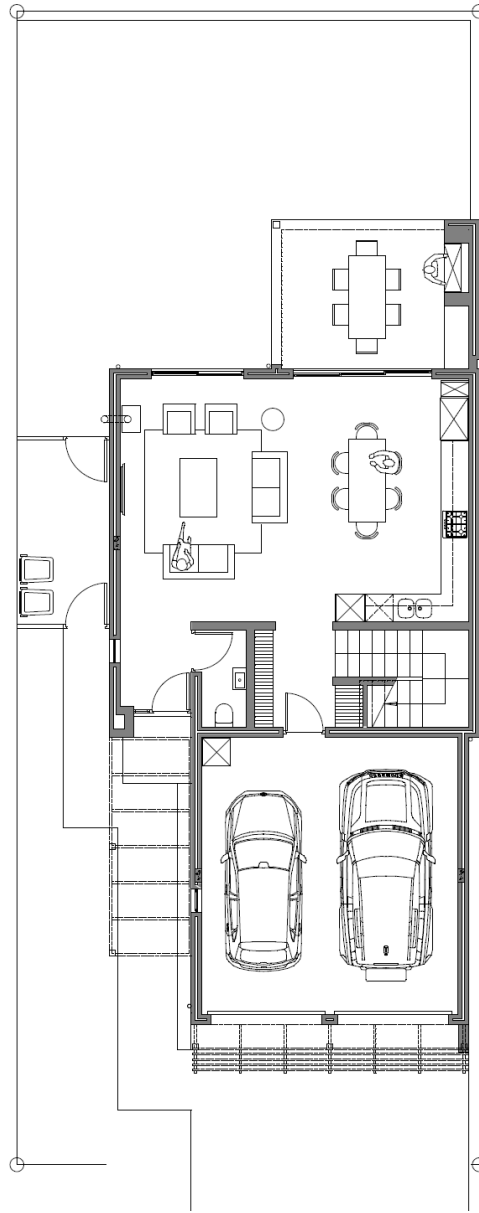
3 Bedrooms

2.5 Bathrooms

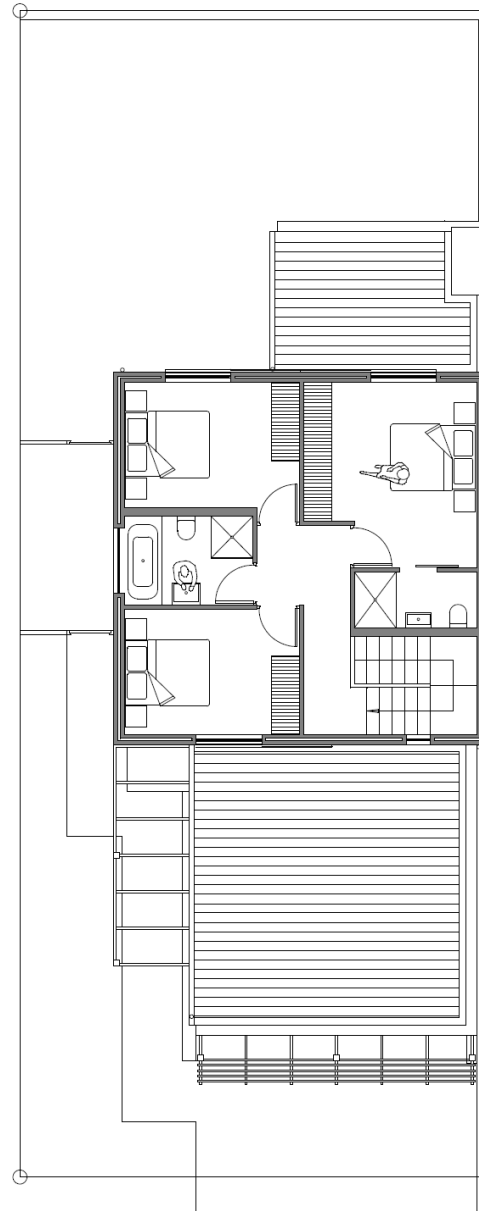
Double Garage

Ground	100.8m <sup>2</sup>
First	59m <sup>2</sup>
Porch	0.6m <sup>2</sup>
Covered Patio	14.5m <sup>2</sup>
<b>Total</b>	<b>174.9m<sup>2</sup></b>

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Ground Floor



First Floor





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## UNIT TYPE D

House size: 175m<sup>2</sup>

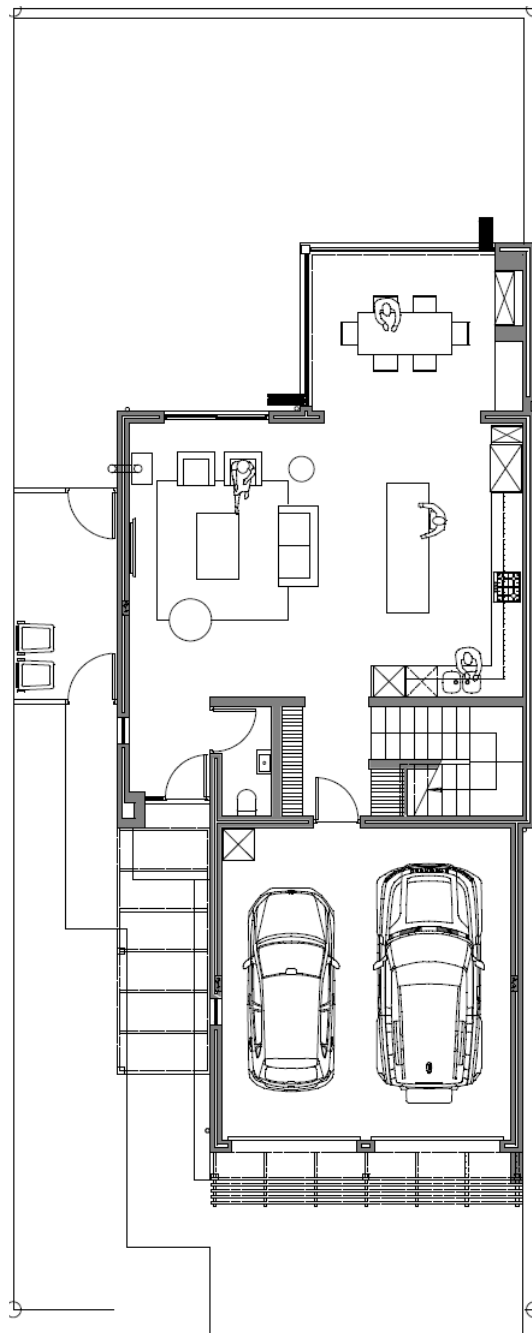
3 Bedrooms

2.5 Bathrooms

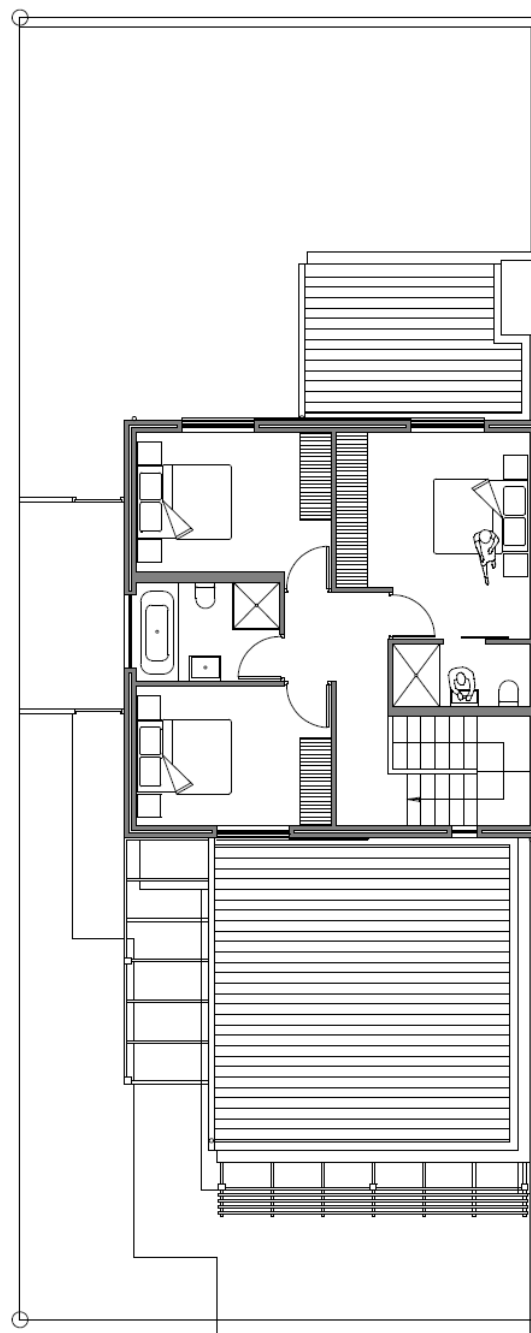
Double Garage

Ground	115.3m <sup>2</sup>
First	59m <sup>2</sup>
Porch	0.6m <sup>2</sup>
<b>Total</b>	<b>174.9m<sup>2</sup></b>

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Ground Floor



First Floor





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## UNIT TYPE H

House size: 160m<sup>2</sup>

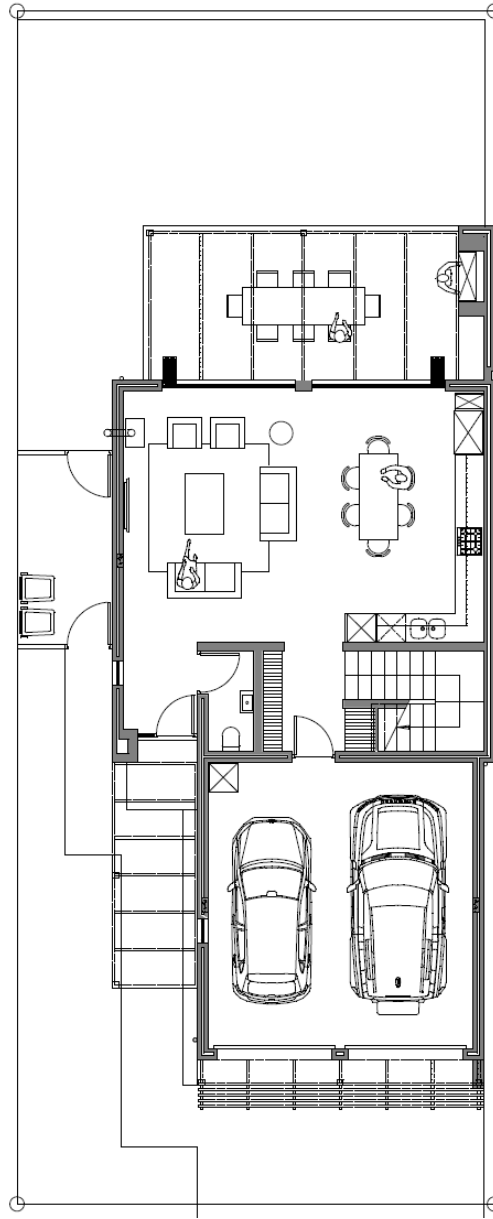
3 Bedrooms

2.5 Bathrooms

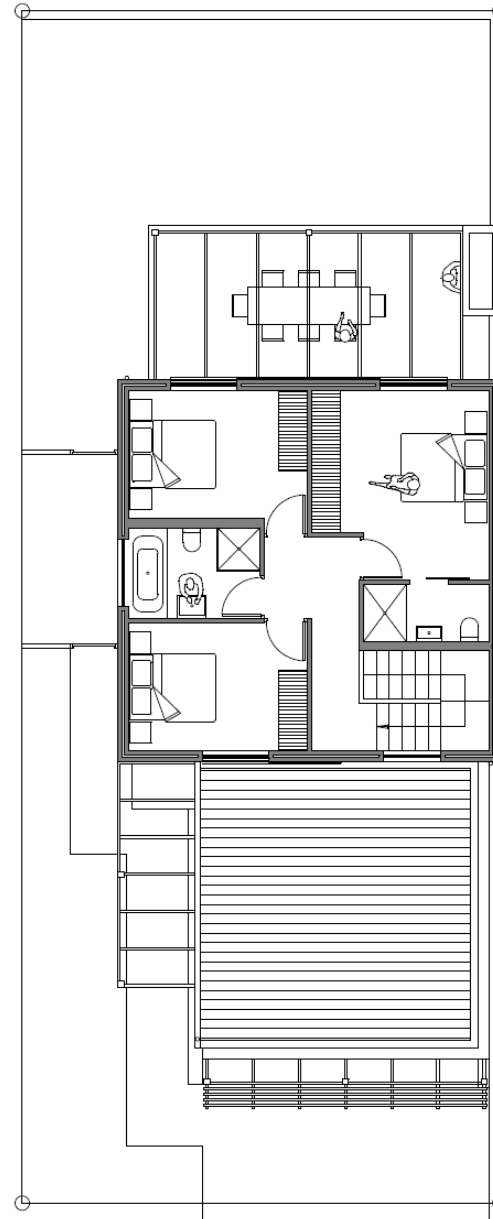
Double Garage

Ground	100.8m <sup>2</sup>
First	59m <sup>2</sup>
Porch	0.6m <sup>2</sup>
<b>Total</b>	<b>160.4m<sup>2</sup></b>
Patio with Pergola	23.9m <sup>2</sup>

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Ground Floor



First Floor





## UNIT TYPE E

House size: 175m<sup>2</sup>

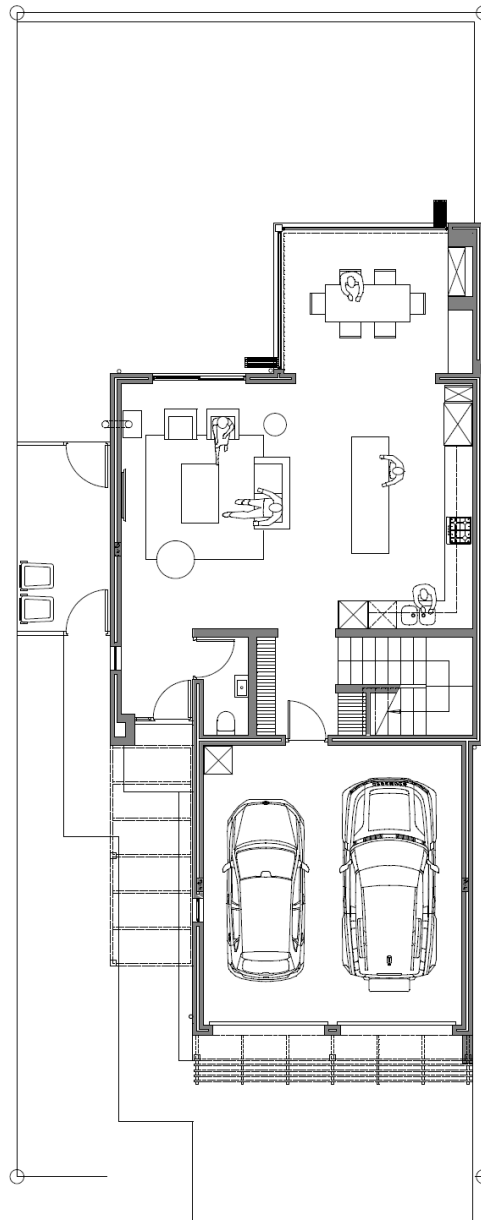
3 Bedrooms

2.5 Bathrooms

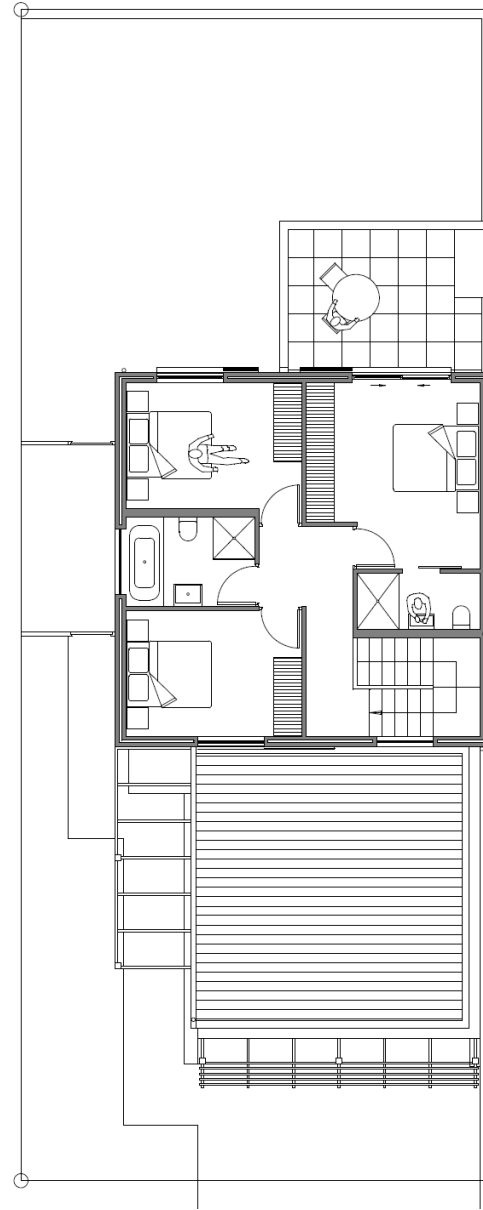
Double Garage

Ground	115.3m <sup>2</sup>
First	59m <sup>2</sup>
Porch	0.6m <sup>2</sup>
<b>Total</b>	<b>174.9m<sup>2</sup></b>
Balcony	14.5m <sup>2</sup>

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Ground Floor



First Floor



## UNIT TYPE F

House size: 186m<sup>2</sup>

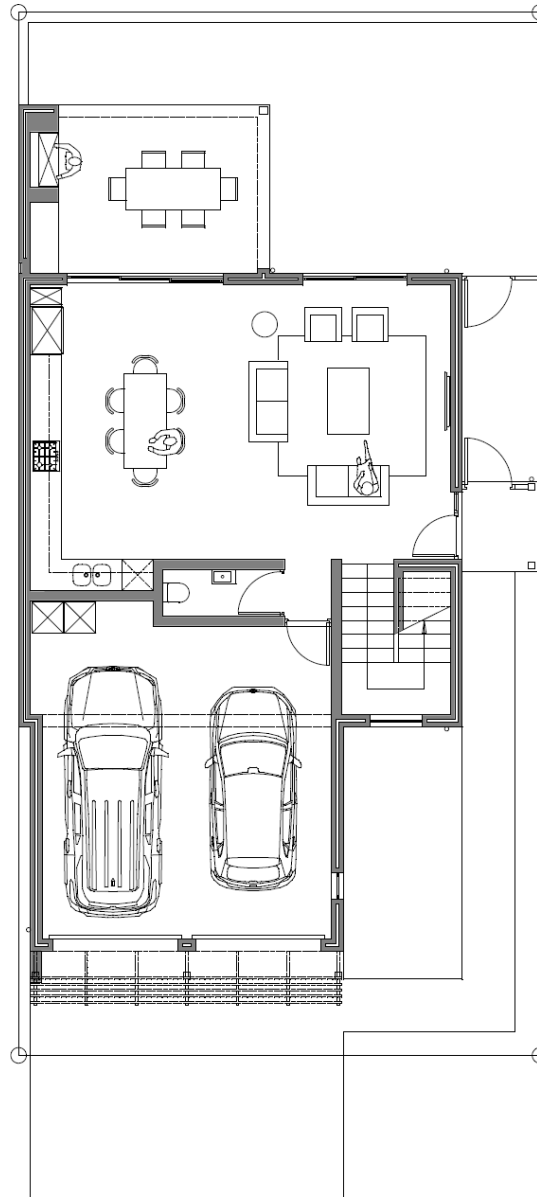
3 Bedrooms

2.5 Bathrooms

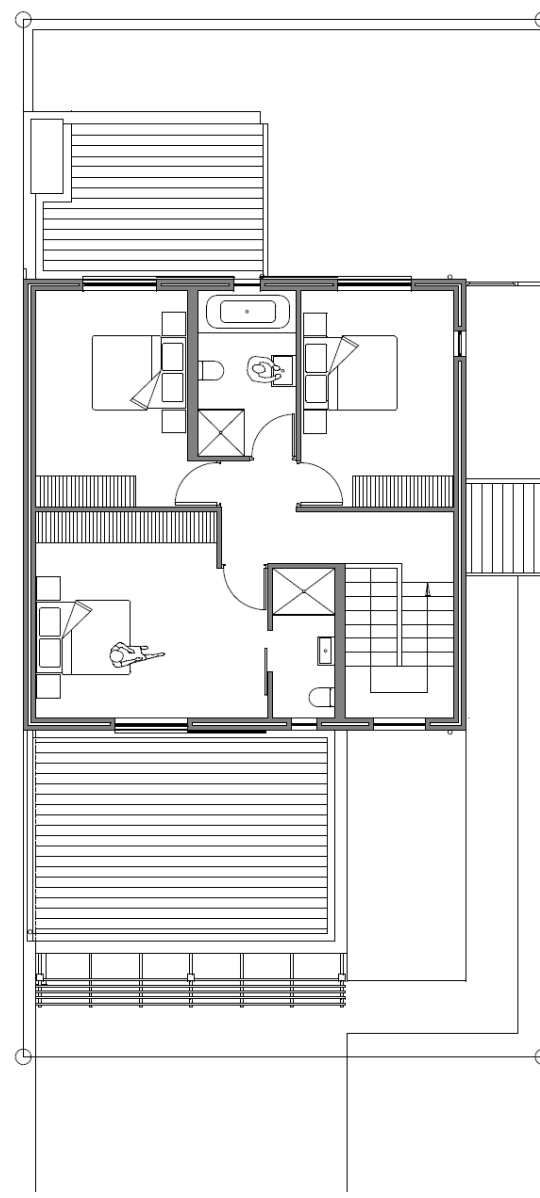
Double Garage

Ground	99.8m <sup>2</sup>
First	68.3m <sup>2</sup>
Porch	2.3m <sup>2</sup>
Covered Patio	15.5m <sup>2</sup>
<b>Total</b>	<b>185.9m<sup>2</sup></b>

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Ground Floor



First Floor





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## UNIT TYPE G

House size: 186m<sup>2</sup>

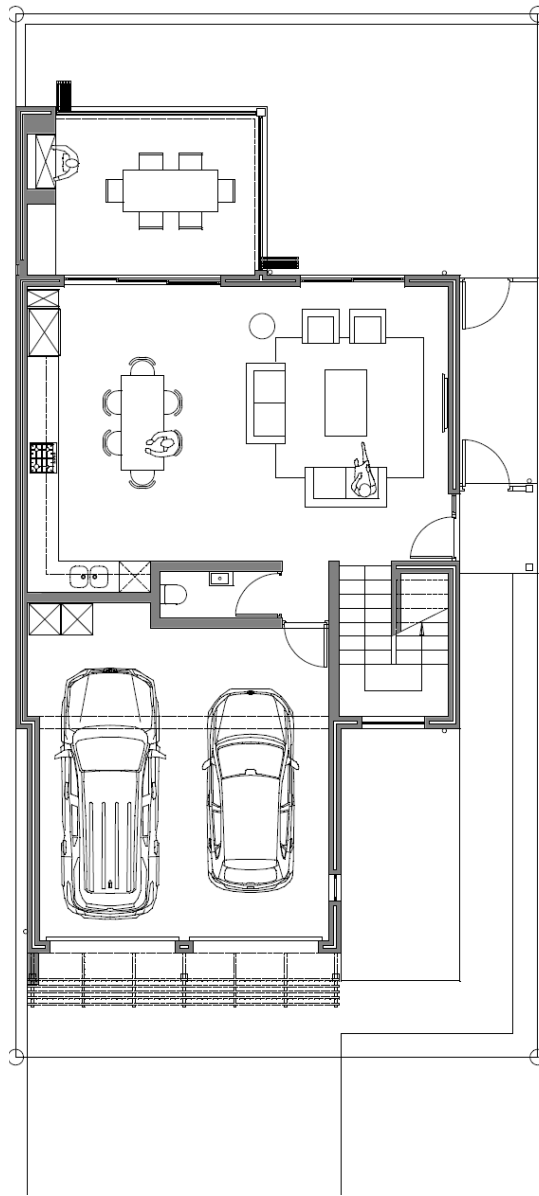
3 Bedrooms

2.5 Bathrooms

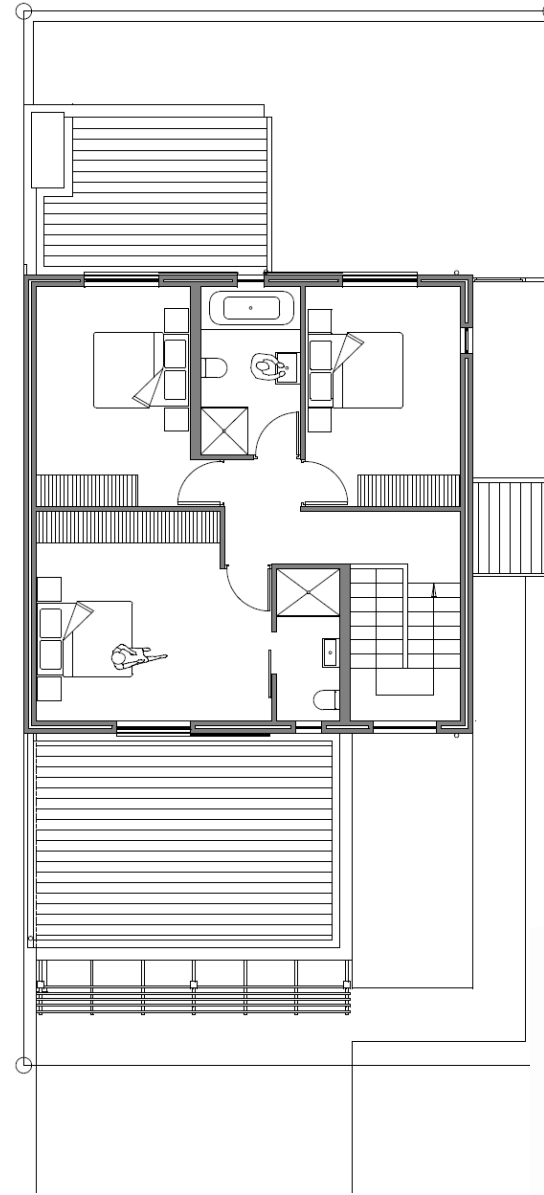
Double Garage

Ground	115.3m <sup>2</sup>
First	68.3m <sup>2</sup>
Porch	2.3m <sup>2</sup>
<b>Total</b>	<b>185.9m<sup>2</sup></b>

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Ground Floor



First Floor





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[www.theavenue.co.za](http://www.theavenue.co.za)

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