

d'CLARIONE

Modernity in Harmony

Exclusive Residential Preview



A Sanctuary in the City.

A definitive statement of contemporary luxury,
Blending bold geometric forms with tropical warmth





The Clarity of Design.

d'Clarione represents a distinct tone in modern living - clear, resonant and sophisticated. The architecture moves beyond simple shelter to become a statement of identity.

Characterised by clean lines, articulated facades, and a seamless integration with nature, this is a home designed for those who appreciate the subtle interplay of light, space and form.





Interlocking Volumes.

A Geometric Approach to Space.

The Structure breaks away from monolithic design, utilising a series of interlocking volumes to create depth and shadow.

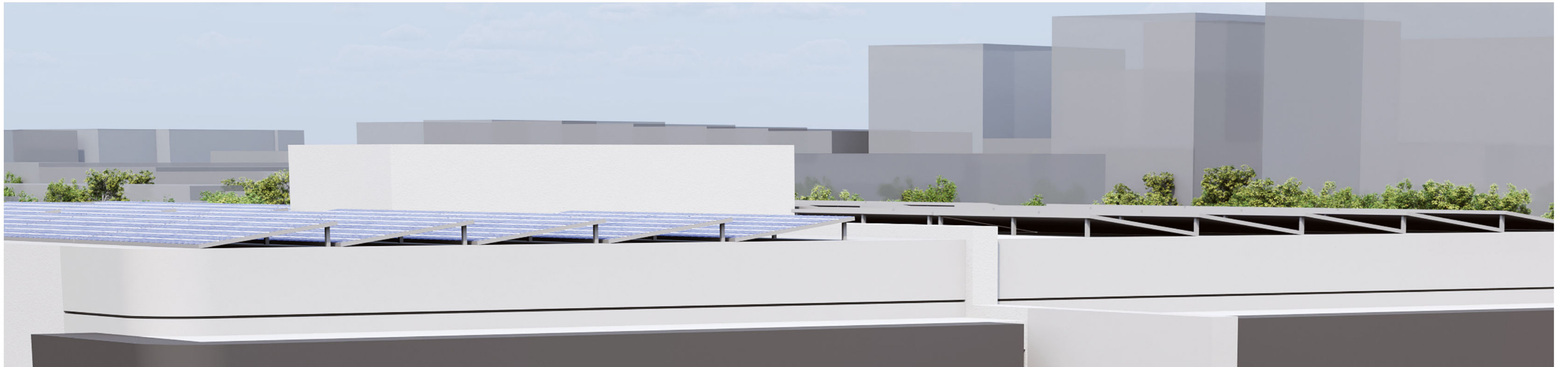
- Cantilevered sections provide natural shading for lower levels, reducing heat gain.
- The setback geometry ensures visual privacy while maximising the floor plate on upper levels.
- A contemporary “cubist” aesthetic that remains timeless.

Textural Contrast.

A Curated palette of materials designed to weather beautifully and provide visual warmth.

- **The Warmth:** Vertical timber-tone louvers soften the modern facade and provide adjustable privacy.
- **The Frame:** Dark architectural cladding frames the living spaces, creating a bold graphical outlines.
- **The Transparency:** Crystal-clear glass balustrades dissolve the boundary between home and horizon.





Future-Ready Living.

d'Clarione is engineered for the future with integrated sustainable technologies.

- **Solar Harvesting:** Discreetly positioned rooftop solar panels reduce the carbon footprint and contribute to energy independence.
- **Passive Cooling:** Deep overhangs and cross-ventilation strategies reduce reliance on artificial cooling.
- **Thermal Efficiency:** The flat roof design minimises surface area exposure while maximising utility.



Biophilic Integration.

Nature is not just a backdrop; it is woven into the architecture.

- **Sky Gardens:** Integrated planter boxes on the second and third-level terraces bring greenery directly to the bedroom suites..
- **Perimeter Softscape:** Lush ground-level landscaping provides a natural buffer from the street, enhancing privacy and visual serenity.
- **Atmosphere:** A home that breathes, softening the urban edge with organic textures.





The Grand Arrival.

Designed for convenience and capacity.

- **Capacity:** A spacious column-free car porch accommodates multiple luxury vehicles with ease.
- **Accessibility:** Wide, modern sliding gates ensure and seamless entry.
- **Welcome:** The open-plan frontage creates a welcoming sense of arrival, distinct from the enclosed privacy of the upper living quarters.



Seamless Transitions.

Boundaries blur between the interior sanctuary and the external environment.

- **Expansive Glazing:** Floor-to-ceiling sliding glass doors flood the interiors with natural light.
- **Zoning:** The layout suggests distinct zones for family gathering and private rest.



Property Specifications.

Configuration	Semi-Detached
Levels	2 Storey + Roof Terrace
Parking	Multi-car porch (2+ vehicles)
Tech	Rooftop Solar PV System
Facade	Modern Reinforced Concrete with steel/glass accents and timber-look louvers
Outdoor	Private terraces on upper levels; Perimeter garden
Security	Gated perimeter with private driveway





Define Your Space.

d'Clarione is more than a residence; it is a reflection of
success and commitment to quality.

ENQUIRE TODAY FOR FLOOR PLAN AND VIEWING APPOINTMENTS.



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