

Energy saver combines style with substance

MAYA ANDERSON

With a seven-star efficiency rating, this Econstruct home encompasses stylish living in a highly sustainable manner.

Econstruct general manager Geoff Britton said the home was one of two display homes built for Vukelic Holdings, the Galway Green estate developer. "Vukelic Holdings had set aside this area called Galway Grove as an example of how a small subdivision can be designed as a sustainable village," he said.

The house has three bedrooms and two bathrooms and has been designed with an emphasis on the size and space of the rooms.

"The design aims were to provide a seven-star home that, whilst giving the look of a normal family home, performed at a very high efficiency level from a solar passive and water-saving perspective," he said.

The two-storey house has an eye-catching elevation with clean, strong, modern lines married with earthy colours and textures to create a dynamic, contemporary look. The house is complemented by waterwise, low-maintenance and modern gardens.

To be as environmentally friendly as possible, the home's design takes advantage of the

afternoon breeze and northern sunlight as well as the views.

"The home has a north-facing living, main bedroom and balconies which overlook the estate's main park and lake," Mr Britton said.

"Room orientation and window locations make the most of the afternoon sea breeze to ventilate the property. Solar awnings allow the winter sun to heat the home while preventing the sun coming in in the hot summer months."

Mr Britton said polished concrete floors throughout the lounge and main bedroom enhanced the house's modern, stylish appearance but were also very environmentally friendly, said Mr Britton.

"The winter sun hitting the floors is absorbed by the thermal mass and released in the evening to reduce the need for heating from other sources," he said.

A rammed-earth feature wall in the main bedroom is attractive and functional, increasing the thermal mass for winter heat gain.

The timber floors in the house are bamboo, which comes from renewable sustainable growth and is sealed with water-based sealers.

The other bedrooms are carpeted. The home has highly insulated cavity walls. Lightweight walls and roof spaces minimise the



The Econstruct home provides stylish living with environmentally friendly features.



Building of the Year

COMPANY: Econstruct
SUBURB: Australind

temperature differentials in the house all year round.

A plumbed-in rainwater tank, recirculating hot-water pump system and grey-water system for the waterwise garden ensure a highly efficient use of water.

A heat pump hot-water system and energy-efficient lighting ensure maximum energy efficiency.

