



PRODUCT BOOK

SINGLE DWELLING

DUAL

SINGLE DWELLINGS



NCL
HOMES



HOME DESIGNS

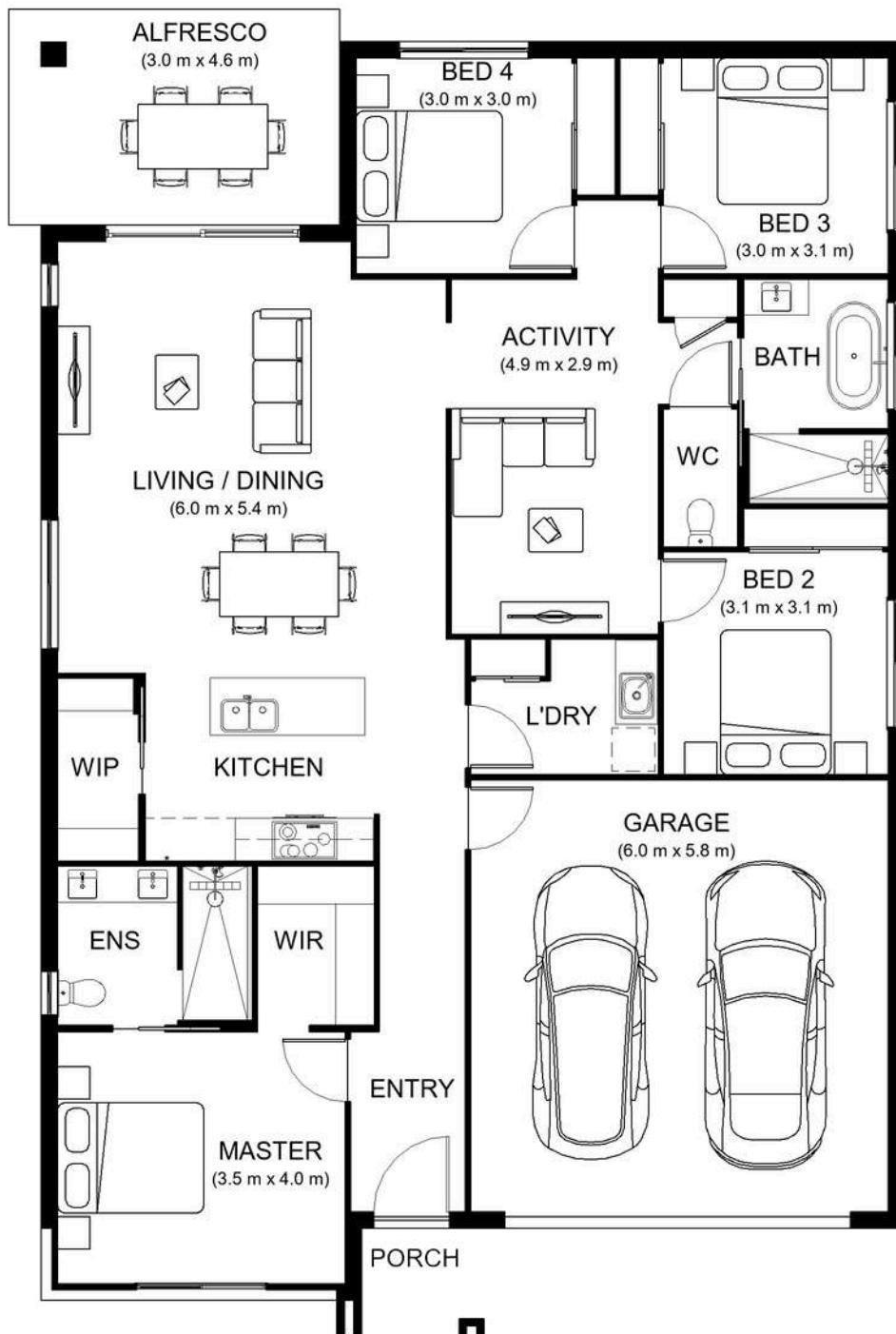
THE BENIFITS OF INVESTING IN A SINGLE DWELLING

Investing in a single dwelling built by NCL Homes is a strategic way to grow your property portfolio with confidence. Our high-quality builds are designed to attract and retain quality tenants, ensuring consistent rental returns and long-term value. With faster construction times, you'll have tenants moving in sooner, turning your investment into profit faster.

Single dwellings also benefit from fewer council restrictions, making the entire process simpler and more efficient. Combined with our open, modern designs featuring larger rooms, NCL Homes creates homes that tenants love and investors trust for strong, sustainable growth.

BLUEGUM

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: BLUEGUM

LENGTH: 18.10m

HOUSE SIZE: 209m²

WIDTH: 12.00m

[VIEW DESIGN ONLINE](#)

4 2 2 2

BLUEGUM FAÇADE OPTIONS



DUNE FAÇADE



COASTAL FAÇADE



PAVILION FAÇADE



CLASSIC FAÇADE

HAMPTONS FAÇADE

CYAN

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: CYAN
LENGTH: 24.10m

HOUSE SIZE: 235m²
WIDTH: 13.00m

[VIEW DESIGN ONLINE](#)

4 2 2 2.5

CYAN FAÇADE OPTIONS



COASTAL FAÇADE



CLASSIC FAÇADE



PAVILION FAÇADE



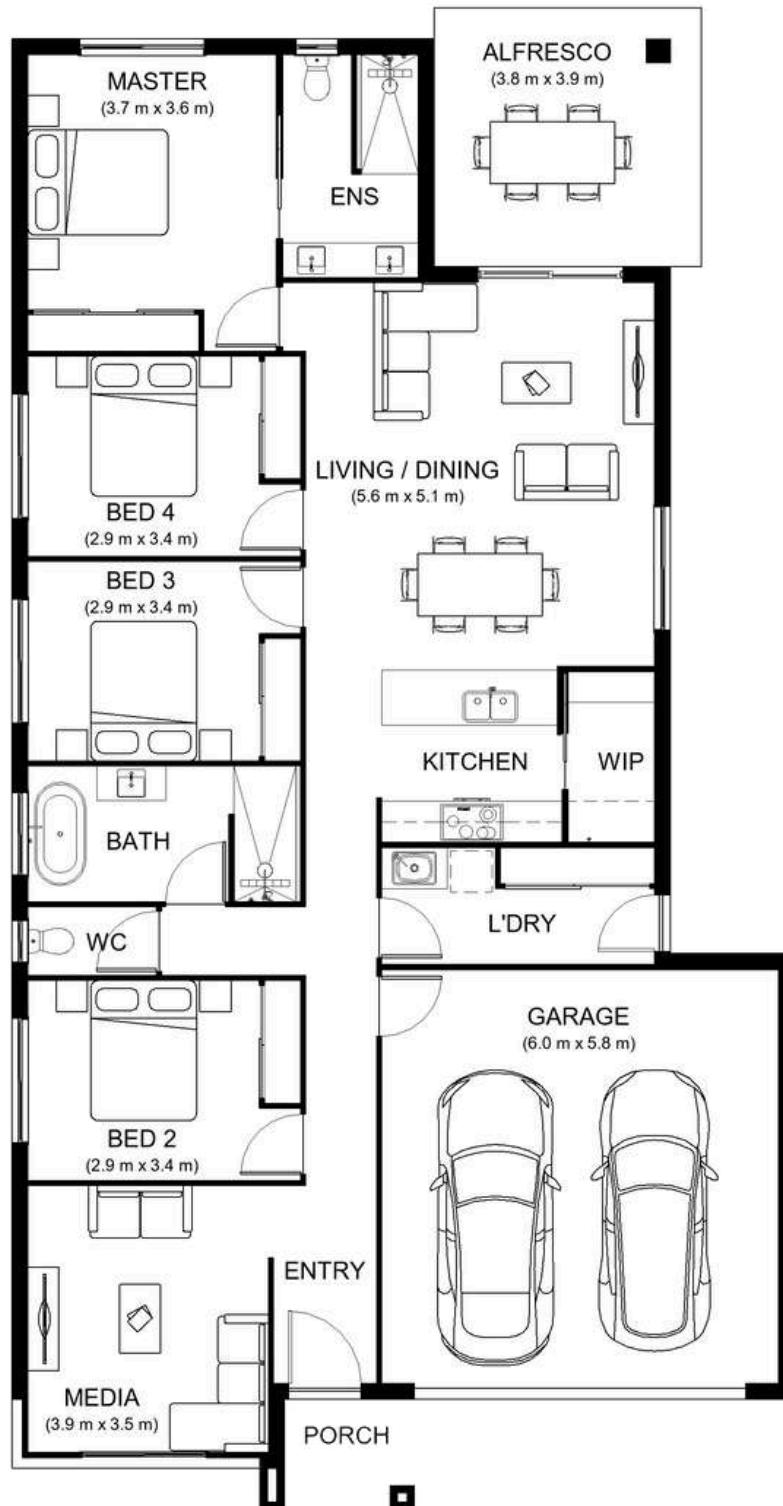
DUNE FAÇADE



HAMPTONS FAÇADE

EBONY

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: EBONY
LENGTH: 21.32m

HOUSE SIZE: 210m²
WIDTH: 11.34m

[VIEW DESIGN ONLINE](#)

4 2 2 2

EBONY FAÇADE OPTIONS



HAMPTONS FAÇADE



DUNE FAÇADE



PAVILION FAÇADE



CLASSIC FAÇADE



COASTAL FAÇADE

ELM

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: ELM

LENGTH: 22.32m

HOUSE SIZE: 219m²

WIDTH: 11.30m

[VIEW DESIGN ONLINE](#)



ELM FAÇADE OPTIONS



PAVILION FAÇADE

CLASSIC FAÇADE

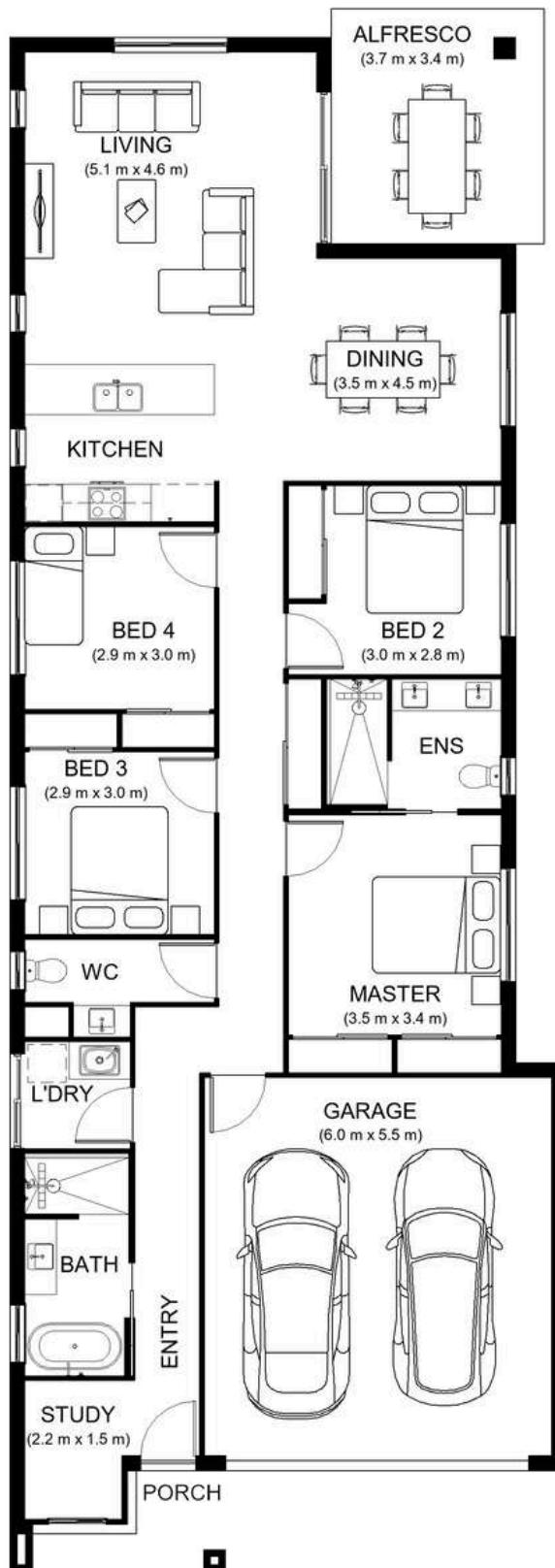
COASTAL FAÇADE

DUNE FAÇADE

HAMPTONS FAÇADE

IRONBARK

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: IRONBARK
LENGTH: 24.31m

HOUSE SIZE: 195m²
WIDTH: 08.80m

[VIEW DESIGN ONLINE](#)

4 1 2 2.5

IRONBARK FAÇADE OPTIONS



HAMPTONS FAÇADE



COASTAL FAÇADE

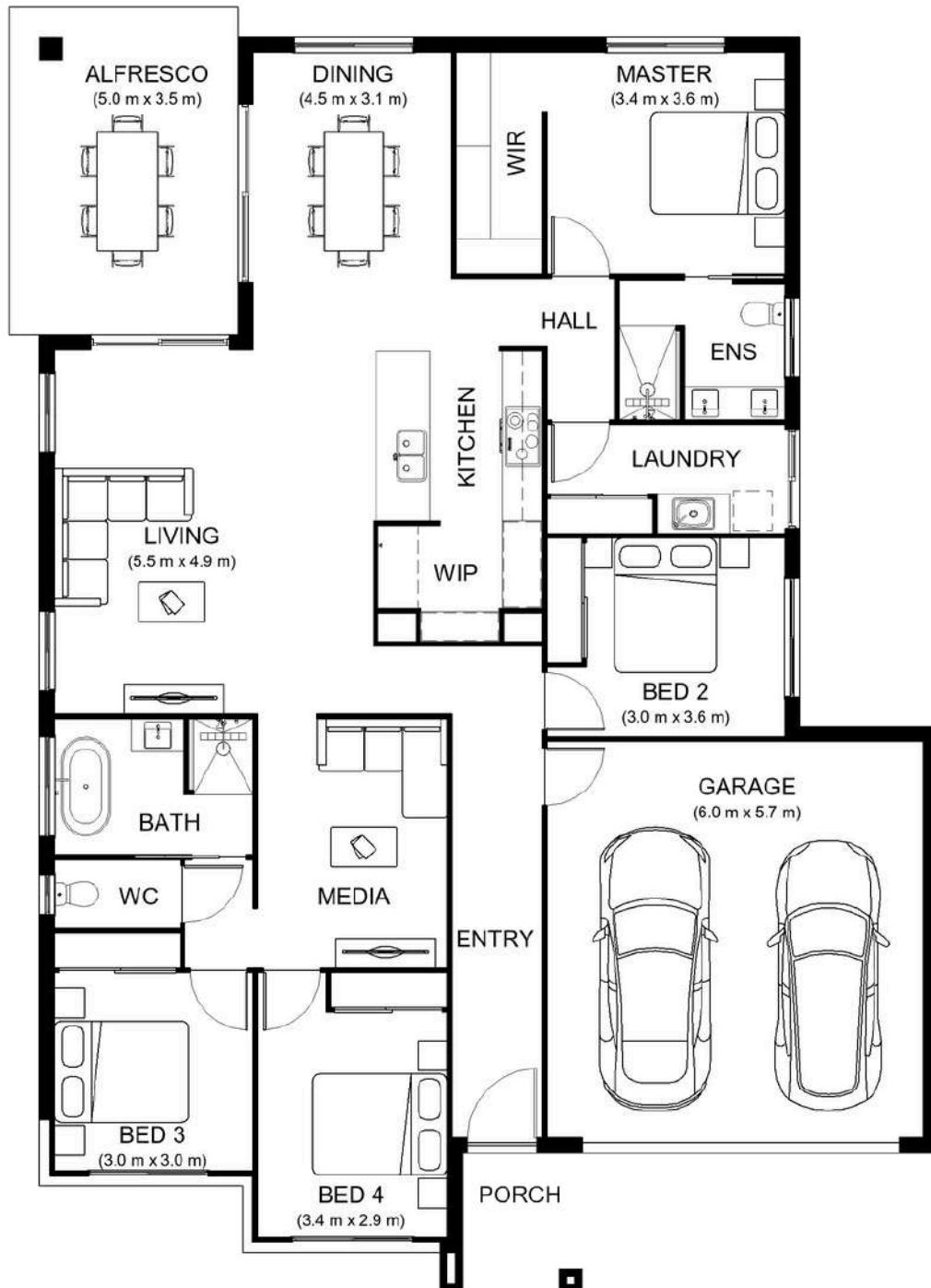


DUNE FAÇADE

CLASSIC FAÇADE

JUNIPER

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: JUNIPER
LENGTH: 18.98m

HOUSE SIZE: 222m²
WIDTH: 13.60m

[VIEW DESIGN ONLINE](#)



JUNIPER FAÇADE OPTIONS



DUNE FAÇADE

COASTAL FAÇADE

PAVILION FAÇADE

CLASSIC FAÇADE

HAMPTONS FAÇADE

KWILA

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: KWILA

LENGTH: 14.21m

HOUSE SIZE: 202m²

WIDTH: 15.00m

[VIEW DESIGN ONLINE](#)

4 2 2 2

KWILA FAÇADE OPTIONS



COASTAL FAÇADE



CLASSIC FAÇADE



PAVILION FAÇADE



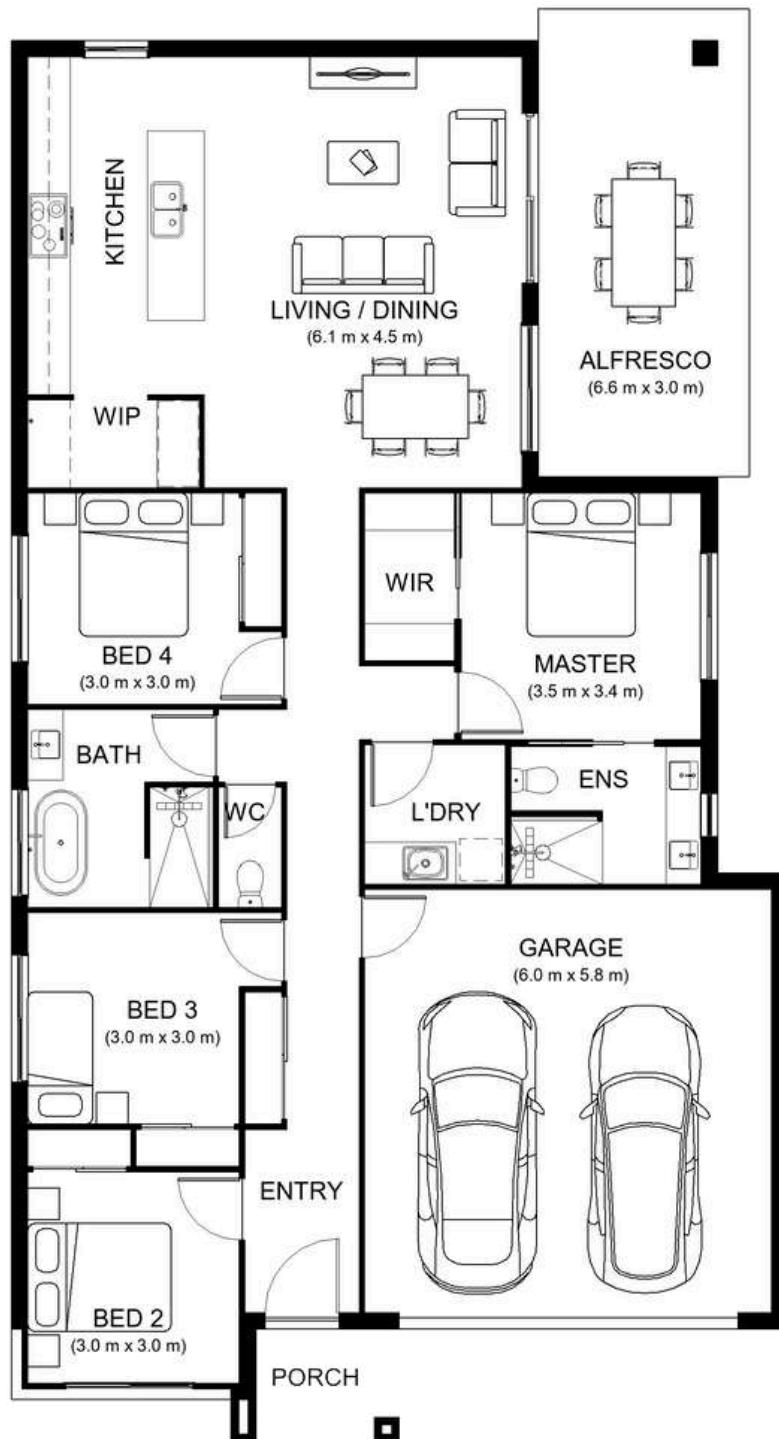
DUNE FAÇADE



HAMPTONS FAÇADE

MAPLE

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: MAPLE
LENGTH: 19.86m

HOUSE SIZE: 200m²
WIDTH: 11.00m

[VIEW DESIGN ONLINE](#)

4 1 2 2

MAPLE FAÇADE OPTIONS



CLASSIC FAÇADE



HAMPTONS FAÇADE



DUNE FAÇADE



COASTAL FAÇADE



PAVILION FAÇADE

MERBAU

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: MERBAU
LENGTH: 21.05m

HOUSE SIZE: 215m²
WIDTH: 12.50m

[VIEW DESIGN ONLINE](#)

4 2 2 2

MERBAU FAÇADE OPTIONS



COASTAL FAÇADE



HAMPTONS FAÇADE

PAVILION FAÇADE



CLASSIC FAÇADE

DUNE FAÇADE

METRO

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: METRO

LENGTH: 20.34m

HOUSE SIZE: 210m²

WIDTH: 11.30m

[VIEW DESIGN ONLINE](#)

4 2 2 2

METRO FAÇADE OPTIONS



PAVILION FAÇADE



CLASSIC FAÇADE



COASTAL FAÇADE



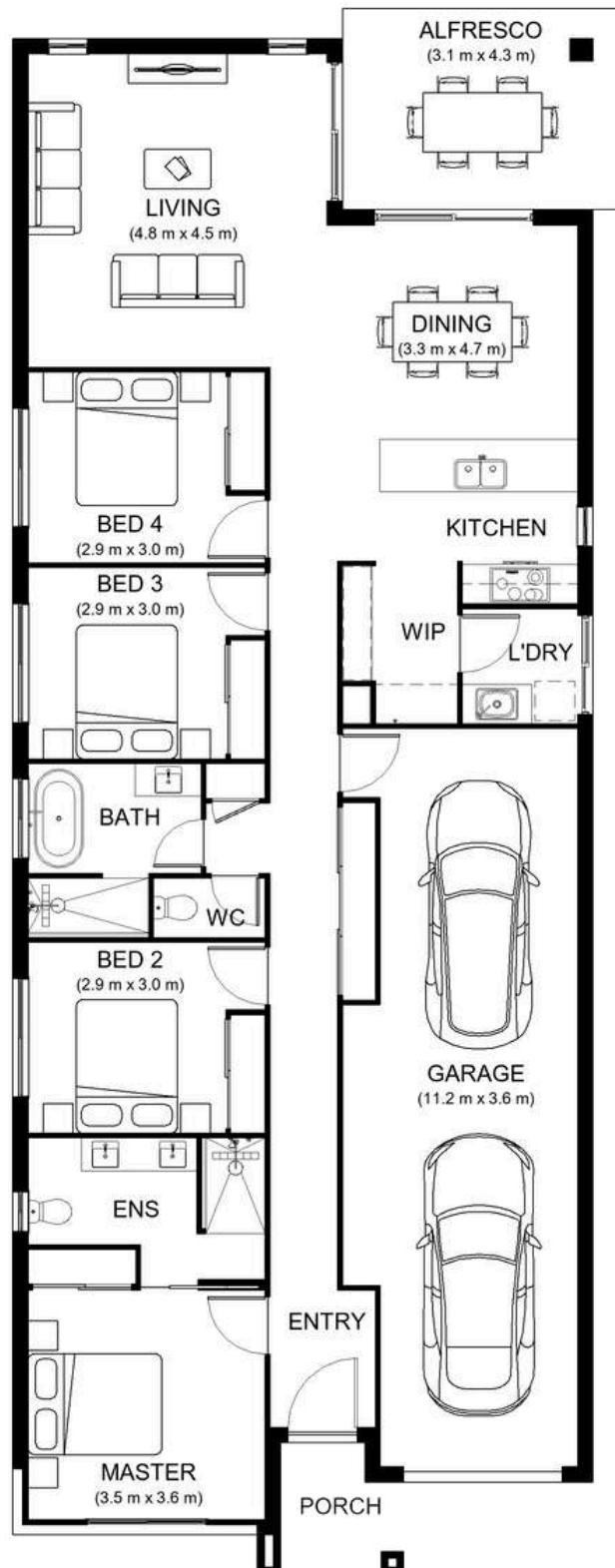
DUNE FAÇADE



HAMPTONS FAÇADE

OAK

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: OAK

LENGTH: 23.30m

HOUSE SIZE: 202m²

WIDTH: 08.80m

[VIEW DESIGN ONLINE](#)

4 1 2 2

OAK FAÇADE OPTIONS



DUNE FAÇADE

HAMPTONS FAÇADE

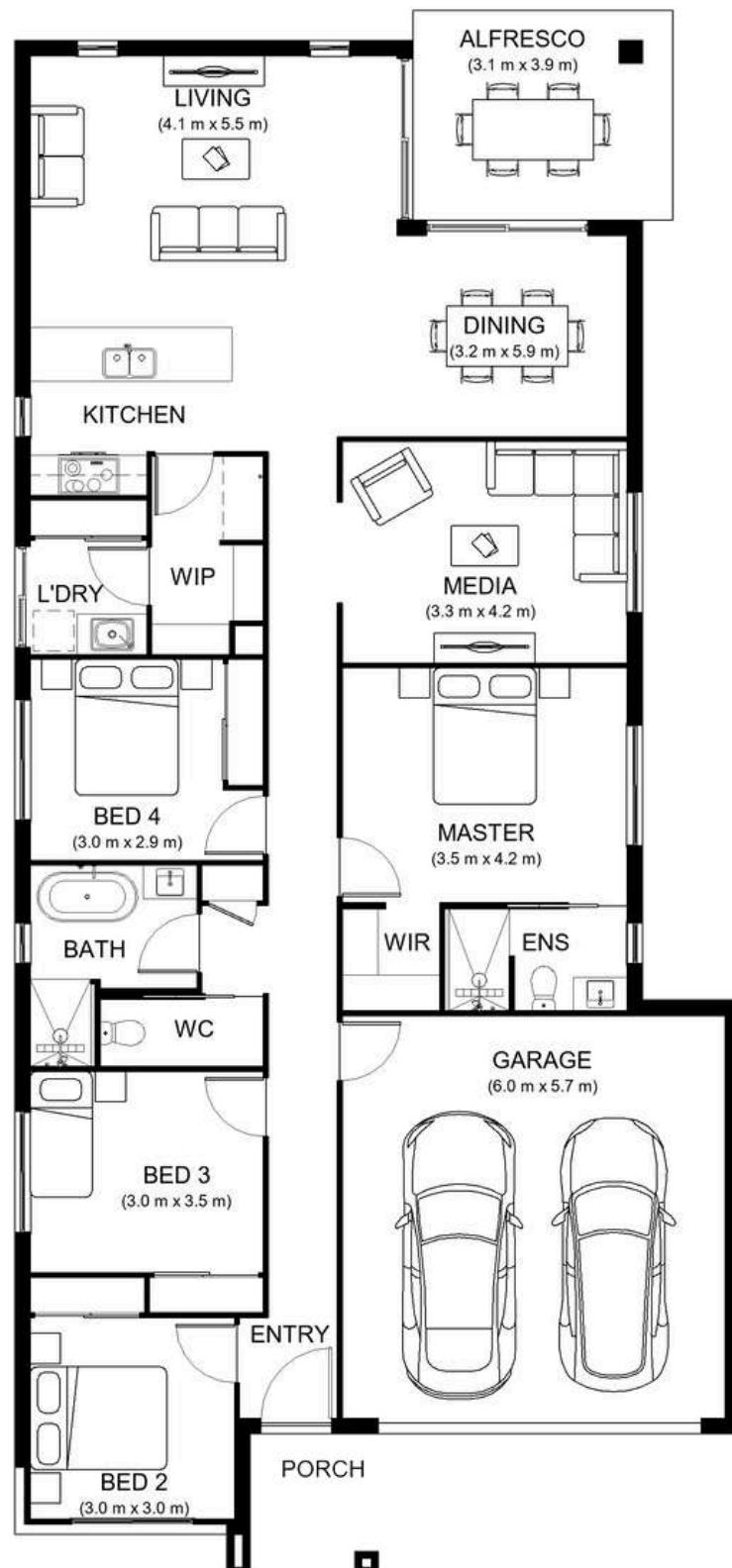
PAVILION FAÇADE

CLASSIC FAÇADE

COASTAL FAÇADE

ROSEWOOD

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: ROSEWOOD **HOUSE SIZE:** 216m²
LENGTH: 22.68m **WIDTH:** 10.80m

[VIEW DESIGN ONLINE](#)



ROSEWOOD FAÇADE OPTIONS



CLASSIC FAÇADE



COASTAL FAÇADE



PAVILION FAÇADE

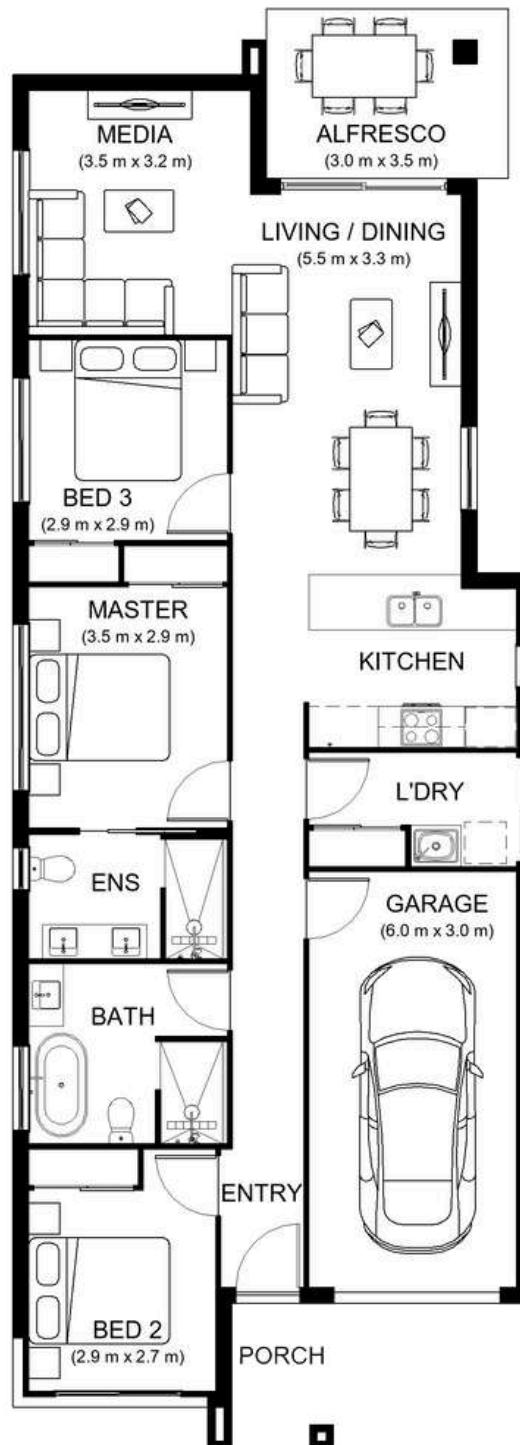


DUNE FAÇADE

HAMPTONS FAÇADE

TALLOWOOD

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: TALLOWOOD **HOUSE SIZE:** 140m²

LENGTH: 20.34m

WIDTH: 07.50m

[VIEW DESIGN ONLINE](#)

3 2 1 2

TALLOWOOD FAÇADE OPTIONS



HAMPTONS FAÇADE

PAVILION FAÇADE

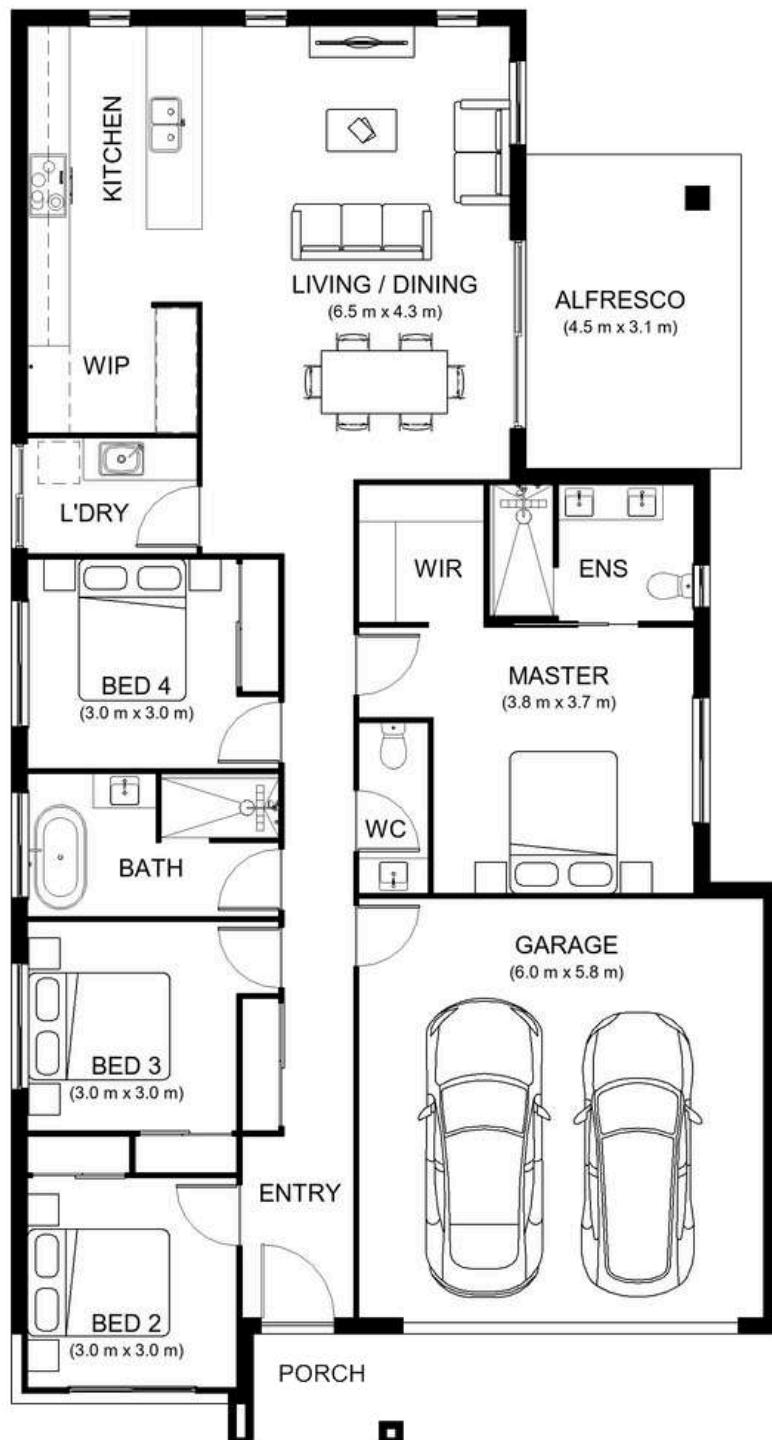
COASTAL FAÇADE

CLASSIC FAÇADE

DUNE FAÇADE

TEAK

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: TEAK
LENGTH: 20.55m

HOUSE SIZE: 200m²
WIDTH: 11.00m

[VIEW DESIGN ONLINE](#)

4 1 2 2

TEAK FAÇADE OPTIONS



DUNE FAÇADE

CLASSIC FAÇADE

PAVILION FAÇADE

COASTAL FAÇADE

HAMPTONS FAÇADE

SINGLE DWELLING

DUAL

DUAL LIVING



NCL
HOMES



HOME DESIGNS

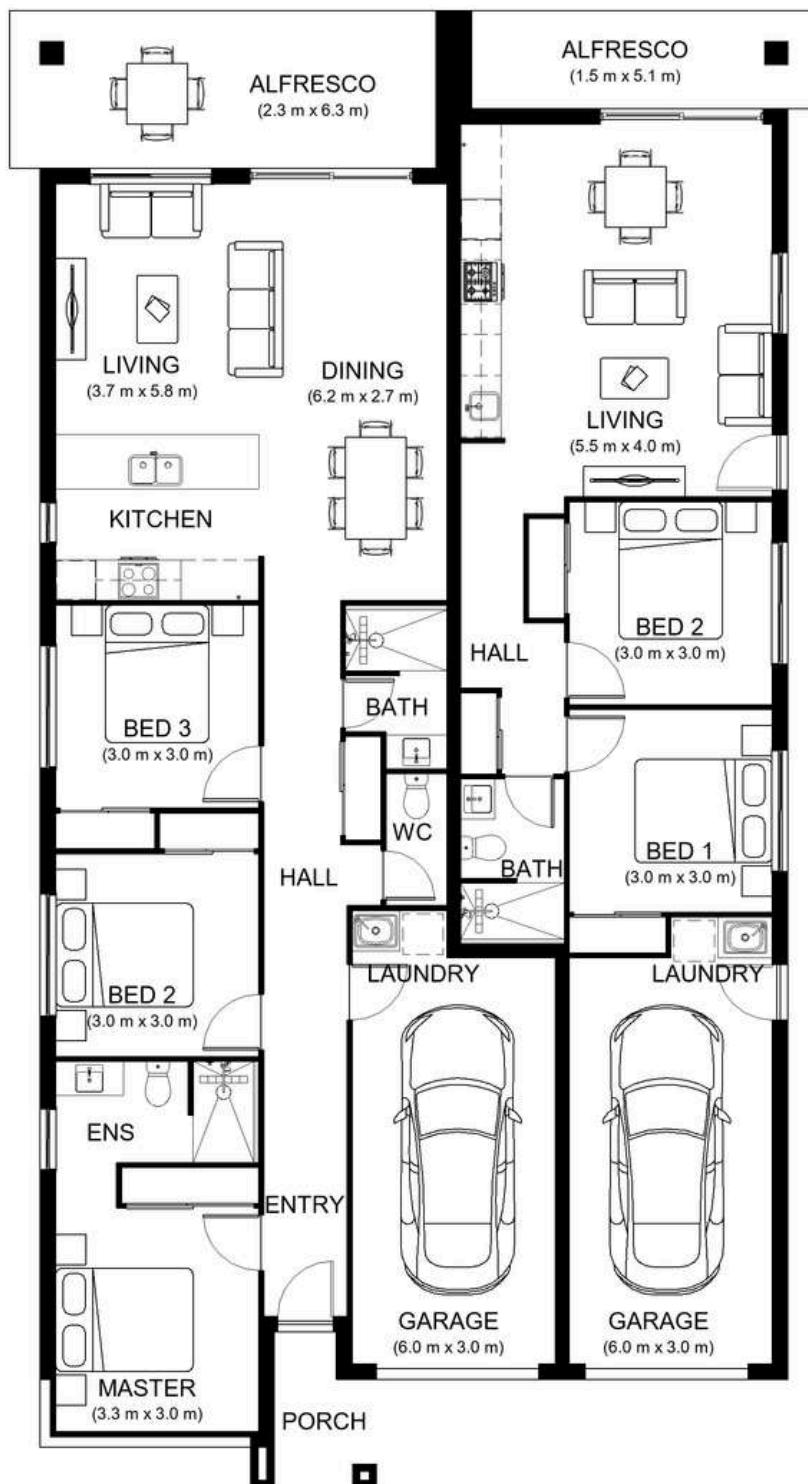
THE BENEFITS OF INVESTING IN DUAL LIVING

Investing in a dual living home with NCL Homes is a smart way to maximise your rental returns while meeting the growing demand for flexible living arrangements. Perfect for multigenerational families or tenants seeking separate spaces under one roof, dual living homes attract a wider tenant pool and command higher rental yields.

With NCL Homes, you can trust in a high-quality build, fast turnaround times, and modern, functional designs that deliver both lifestyle appeal and investment performance. Backed by our experience and reputation, your dual living investment is built for strong rental demand, long-term value, and greater financial freedom.

BANKSIA

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: BANKSIA
LENGTH: 21.83m

HOUSE SIZE: 231m²
WIDTH: 11.04m

[VIEW DESIGN ONLINE](#)

5 2 2 3

BANKSIA FAÇADE OPTIONS



PAVILION FAÇADE



COASTAL FAÇADE



HAMPTONS FAÇADE



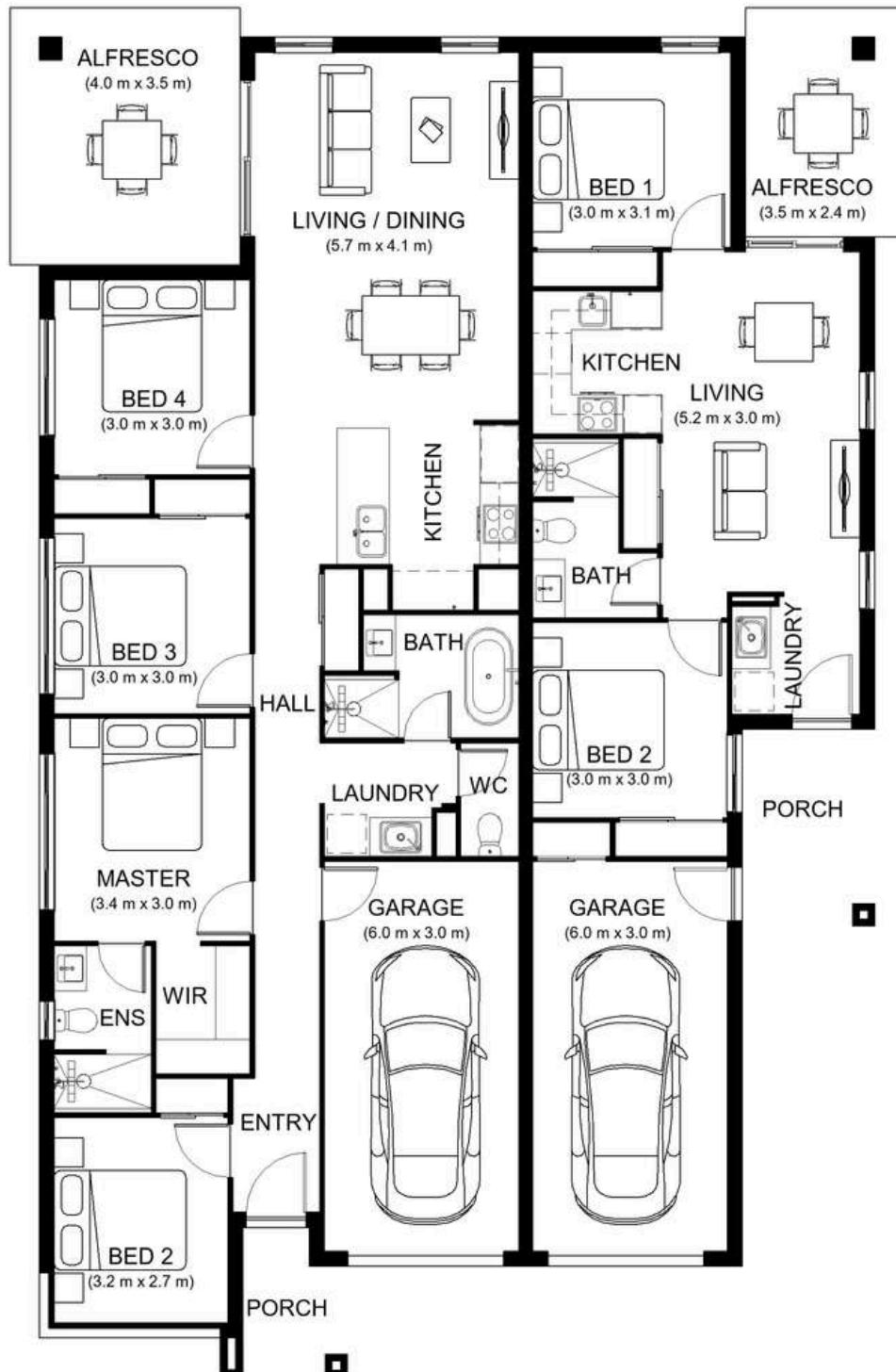
DUNE FAÇADE



CLASSIC FAÇADE

PLANTATION

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: PLANTATION
LENGTH: 20.60m

HOUSE SIZE: 245m²
WIDTH: 12.87m

[VIEW DESIGN ONLINE](#)

6 2 2 3

PLANTATION FAÇADE OPTIONS



CLASSIC FAÇADE



HAMPTONS FAÇADE

DUNE FAÇADE

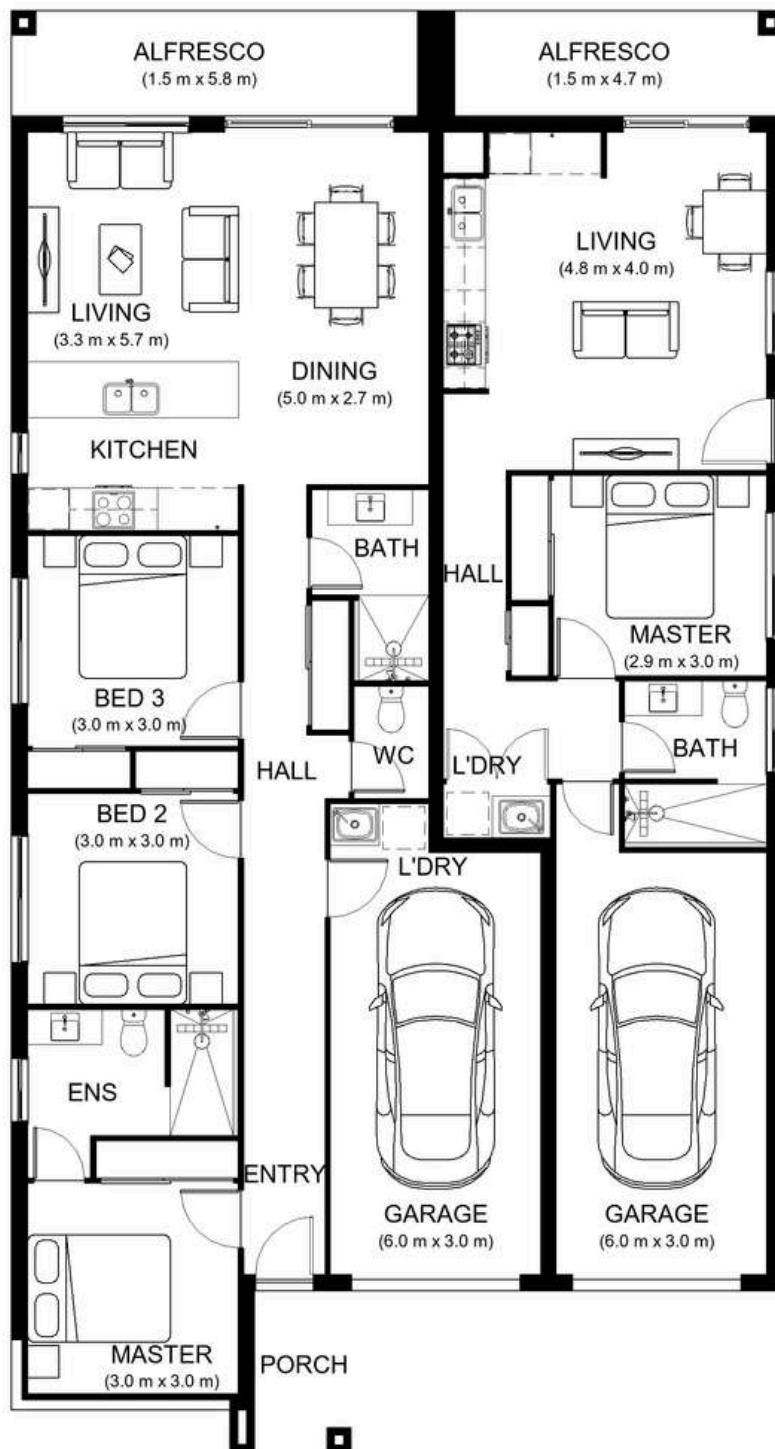


PAVILION FAÇADE

COASTAL FAÇADE

SANDALWOOD

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: SANDALWOOD

LENGTH: 20.51m

HOUSE SIZE: 209m²

WIDTH: 10.97m

[VIEW DESIGN ONLINE](#)

4 2 2 3

SANDALWOOD FAÇADE OPTIONS



COASTAL FAÇADE



PAVILION FAÇADE



HAMPTONS FAÇADE



DUNE FAÇADE



CLASSIC FAÇADE

SERRATA

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: SERRATA **HOUSE SIZE:** 215m²
LENGTH: 23.50m **WIDTH:** 10.99m

[VIEW DESIGN ONLINE](#)

4 2 2 3

SERRATA FAÇADE OPTIONS



HAMPTONS FAÇADE



PAVILION FAÇADE



COASTAL FAÇADE



DUNE FAÇADE



CLASSIC FAÇADE

SOLANDRI

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: SOLANDRI **HOUSE SIZE:** 219m²
LENGTH: 21.79m **WIDTH:** 10.64m

[VIEW DESIGN ONLINE](#)

5 2 2 3

SOLANDRI FAÇADE OPTIONS



PAVILION FAÇADE



COASTAL FAÇADE



HAMPTONS FAÇADE



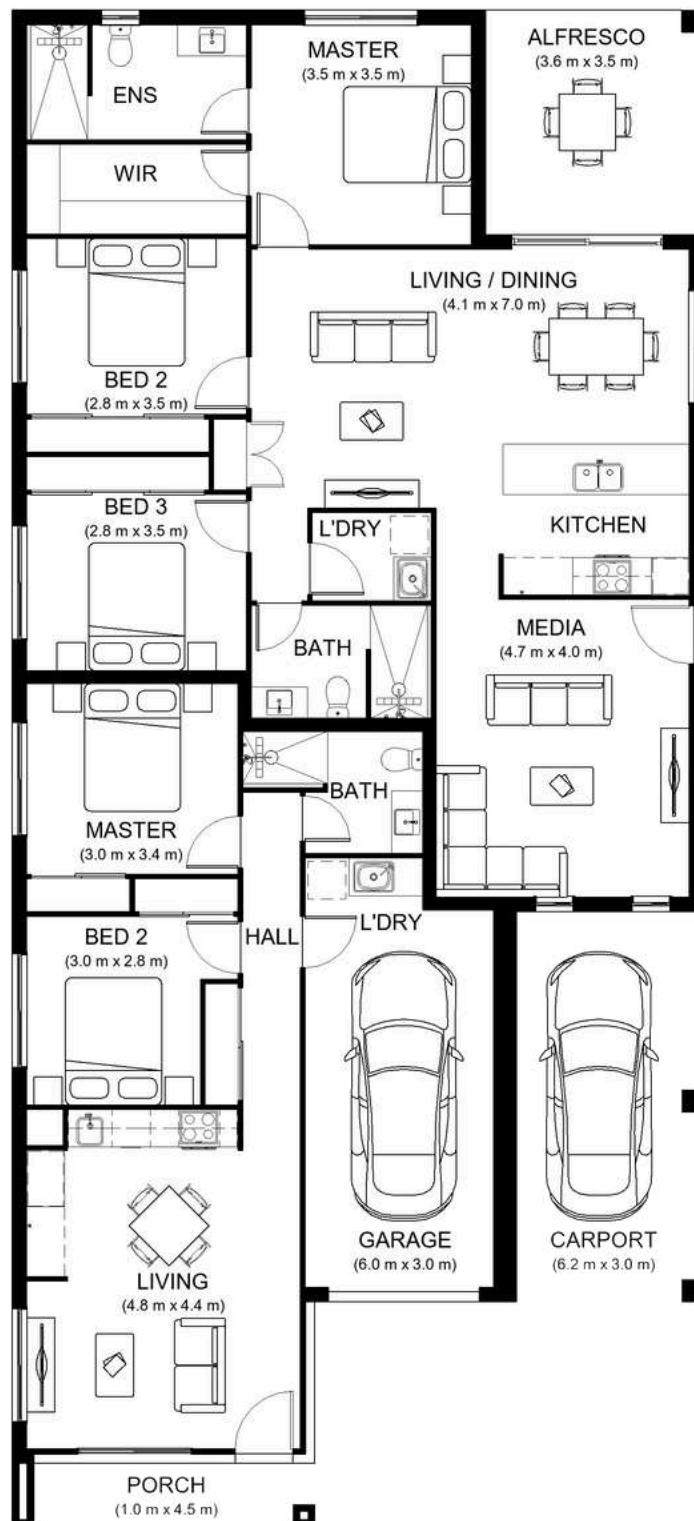
CLASSIC FAÇADE



DUNE FAÇADE

WARATAH

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: WARATAH **HOUSE SIZE:** 243m²
LENGTH: 24.11m **WIDTH:** 11.00m

[VIEW DESIGN ONLINE](#)

5 3 2 3

WARATAH FAÇADE OPTIONS



DUNE FAÇADE



PAVILION FAÇADE

HAMPTONS FAÇADE



COASTAL FAÇADE

CLASSIC FAÇADE

SINGLE DWELLING

DUAL

DUPLEX BUILDS



NCL
HOMES



HOME DESIGNS

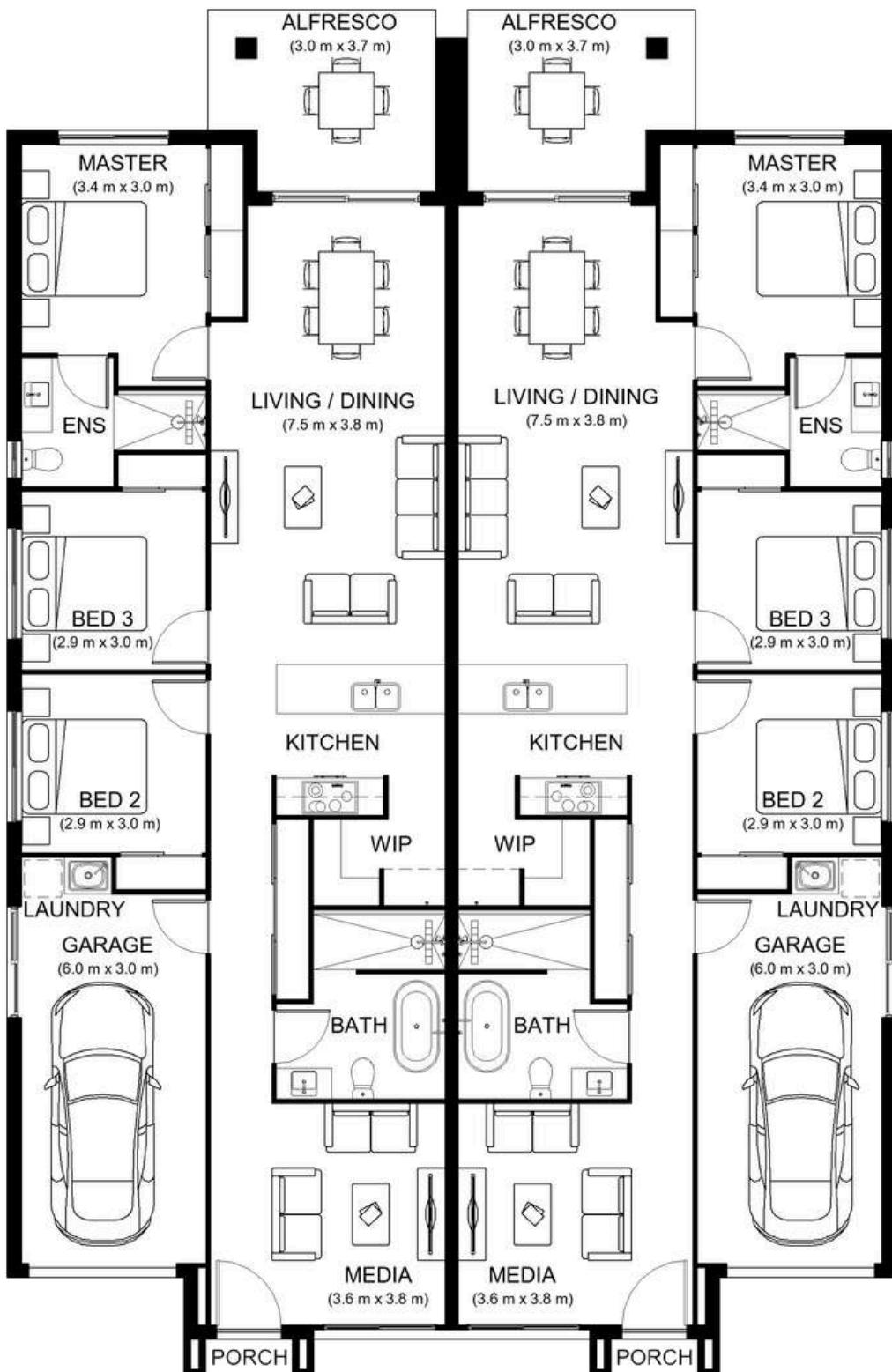
THE BENEFITS OF INVESTING IN DUPLEX

Investing in a duplex with NCL Homes is a powerful way to unlock higher rental returns and long-term growth from a single block of land. Our expertly built, high-quality duplexes allow you to generate two income streams while benefiting from the simplicity of one investment. With faster build times, you can have both properties tenanted sooner, increasing your cash flow quickly.

Duplex developments also offer excellent capital growth potential and appeal to a broad tenant market. Featuring modern designs and spacious, well-planned layouts, NCL Homes delivers duplex investments that attract strong rental demand and deliver lasting value.

ACACIA

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: ACACIA

LENGTH: 21.74m

HOUSE SIZE: 296m²

WIDTH: 14.44m

[VIEW DESIGN ONLINE](#)

6 4 2 4

ACACIA FAÇADE OPTIONS



CLASSIC FAÇADE

COASTAL FAÇADE

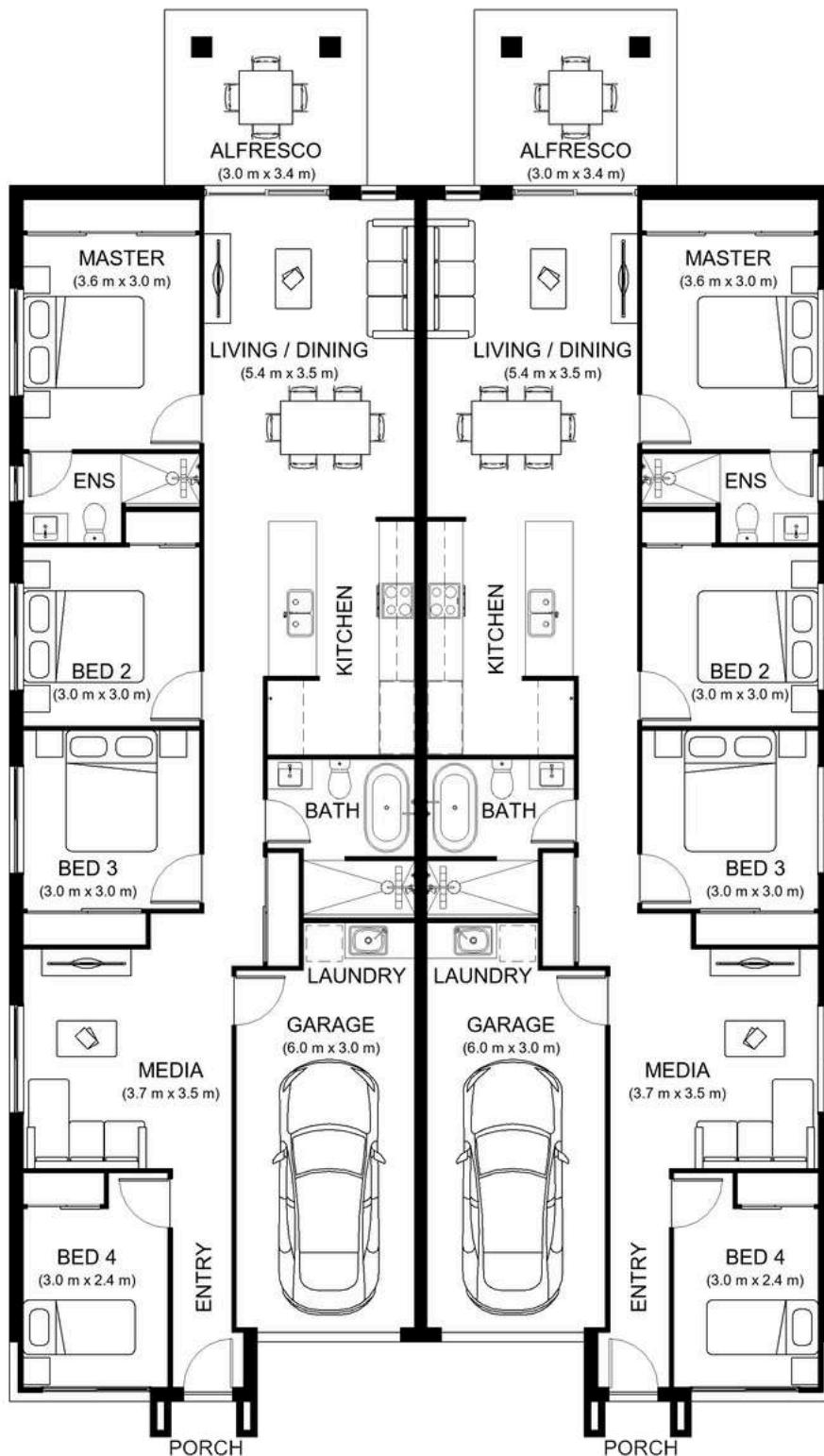
HAMPTONS FAÇADE

PAVILION FAÇADE

DUNE FAÇADE

AEGEAN

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: AEGEAN

LENGTH: 23.49m

HOUSE SIZE: 298m²

WIDTH: 13.82m

[VIEW DESIGN ONLINE](#)

8 4 2 4

AEGEAN FAÇADE OPTIONS



HAMPTONS FAÇADE

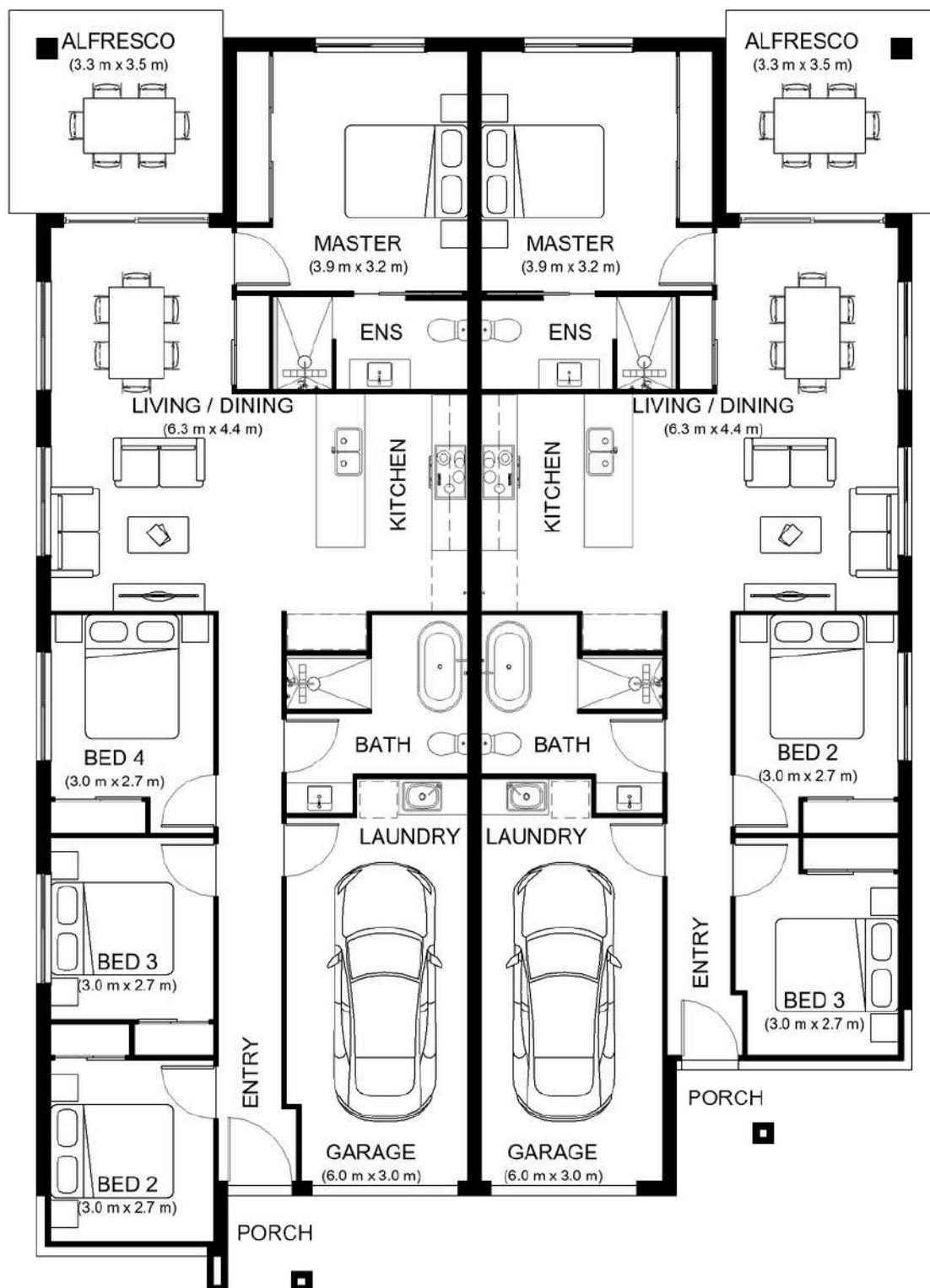
COASTAL FAÇADE

DUNE FAÇADE

CLASSIC FAÇADE

ATLANTIC

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: ATLANTIC **HOUSE SIZE:** 281m²
LENGTH: 20.69m **WIDTH:** 14.44m

[VIEW DESIGN ONLINE](#)

7 2 2 4

ATLANTIC FAÇADE OPTIONS



COASTAL FAÇADE



PAVILION FAÇADE



HAMPTONS FAÇADE



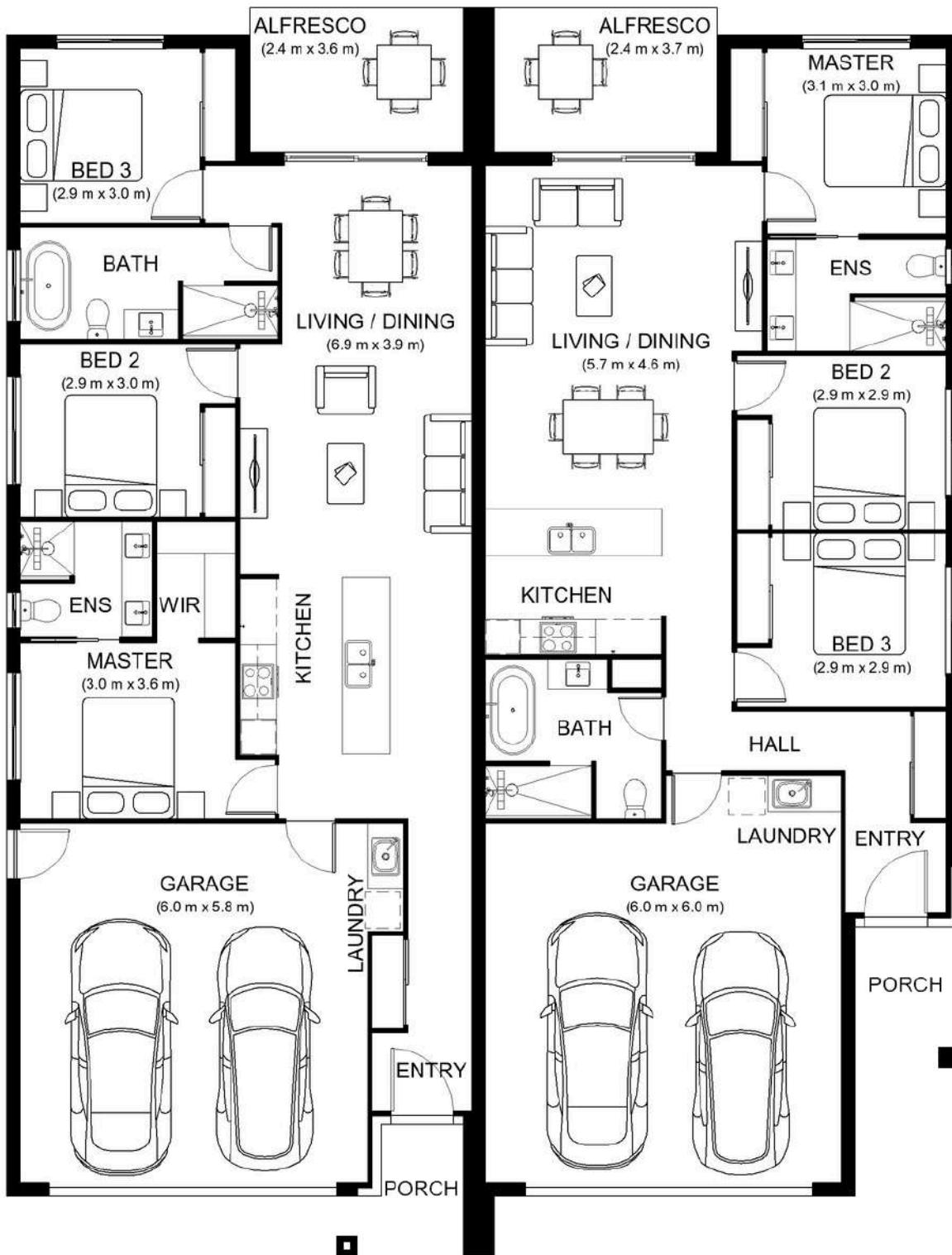
CLASSIC FAÇADE



DUNE FAÇADE

AVALON

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: AVALON
LENGTH: 20.40m

HOUSE SIZE: 311m²
WIDTH: 15.93m

[VIEW DESIGN ONLINE](#)

6 2 4 4

AVALON FAÇADE OPTIONS



PAVILION FAÇADE



HAMPTONS FAÇADE



DUNE FAÇADE



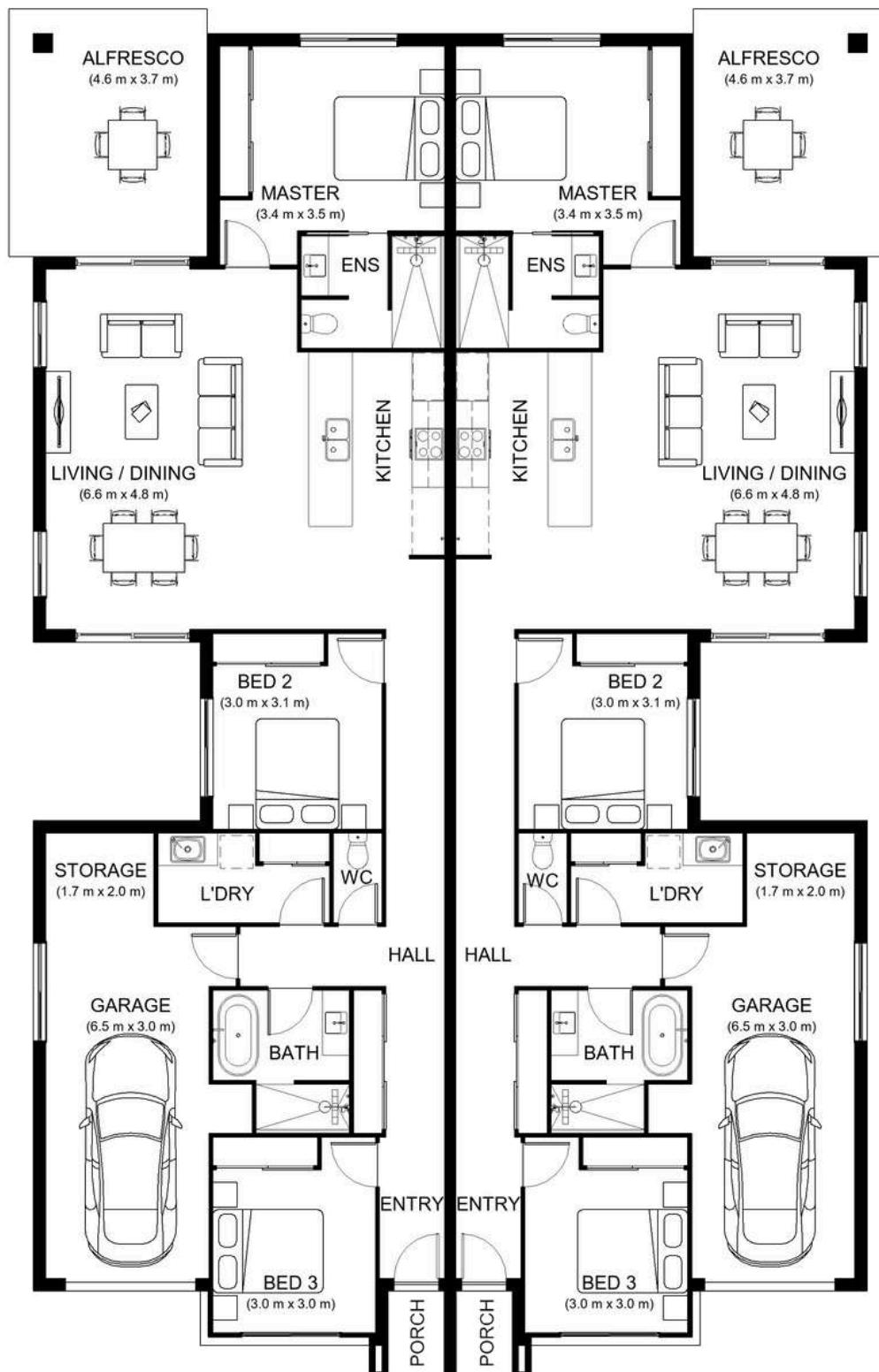
COASTAL FAÇADE



CLASSIC FAÇADE

BALTIC

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: BALTIC
LENGTH: 24.72m

HOUSE SIZE: 353m²
WIDTH: 15.35m

[VIEW DESIGN ONLINE](#)

6 2 2 4

BALTIC FAÇADE OPTIONS



CLASSIC FAÇADE



PAVILION FAÇADE

HAMPTONS FAÇADE



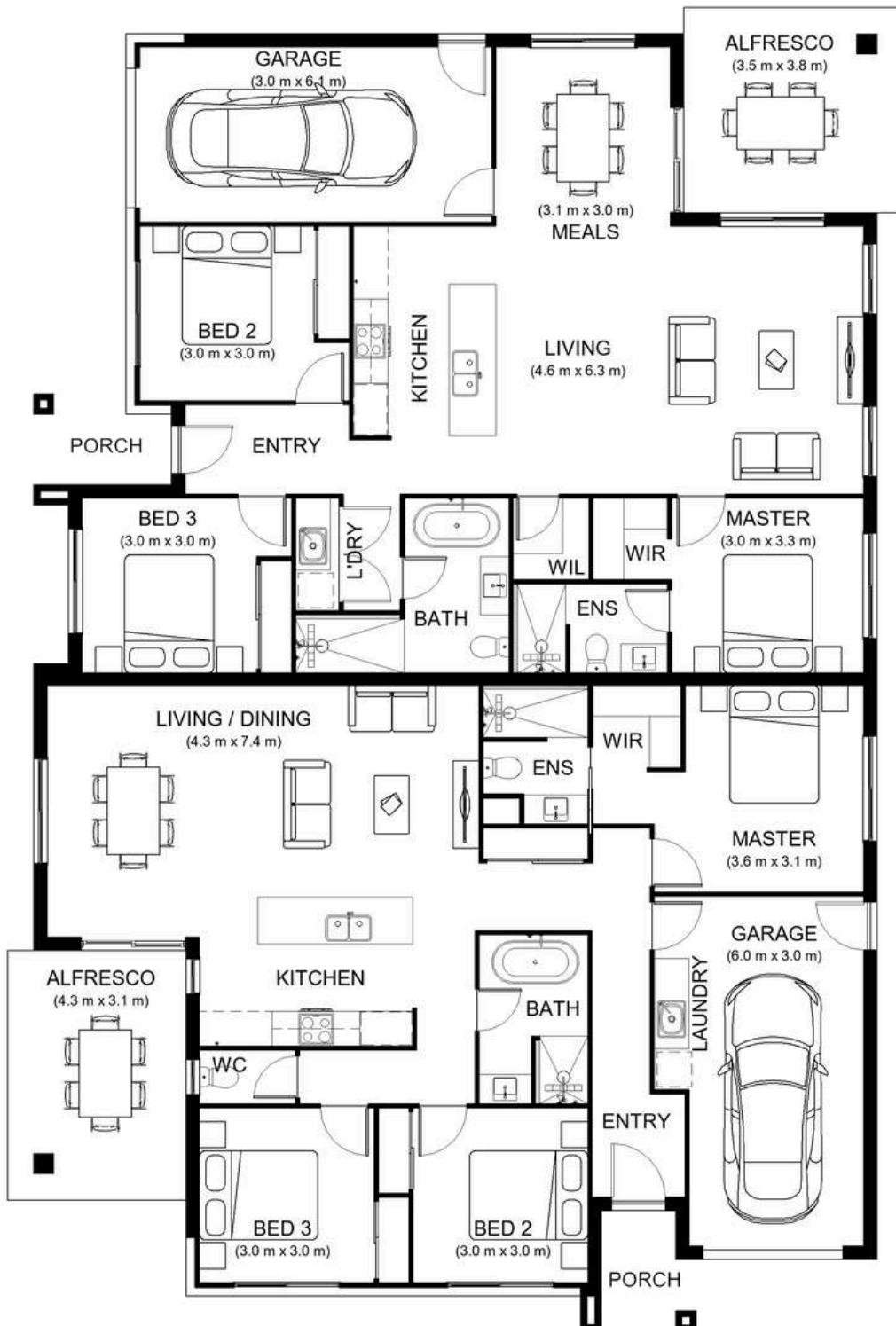
DUNE FAÇADE



COASTAL FAÇADE

BEECHCOMBER

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: BEECHCOMBER **HOUSE SIZE:** 302m²

LENGTH: 14.49m

WIDTH: 22.26m

[VIEW DESIGN ONLINE](#)

6 2 2 4

BEECHCOMBER FAÇADE OPTIONS



COASTAL FAÇADE



PAVILION FAÇADE



HAMPTONS FAÇADE



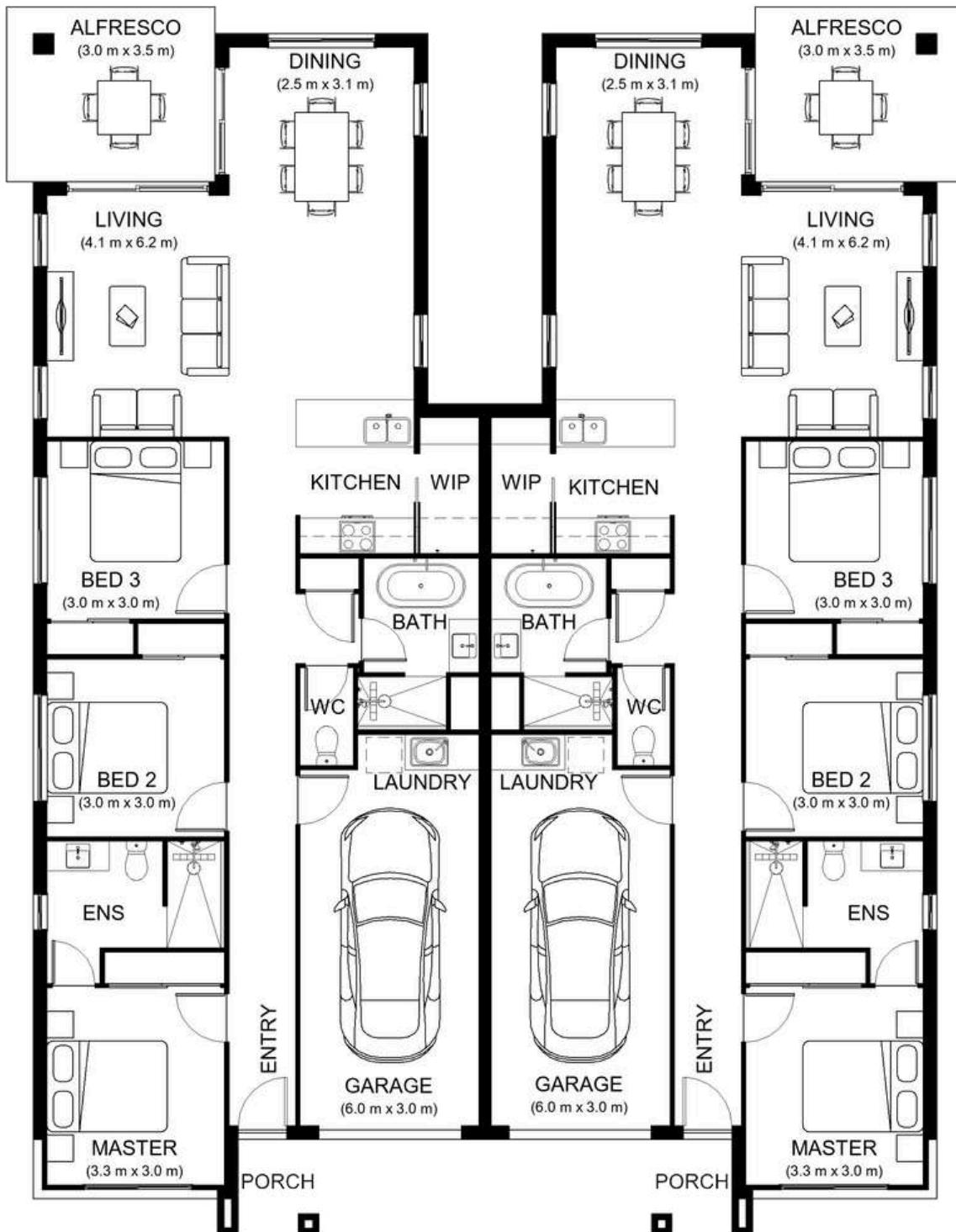
DUNE FAÇADE



CLASSIC FAÇADE

BISCAY

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: BISCAY

LENGTH: 20.24m

HOUSE SIZE: 289m²

WIDTH: 15.25m

[VIEW DESIGN ONLINE](#)

6

2

2

4

BISCAY FAÇADE OPTIONS



COASTAL FAÇADE



COASTAL FAÇADE



HAMPTONS FAÇADE



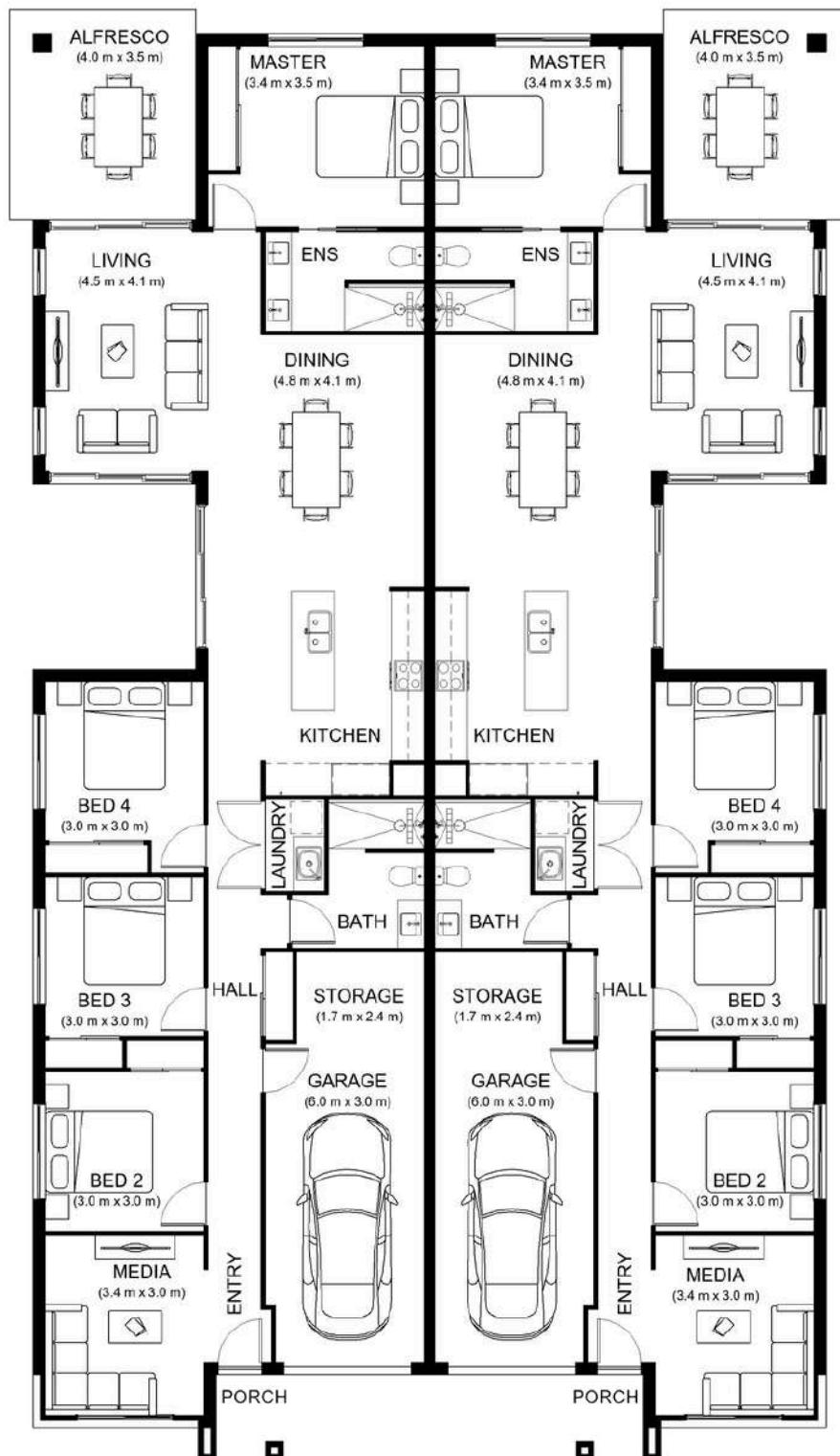
CLASSIC FAÇADE



DUNE FAÇADE

CASPIAN

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: CASPIAN

HOUSE SIZE: 373m²

LENGTH: 26.83m

WIDTH: 14.95m

[VIEW DESIGN ONLINE](#)

8 4 2 4

CASPIAN FAÇADE OPTIONS



HAMPTONS FAÇADE



PAVILION FAÇADE

COASTAL FAÇADE



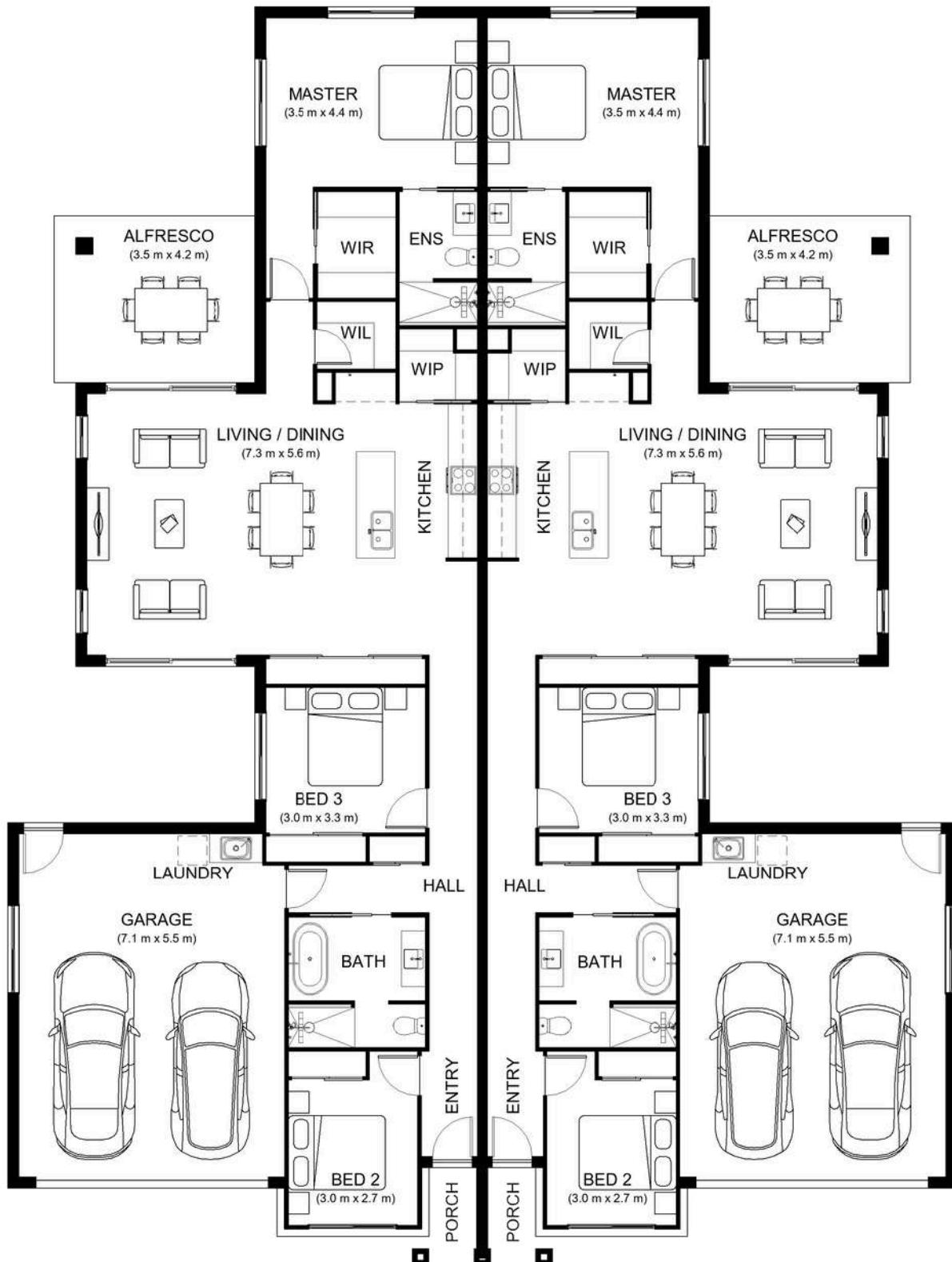
DUNE FAÇADE



CLASSIC FAÇADE

CORAL

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: CORAL

LENGTH: 26.05m

HOUSE SIZE: 391m²

WIDTH: 19.67m

[VIEW DESIGN ONLINE](#)

6 2 4 4

CORAL FAÇADE OPTIONS



COASTAL FAÇADE

CLASSIC FAÇADE

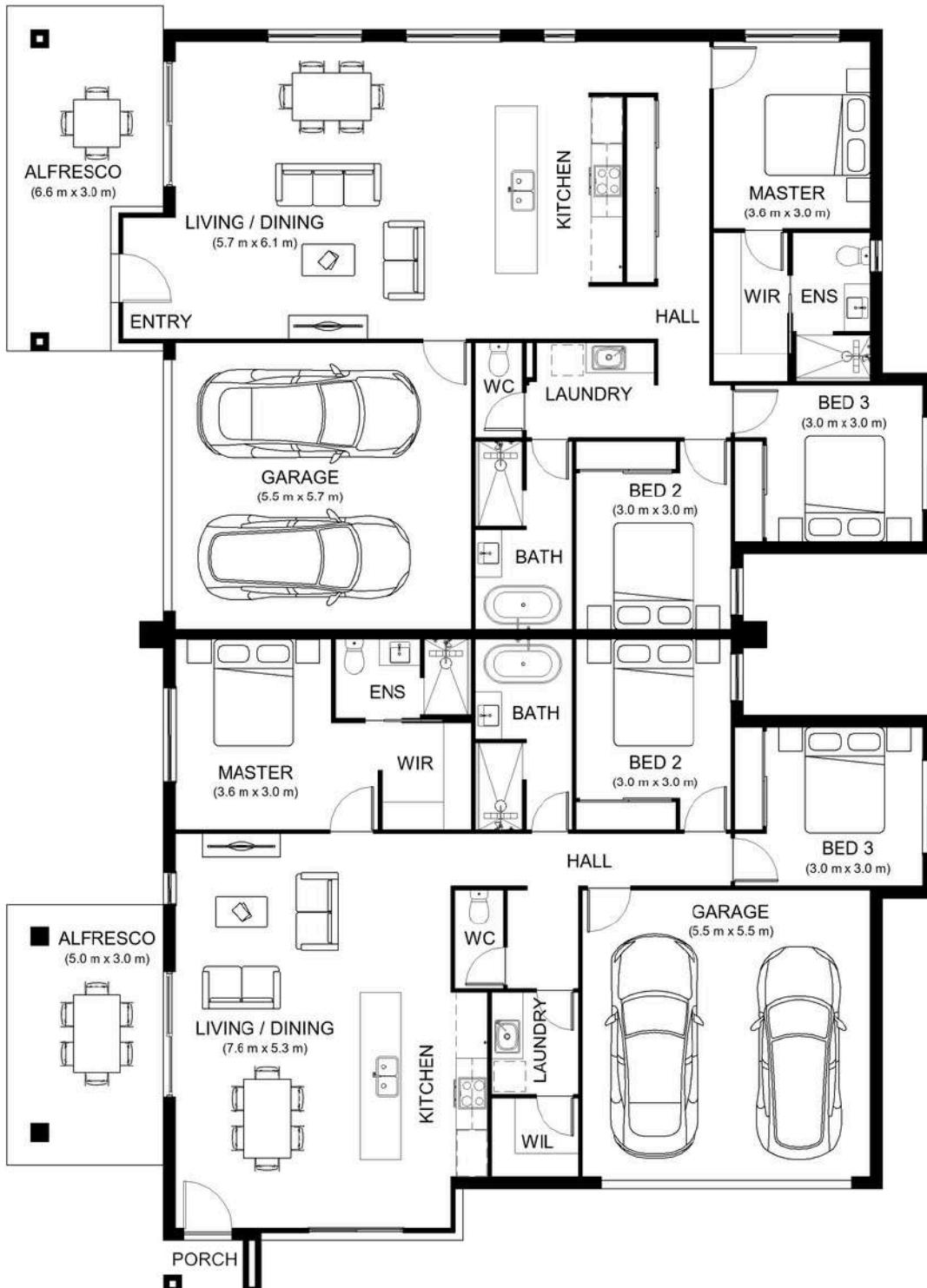
DUNE FAÇADE

HAMPTONS FAÇADE

PAVILION FAÇADE

CYPRESS

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: CYPRESS **HOUSE SIZE:** 348m²
LENGTH: 17.33m **WIDTH:** 24.22m

[VIEW DESIGN ONLINE](#)

6 2 4 4

CYPRESS FAÇADE OPTIONS



CLASSIC FAÇADE



PAVILION FAÇADE



HAMPTONS FAÇADE



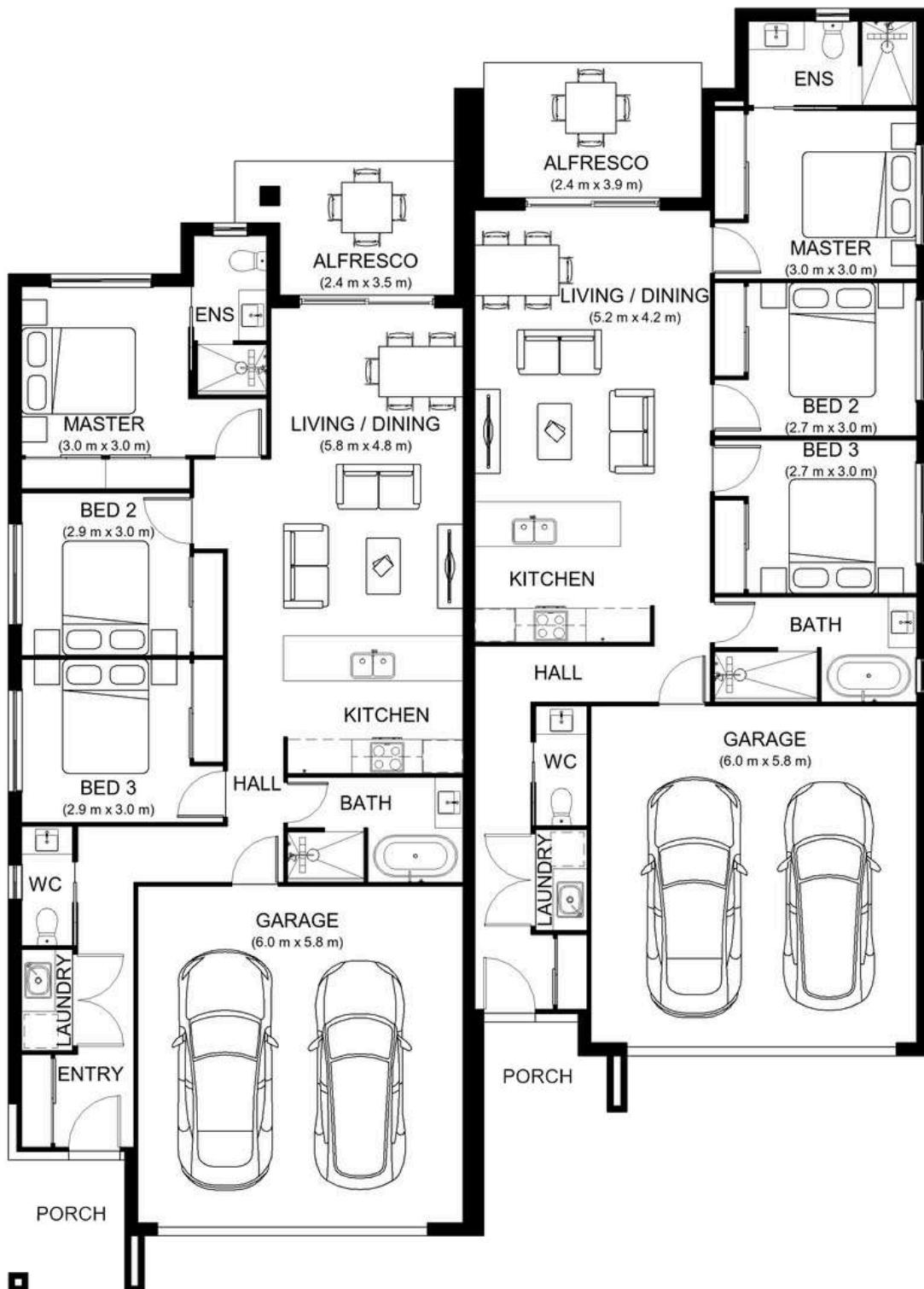
DUNE FAÇADE



COASTAL FAÇADE

EPIQ

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: EPIQ
LENGTH: 22.87m

HOUSE SIZE: 304m²
WIDTH: 16.41m

[VIEW DESIGN ONLINE](#)

6 2 4 4

EPIQ FAÇADE OPTIONS



DUNE FAÇADE



COASTAL FAÇADE

CLASSIC FAÇADE

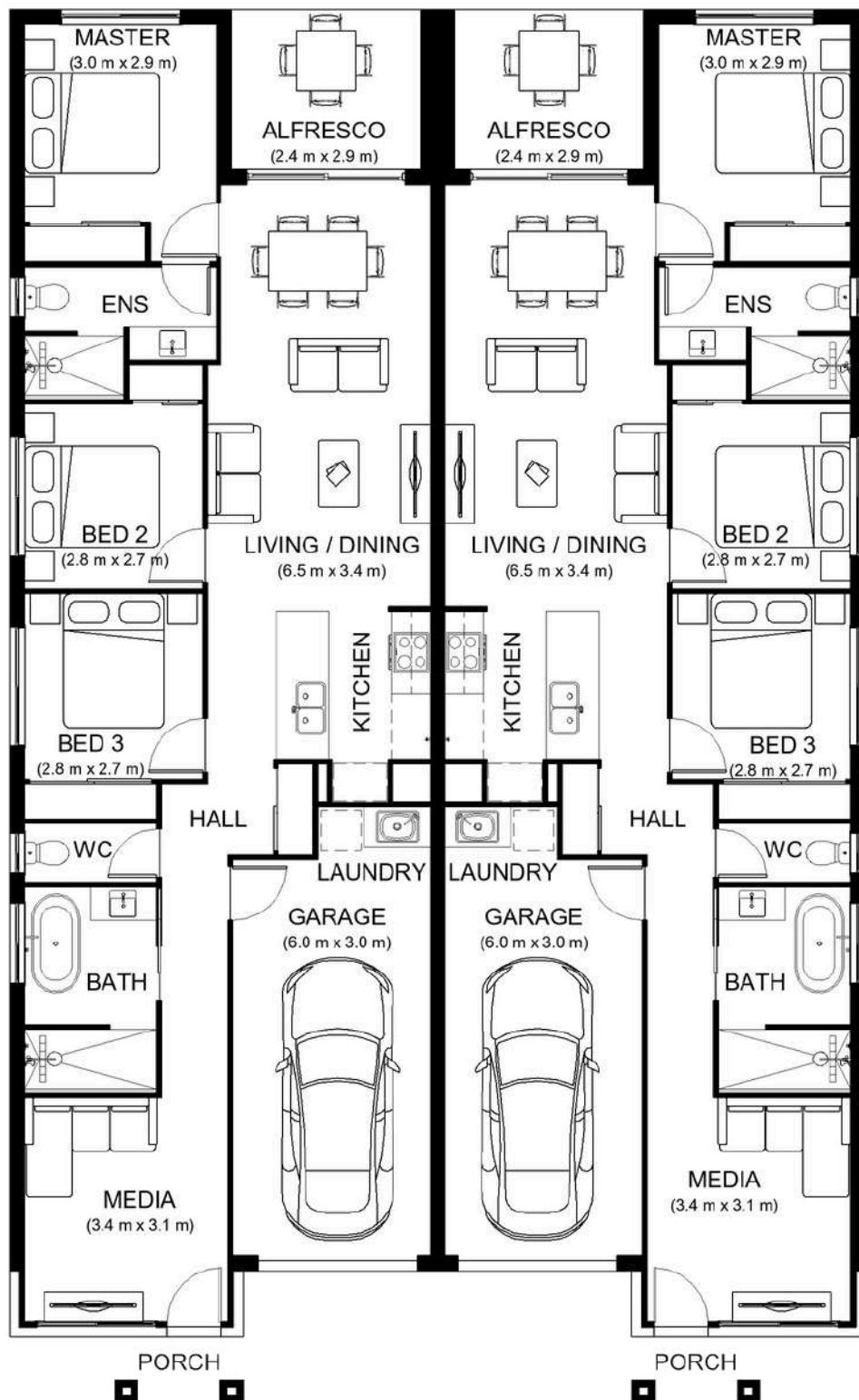


PAVILION FAÇADE

HAMPTONS FAÇADE

FRASER

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: FRASER
LENGTH: 21.12m

HOUSE SIZE: 259m²
WIDTH: 12.97m

[VIEW DESIGN ONLINE](#)

6 4 2 4

FRASER FAÇADE OPTIONS



COASTAL FAÇADE



PAVILION FAÇADE



HAMPTONS FAÇADE



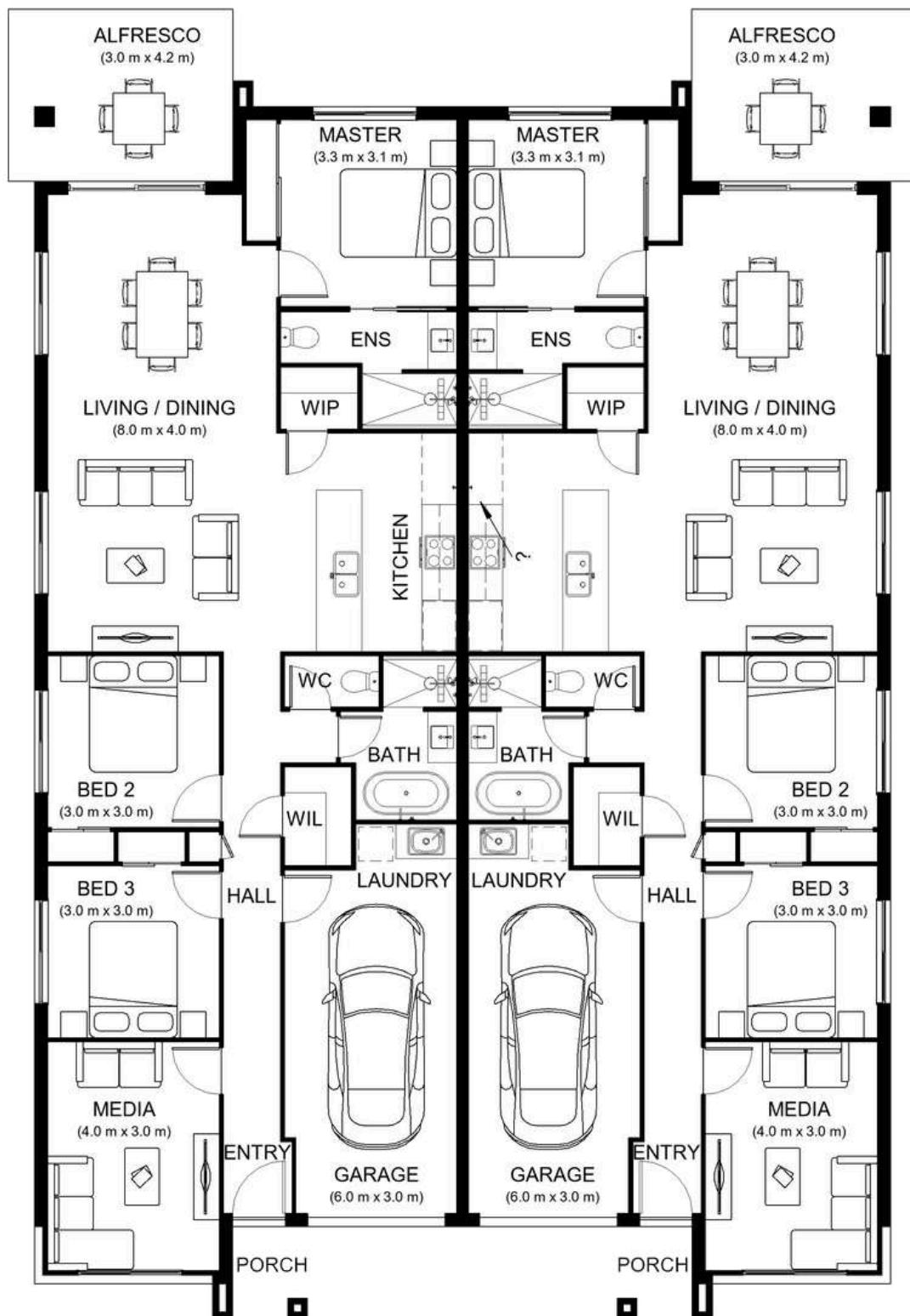
DUNE FAÇADE



CLASSIC FAÇADE

HEMPSTEAD

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: HEMPSTEAD
LENGTH: 21.56m

HOUSE SIZE: 321m²
WIDTH: 14.95m

[VIEW DESIGN ONLINE](#)

6 4 2 4

HEMPSTEAD FAÇADE OPTIONS



CLASSIC FAÇADE

DUNE FAÇADE

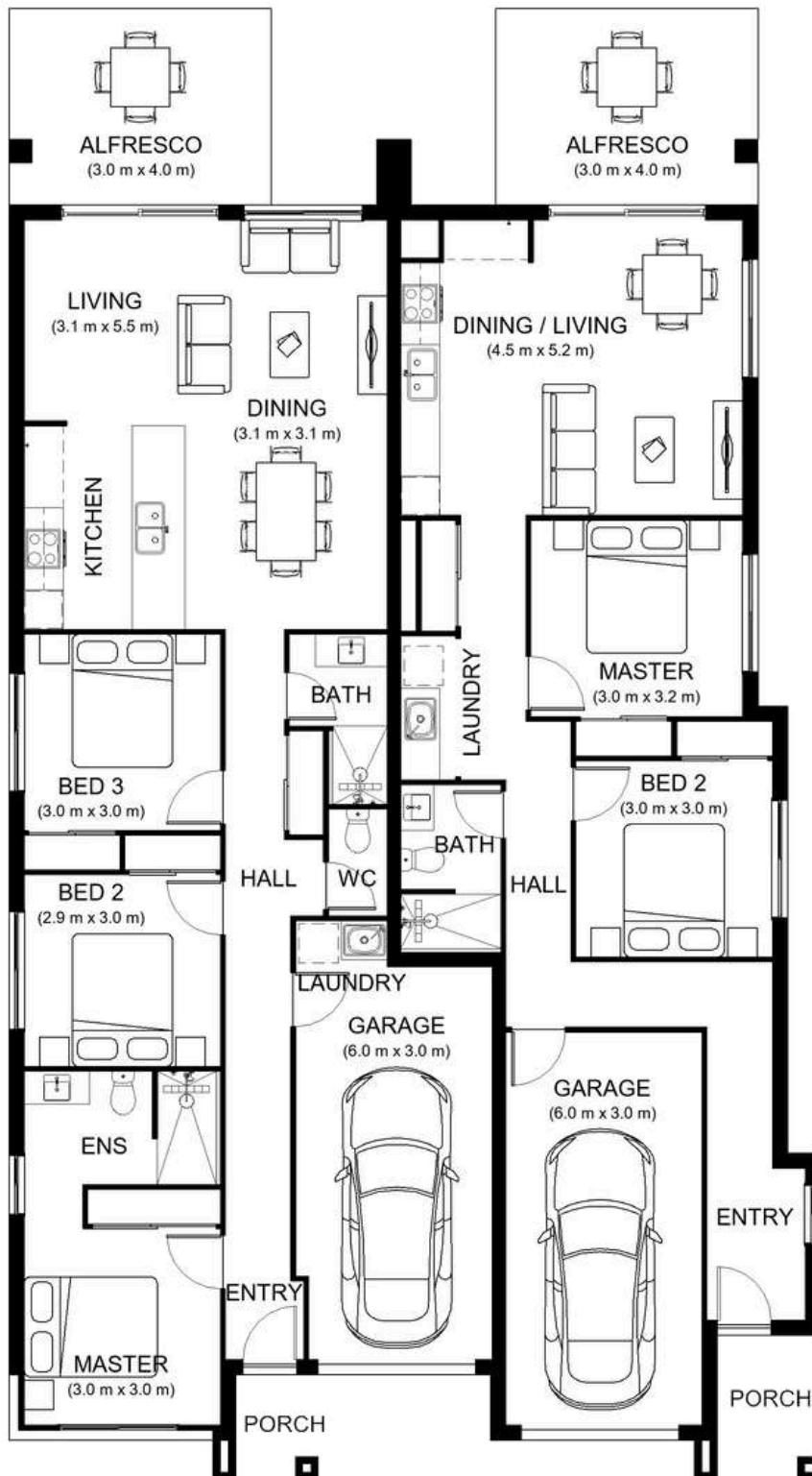
COASTAL FAÇADE

PAVILION FAÇADE

HAMPTONS FAÇADE

MEDITERRANEAN

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: MEDITERRANEAN
LENGTH: 20.45m

HOUSE SIZE: 247m²
WIDTH: 12.38m

[VIEW DESIGN ONLINE](#)

5 2 2 3

MEDITERRANEAN FAÇADE OPTIONS



COASTAL FAÇADE



PAVILION FAÇADE

HAMPTONS FAÇADE



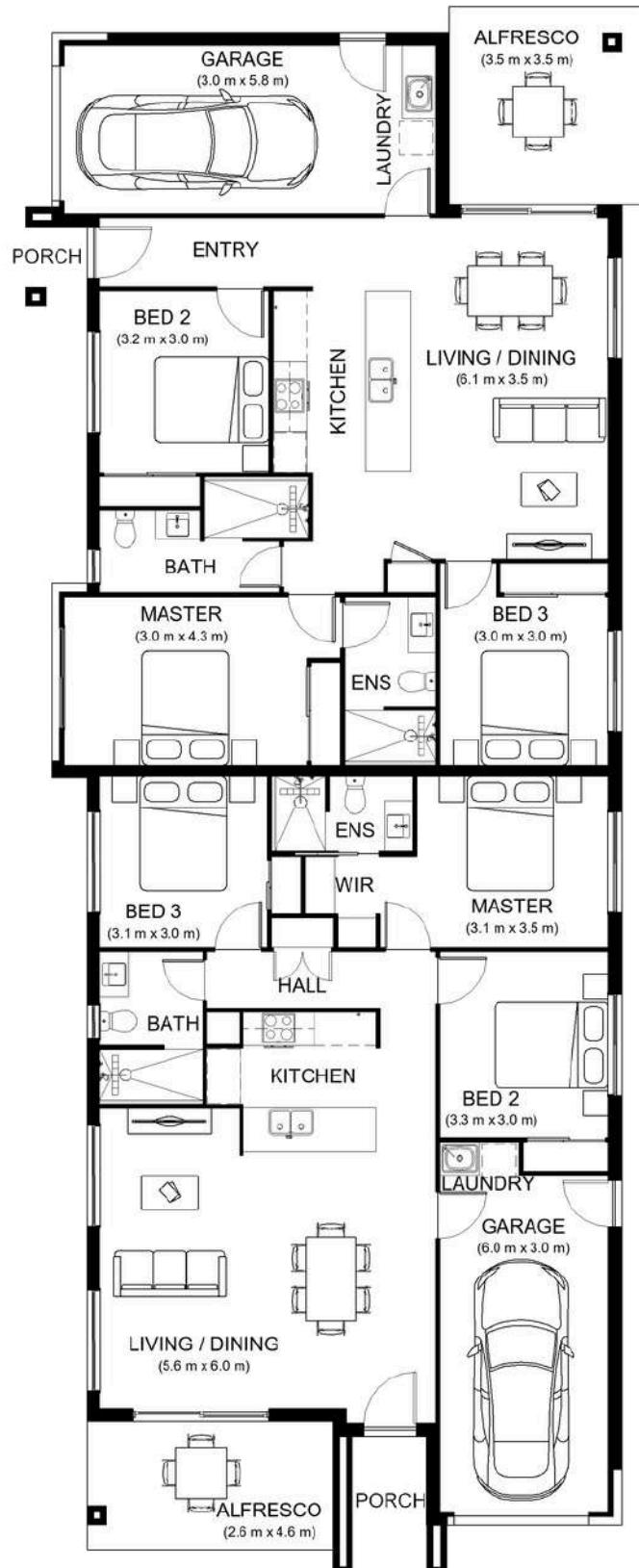
DUNE FAÇADE



CLASSIC FAÇADE

MELALEUCA

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: MELALEUCA

LENGTH: 27.42m

HOUSE SIZE: 263m²

WIDTH: 10.56m

[VIEW DESIGN ONLINE](#)

6

2

2

4

MELALEUCA FAÇADE OPTIONS



HAMPTONS FAÇADE

CLASSIC FAÇADE

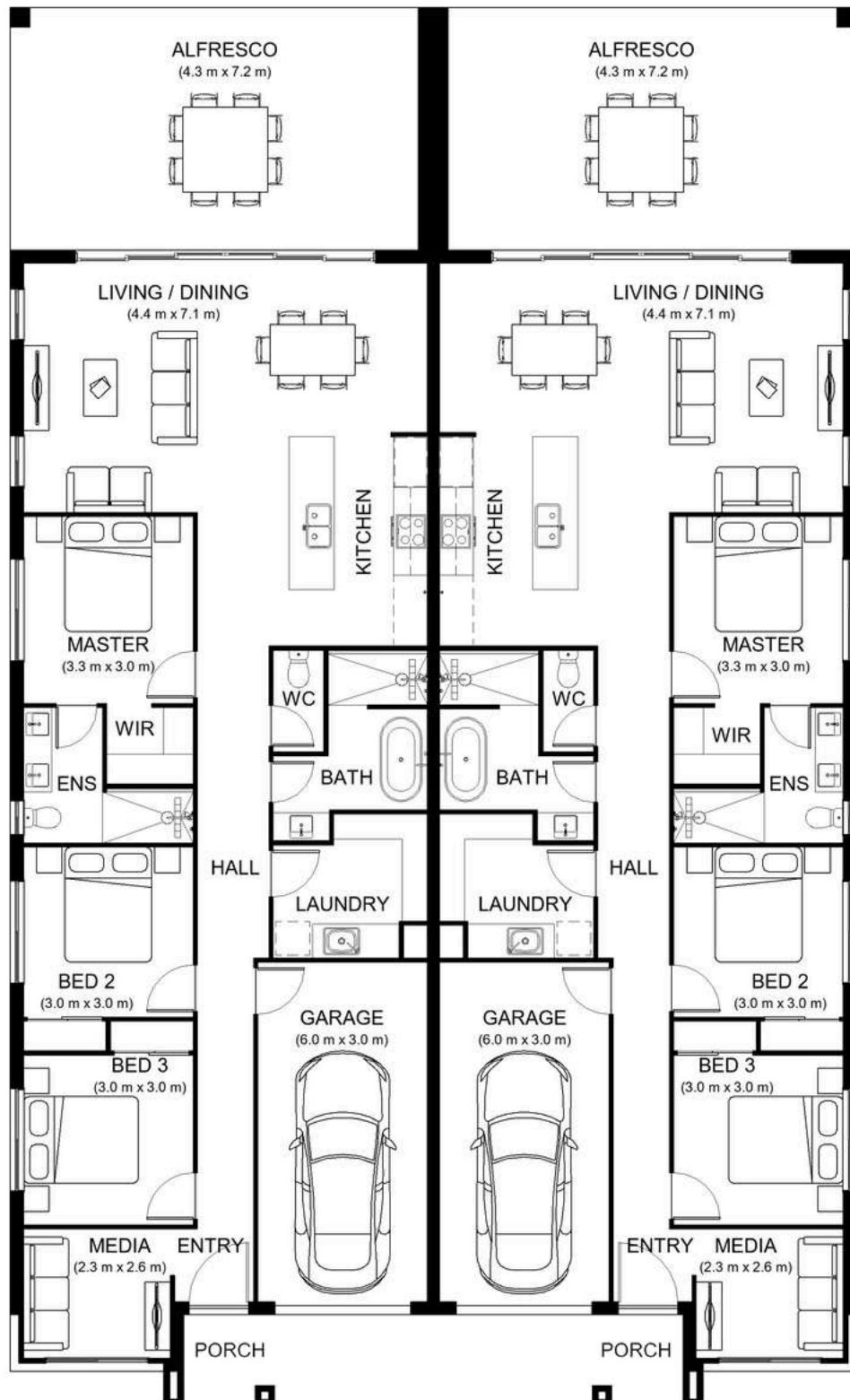
COASTAL FAÇADE

DUNE FAÇADE

PAVILION FAÇADE

NOOSA

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: NOOSA
LENGTH: 24.69m

HOUSE SIZE: 357m²
WIDTH: 14.95m

[VIEW DESIGN ONLINE](#)

6 4 2 4

NOOSA FAÇADE OPTIONS



DUNE FAÇADE

PAVILION FAÇADE

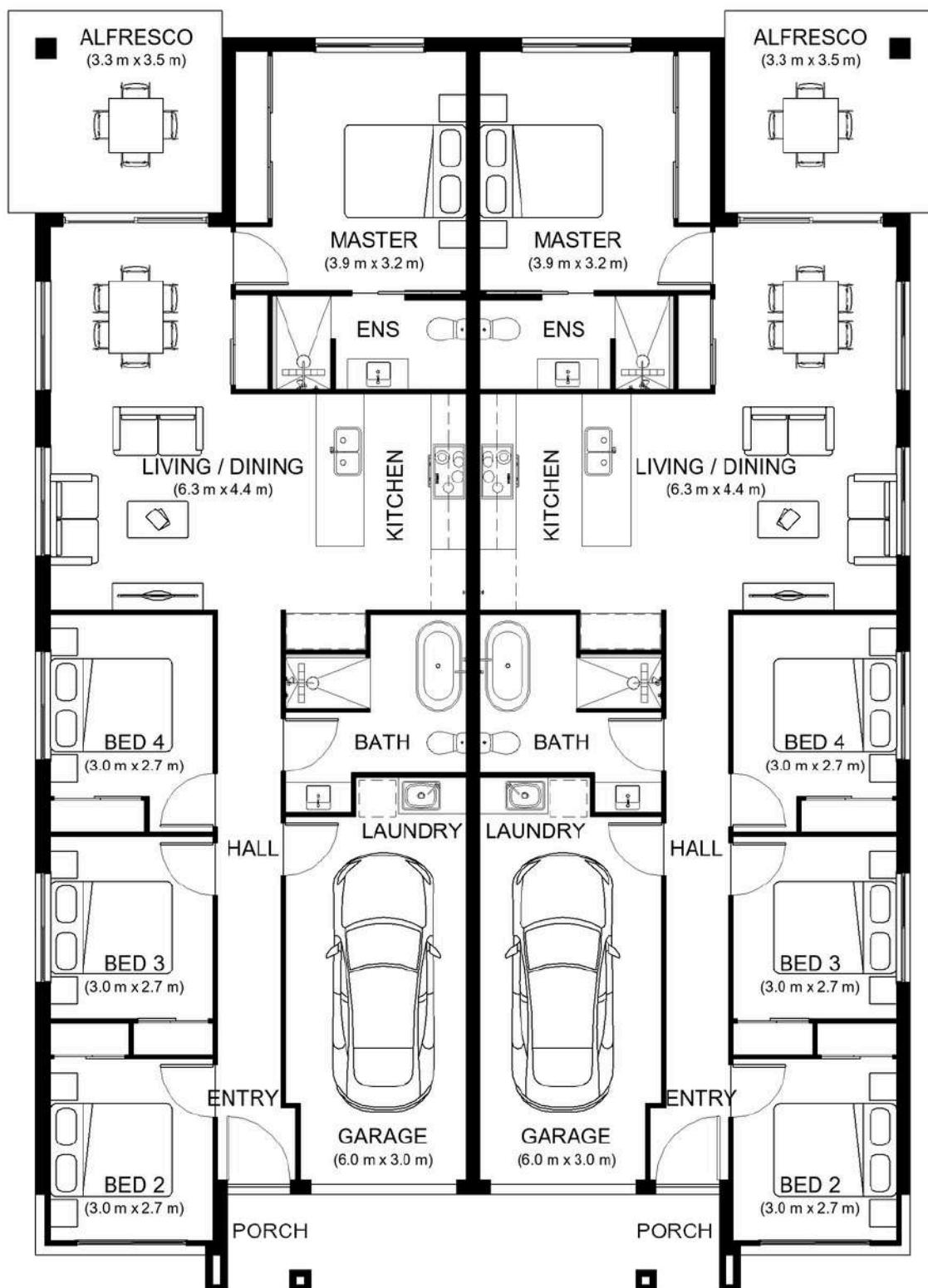
HAMPTONS FAÇADE

COASTAL FAÇADE

CLASSIC FAÇADE

PACIFIC

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: PACIFIC
LENGTH: 20.69m

HOUSE SIZE: 293m²
WIDTH: 14.44m

[VIEW DESIGN ONLINE](#)

8 2 2 4

PACIFIC FAÇADE OPTIONS



COASTAL FAÇADE

PAVILION FAÇADE

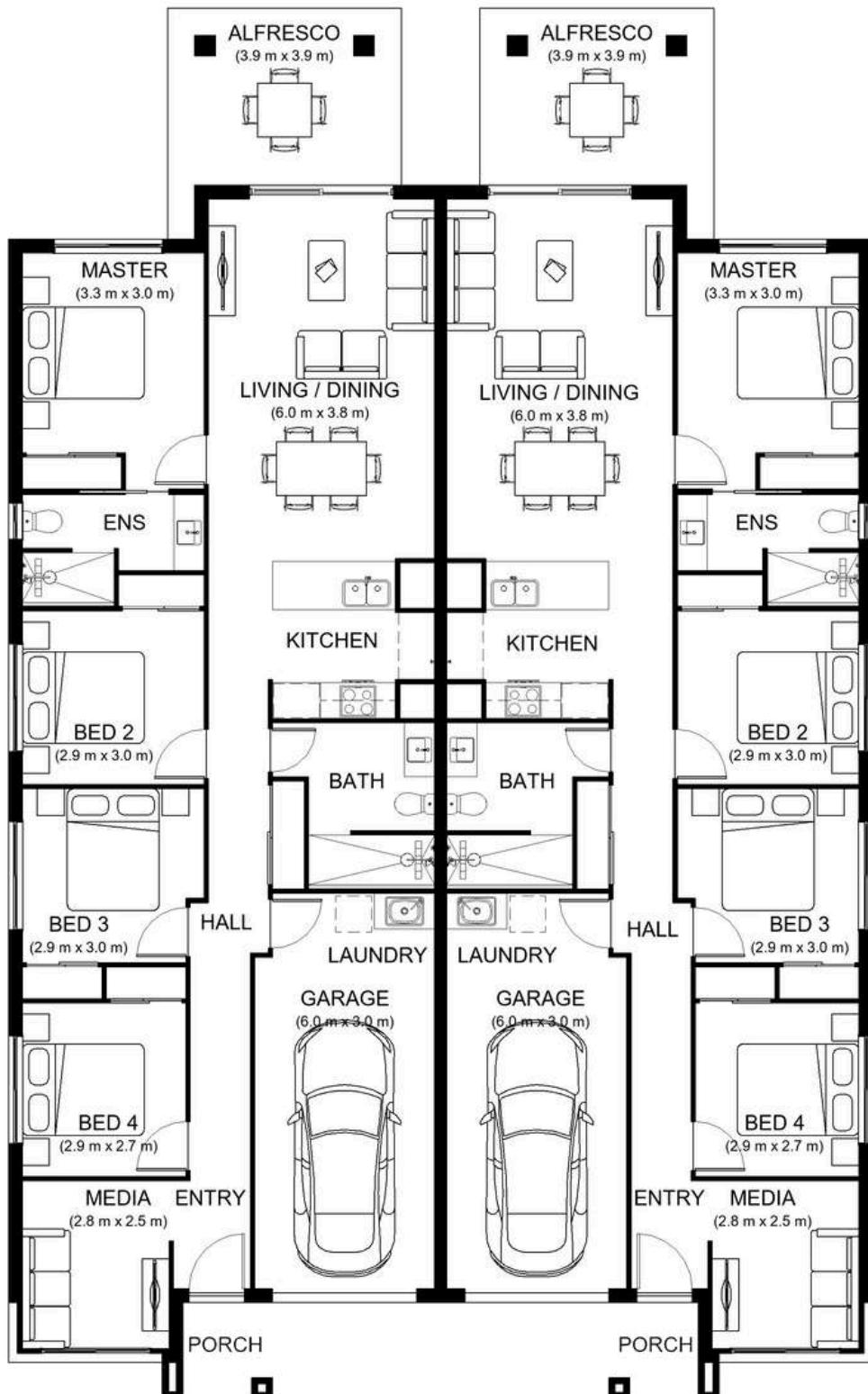
DUNE FAÇADE

CLASSIC FAÇADE

HAMPTONS FAÇADE

SAHARA

FLOORPLAN SPECIFICATIONS



FLOOR PLAN: SAHARA
LENGTH: 22.74m

HOUSE SIZE: 298m²
WIDTH: 14.41m

[VIEW DESIGN ONLINE](#)

8  2  2  4 

SAHARA FAÇADE OPTIONS



COASTAL FAÇADE



PAVILION FAÇADE

HAMPTONS FAÇADE



DUNE FAÇADE

CLASSIC FAÇADE



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