

2022

# Modular & Steel Framed Home Designs



EVOKE LIVING  
HOMES

— CREATING LIFESTYLES —





We build homes that are a reflection of our clients, and not simply an “off the shelf” solution to rural living.



# At Evoke Living Homes, we create lifestyles.

## Our promise to you

We promise to bring memorable lifestyles to reality by building quality framed homes with accelerated turnaround times and unbeatable customer service. It's our guarantee.

### OUR ETHOS

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We are Western Australia's premier rural building specialists, dedicated to providing a personalised building experience to create beautiful homes.

The Evoke Living Homes goal is to Plan, Inspire and Deliver the highest quality homes to suit your lifestyle, budget and needs.

Our unique process allows us to build considered, customised and creative designs in as little as 15 weeks.

### STEEL FRAMED HOMES

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Each of our home designs are built using prefabricated frames, meaning less things to consider such as the unpredictable Australian weather.

By using the steel framed construction method, build times are faster, homes are better insulated and the home is more structurally sound in all conditions.

Evoke Living Homes exclusively builds with framed construction simply because it is the smarter and more efficient way to build.

### BUILT FOR YOUR LIFESTYLE

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When you choose to build with Evoke Living Homes, we will work with you to ensure that you receive a house that you will proudly call your home.

Our experience means that we are the experts in our field and can offer you customised solutions to ensure your home matches your lifestyle.



# To realise your dream lifestyle, choose Evoke Living Homes.

We have helped hundreds of proud WA residents on their dream build journey.

“From the beginning the experience [of building with Evoke] was great. All the fittings throughout are perfect, including the gas oven, stove top and solar hot water system. The house was on time and on budget. The finish of the home exceeded my expectations leaving me happy to show it off.”

- Mark and Kerry Juhren

## **FAST TURNAROUND**

We pride ourselves on meeting client deadlines and delivering on our 15 week build promise. The experience and professionalism of the Evoke Living Homes staff is what allows us to achieve this fast turnaround.

From start to finish, our team will consult, communicate and liaise with you, your contractors and building authorities to ensure a smooth and efficient build.

## **RURAL BUILD SPECIALISTS**

As a Northam-based building company, we understand the complexity of building homes in rural and regional WA. Our understanding of remote locations provides us the knowledge to build on even the most difficult sites. From bushfire to flood plain areas, Evoke Living Homes are the trusted rural building specialists.

All Evoke Living Homes are designed with the above factors considered and are constructed to meet energy efficiency ratings, as well as assessed individually to ensure your home meets relevant Bush Fire Attack Level (BAL) regulations to ensure you and your families are kept safe.

## **UNBEATABLE CUSTOMER SERVICE**

We pride ourselves on delivering exceptional customer service to each and every client that chooses Evoke Living Homes. By viewing every client as an individual, with individual needs and requirements, we can truly offer a personalised home design and building experience.

This personalised approach makes for unbeatable customer service and that's the Evoke Living Homes promise.



*"I cannot thank everyone at Evoke Living Homes enough for listening to what I wanted my new home to include. They ensured nothing was left out and that I would be 100% happy with where I now reside. Special thanks to Brian Rutter for everything he assisted me with and going out of his way to make my house what is, I believe, the best ever!"*

*- Leonie Phillips*

OUR PROCESS

# The Evoke Living Homes Process

There are no secrets when you work with Evoke Living Homes. We work alongside you to create your dream home and dream lifestyle.



## OUR PROCESS



### ENQUIRY & EXPLORATION

Work with our experienced team to find the design that will make your dream lifestyle a reality. We'll talk through your unique requirements and help you choose a modular or custom designed home. We'll even visit your build site to make sure the chosen design will fit the landscape perfectly.



### FINAL DESIGN

Now it is time for you to give final approval on the colour schemes and unique specifications for your home!

Our experienced team will sit with you to simplify the process and leave you feeling excited and confident in the decisions you have made.



### CONSTRUCTION

Your new home can be ready in as little as 15 weeks from the day concrete is poured!

During this time your consultant will be in touch with you regularly with progress reports and photos, plus you are welcome to visit our manufacturing yard at any time to see how your new home is coming along!

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### PRE-CONTRACT

Our team will make it easy for you to understand the technicalities of building your home and will ensure you are always aware of the progress of your home build.

**This stage includes:**

- Your new home drawings and quote
- The plan preparation agreement (PPA)
- BAL assessments, soil classifications and certifications



### SITE PREPARATION

Evoke Living Homes take the complexity out of site preparation. Whether that be liaising with your chosen contractors or completing site works on your behalf, you can trust the experts to ensure a safe building area.



### COMPLETION & FINAL INSPECTION

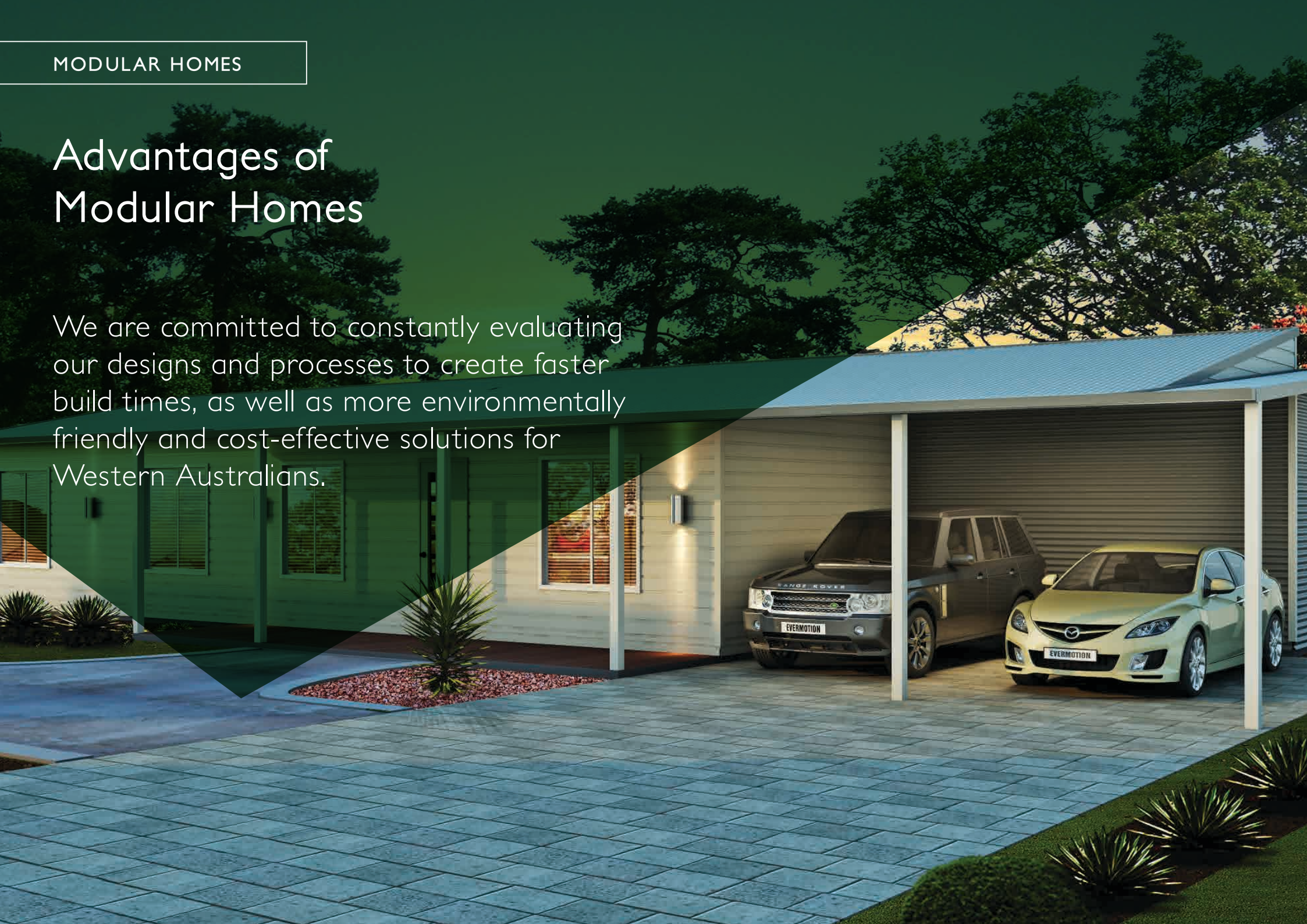
Your modular home will be delivered to the site on low-loaded trucks, with auxiliary structures such as carports, verandahs and porches constructed on site. We will also invite you to join us in a full home inspection to ensure your expectations have been met.

Delighted with a unique home that will provide the ideal foundation for your dream lifestyle, its now time to move in!



# Advantages of Modular Homes

We are committed to constantly evaluating our designs and processes to create faster build times, as well as more environmentally friendly and cost-effective solutions for Western Australians.





# Advantages of Modular Homes

Individual modules are built in our construction yard, and delivered to site for assembly and installation.

“I bought a 4 x 2 modular house from [Evoke Living Homes]. It was the best choice for me and I looked at a lot before making this important decision. Building a modular home reduced the site costs making it good value for money.”

- Mark and Kerry Juhren

## LOW SITE COSTS

Modular homes are for people who enjoy efficiency and incredible value for money. Individual modules are built in our construction yard, and delivered to site for assembly and installation. If you are looking for a quality home that can be built quickly and cost-effectively, than this is the perfect solution for you.

## A DESIGN TO SUIT YOU

We live, breathe and build for Western Australia. Our fantastic range of modular houses are built for our state's naturally challenging climate and landscapes. The modular series offers designs to suit projects as small as a self-contained granny flat, to a full specification four bedroom luxury home.

## CUSTOMISABLE

Do you have a tight deadline but you want a home with your personal touch? All Evoke Living Homes are able to be fully customised so you can have the best of both worlds. With our experienced team beside you, we will find you the perfect house to match your ideal lifestyle. With our advice and your vision, we will work together to build your dream home.

## SUSTAINABLE LIVING

At Evoke Living Homes, sustainable living is a big focus. If part of your dream is to build an eco-friendly home, our team can make this a reality. Our steel-framed building method is suited to the WA climate and thus provides a energy efficient option. You

can also collaborate with our design team who can work with you to include energy efficient principles to increase your energy rating.

During the design stage we will make sure the orientation of your home makes the most of natural lighting, passive solar energy and cross-flow ventilation. Optional extras that can easily be included in your home include solar hot-water systems, off-grid solar power systems, increased bulk-insulation and water tanks just to name a few.

Because all of our homes are built off-site, the environmental impact on your site is reduced by up to 90%. Building in a factory also allows us to avoid waste and retain any excess materials for use on our next project.





# 1 & 2 Bedroom Homes

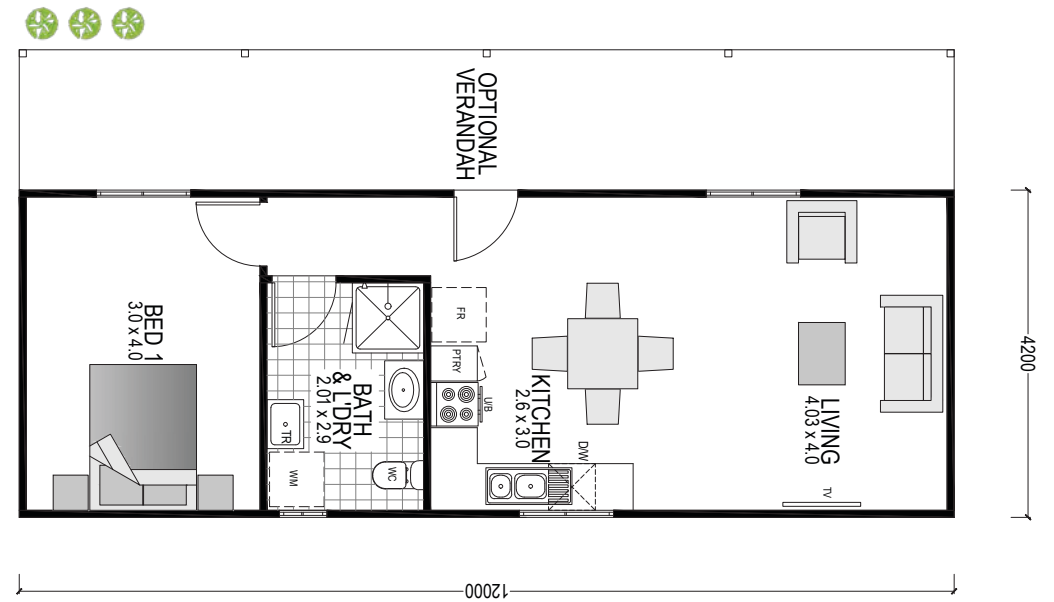


# The Seaview



Area 50.4m<sup>2</sup>

Perfect for a granny flat or idyllic weekender - the flexibility of this design is endless. Complete with a combination bathroom/laundry, kitchen and living area, this house has all it takes to be a home. Don't need all those features? Don't stress, we can modify the layout to suit you.



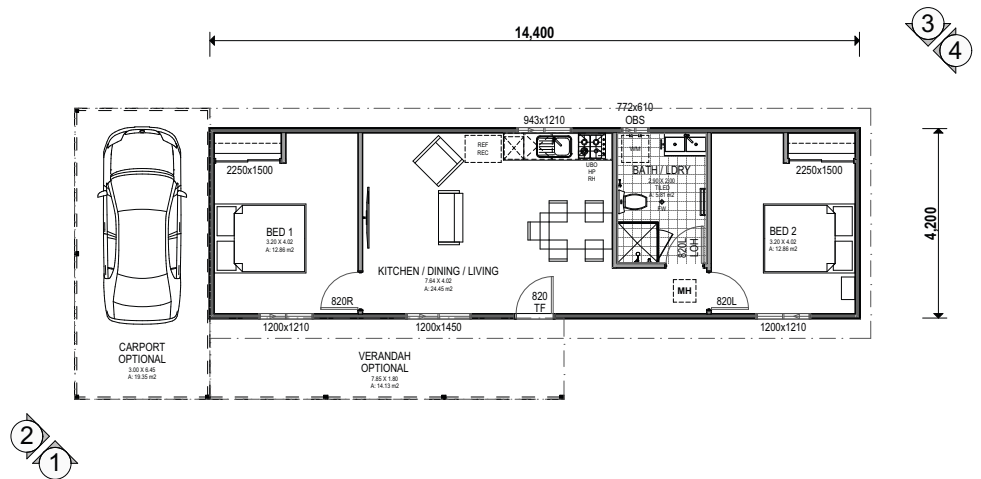


# The Farmstay



Area 60.48m<sup>2</sup>

A fully self-contained unit or a relaxing retreat? The Farmstay gives you both. With two bedrooms and optional verandah or carport, this design merges creativity with functionality. Perfect for resting and relaxing, the open plan communal living area is the heart of this home.

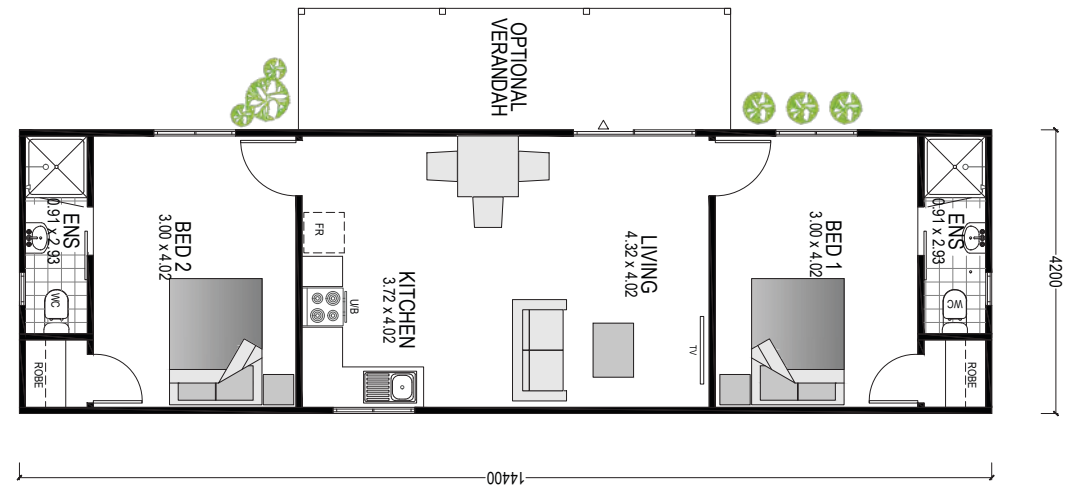


# The Oakhill



Area 60.48m<sup>2</sup>

Whether you're chasing the dream of a getaway granny-flat or downsizing with distinction, The Oakhill is the perfect option for both! Including a walk-in wardrobe and ensuite for each bedroom - you're sure to enjoy living in this amazing home.



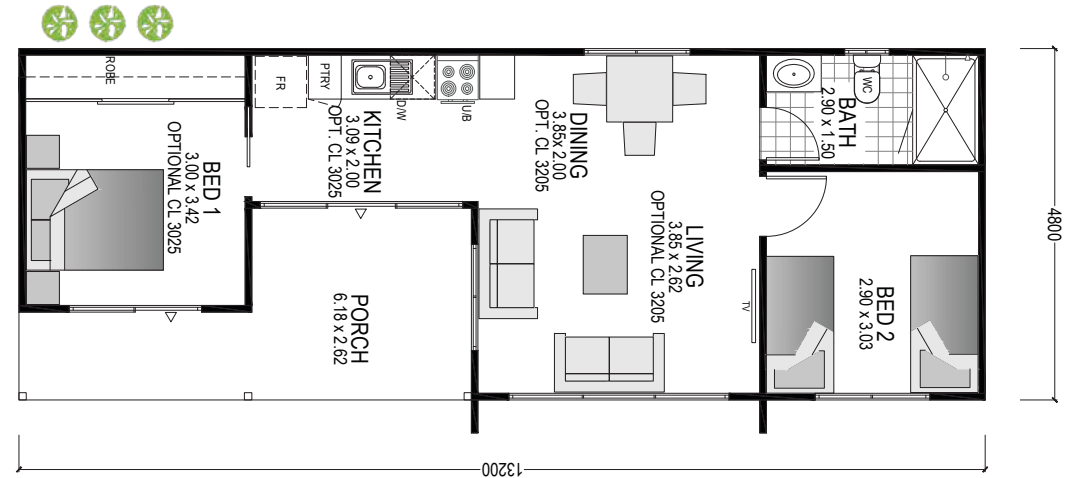


# The Hut



Area 63.36m<sup>2</sup>

Luxurious living for two (or one), The Hut is an amazing option for those looking to create the perfect getaway. The porch wraps around from the kitchen to the main bedroom, allowing for seamless integration between the indoor and outdoor entertainment areas.

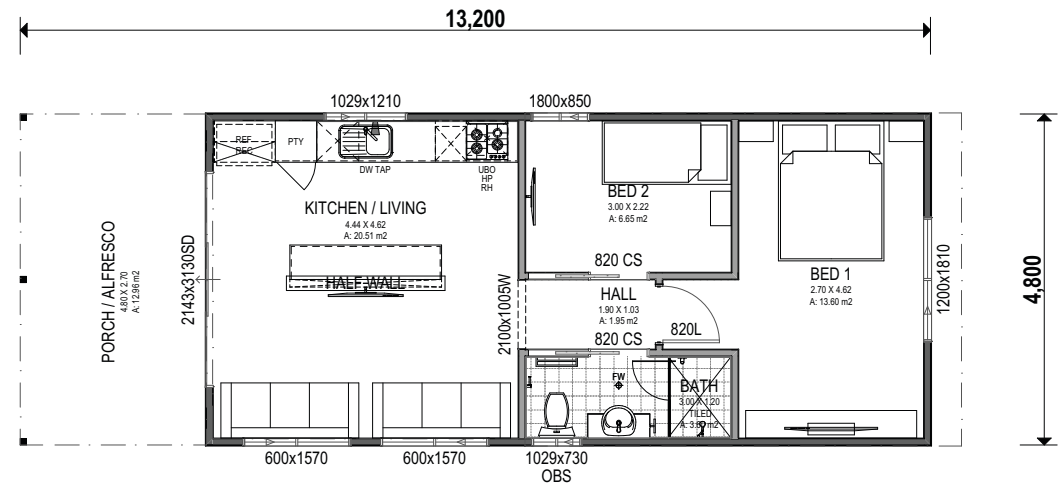


# The Saltbox



Area 63.36m<sup>2</sup>

Looking for something a little different? You'll be impressed by The Salt Box! This 2 bedroom home can be your perfect weekender. The tiled porch is perfect for relaxing after a long day or entertaining your family and friends.





# Ocean Retreat



Area 63.36m<sup>2</sup>

Designed for two, the creative layout of The Ocean Retreat blends the shared living space with separate living quarters inclusive of ensuites. If you're someone who likes to make the most of the outdoors, we can also offer you the option of a pergola to enjoy your natural surroundings.



## 3+ Bedroom Homes



### Disclaimer

All pictures shown are for illustration purposes only.

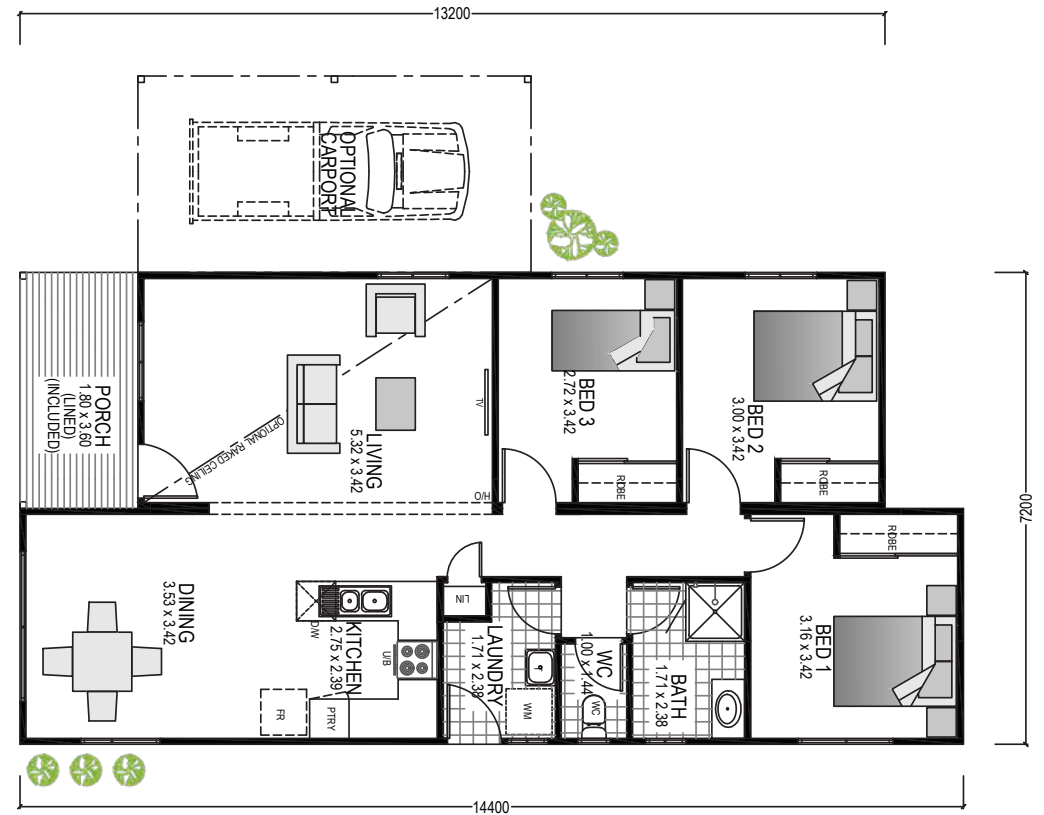


# The Rocklea



Area 99.36m<sup>2</sup>

Perfect for the first home buyer market, The Rocklea provides all the basics for a young family or simply those looking to enter the housing market! This design offers an optional rake ceiling, a large family area combined with kitchen and dining as well as great storage space throughout the home.

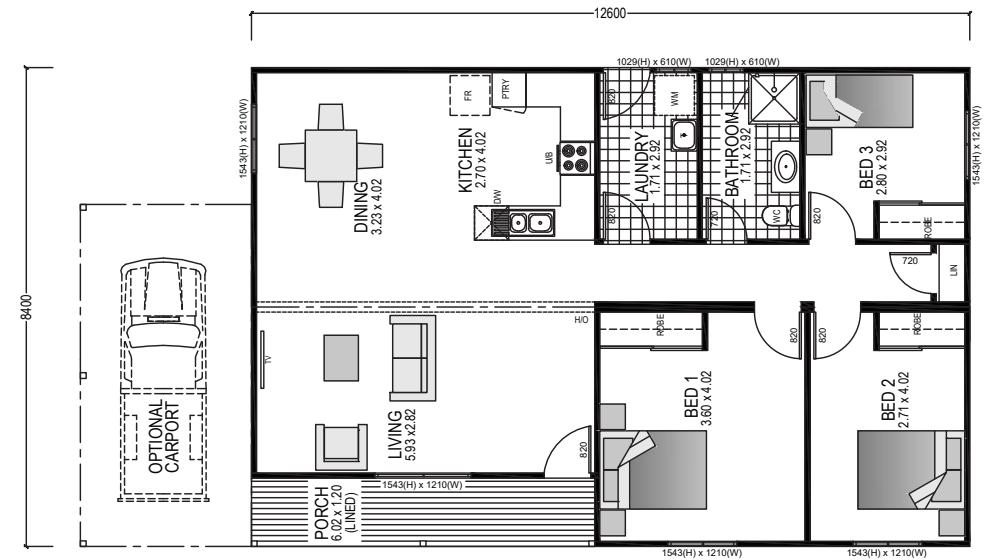


# The Tuart



Area 105.84m<sup>2</sup>

An inspiring and beautiful design, The Tuart offers large bedrooms, dedicated livingroom and a front porch. At one end of the house you'll find the three bedrooms, complete with built in robes. At the other, you will find a large country kitchen inclusive of a pantry and dishwasher recess. This is the perfect house for a first home owner or someone looking to downsize.

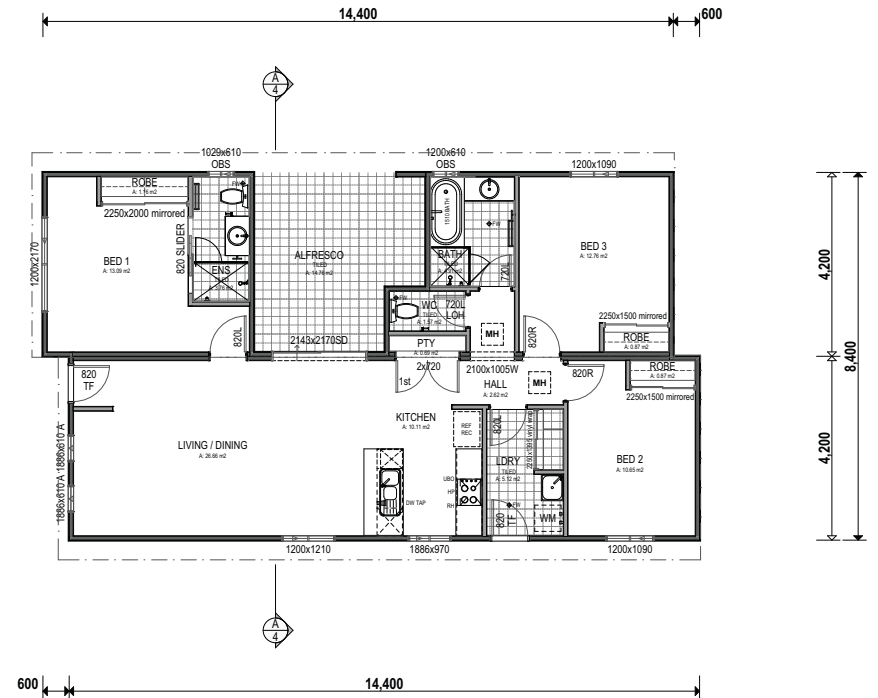


# The Avon



Area 120.96m<sup>2</sup>

Looking for the ideal family home? The Avon has it all. Boasting open plan living with an optional rake ceiling to the kitchen, dining and living area, this design also includes an alfresco, extending the entertaining areas to the outdoors. This is the perfect home for those looking to live a luxurious lifestyle at an affordable price.



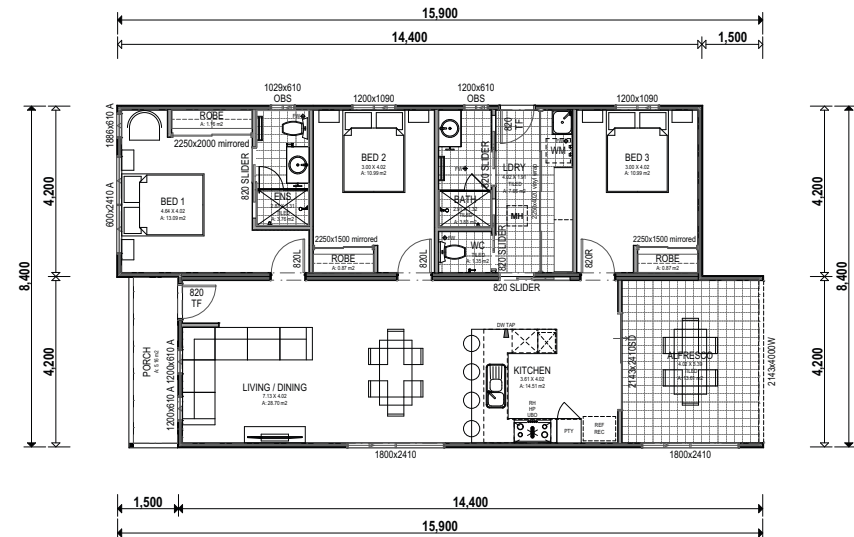


# The Avon 2



Area 120.96m<sup>2</sup>

While keeping the practicality and open plan design of the Avon, the Avon 2 is perfect for those who love entertaining or want to take advantage of their landscape. The indoor/outdoor flow provides a beautiful open space, with the modern façade making it an ideal option for a young family or those looking to downsize in style.

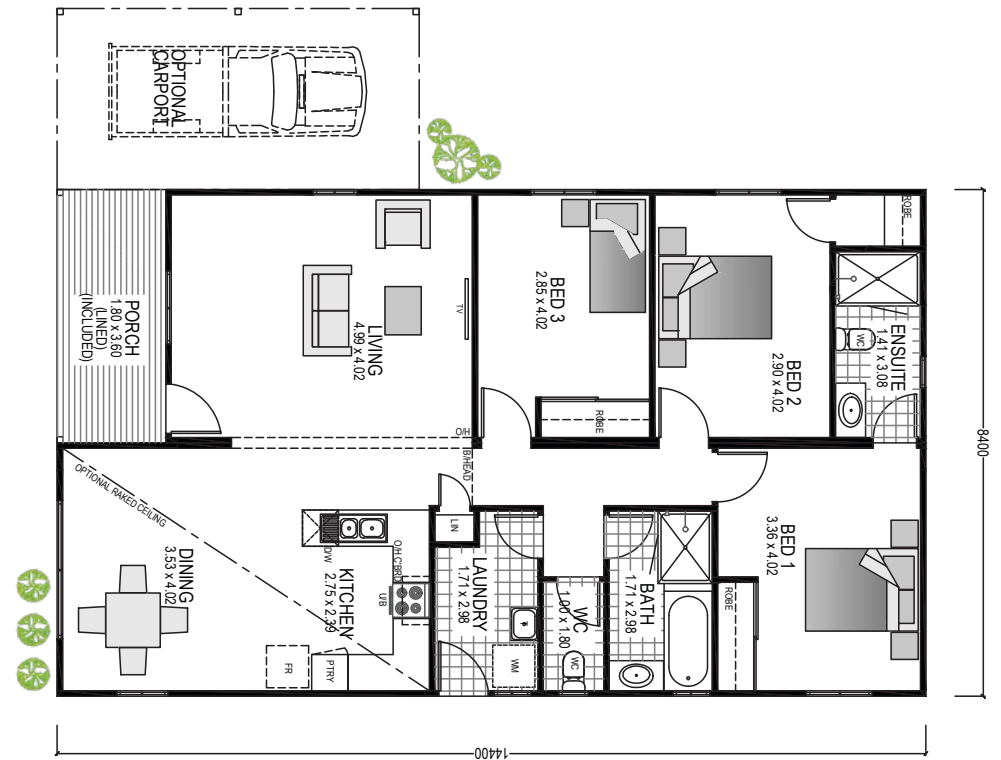


# The Willow



Area 120.96m<sup>2</sup>

Perfect for modern family living, The Willow provides open plan living with an optional rake ceiling to both kitchen and dining. The bedrooms are spacious and the master bedroom offers a complete ensuite. A tiled porch at the entrance of the home truly makes this a welcoming home for families of all sizes.

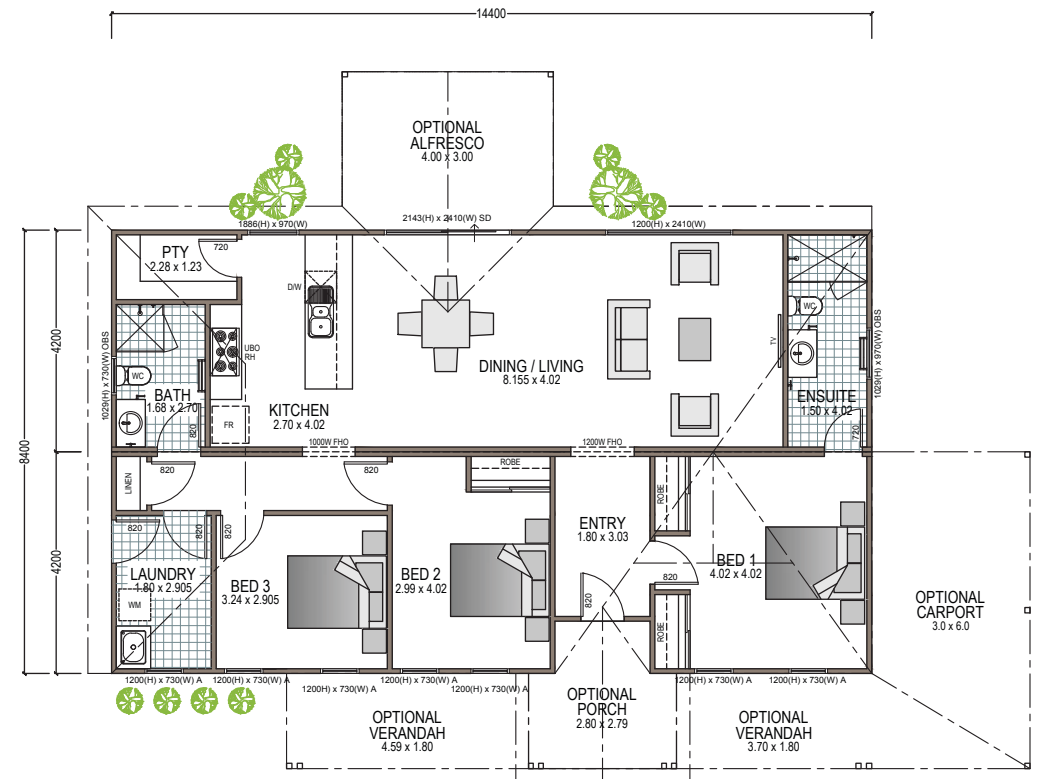


# The Preston



Area 119.18m<sup>2</sup>

This versatile beautiful home welcomes its residents with a grand entrance, and is designed with its living areas at the rear of the house to overlook your backyard. Featuring a generous kitchen, pantry and living areas, the simple yet luxurious design is perfect for any family or individual wanting the perfect balance between beauty and practicality.



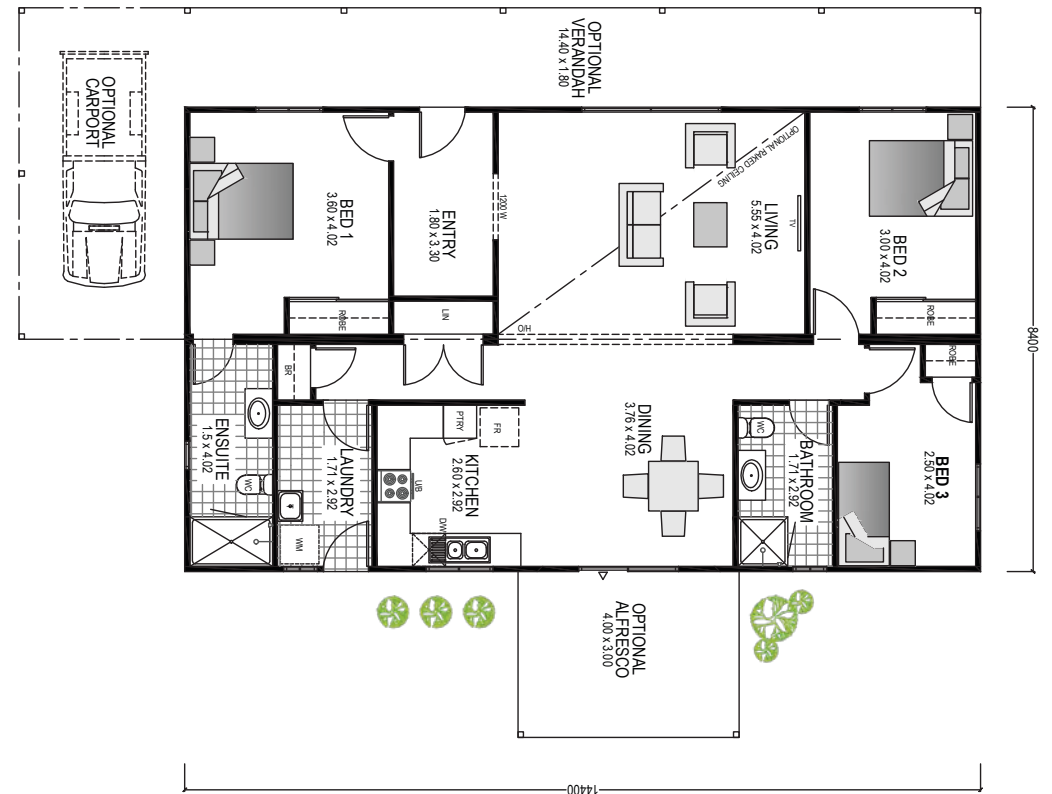


# The Meadows

 3
  2

Area 120.96m<sup>2</sup>

The Meadows has a central living area with an optional rake ceiling, a country style open kitchen and a master bedroom separate to the other bedrooms. This design is perfect for a family looking to enjoy quality time in shared spaces. Extend the functional space of this home with an optional alfresco to add extra dimension to your home.



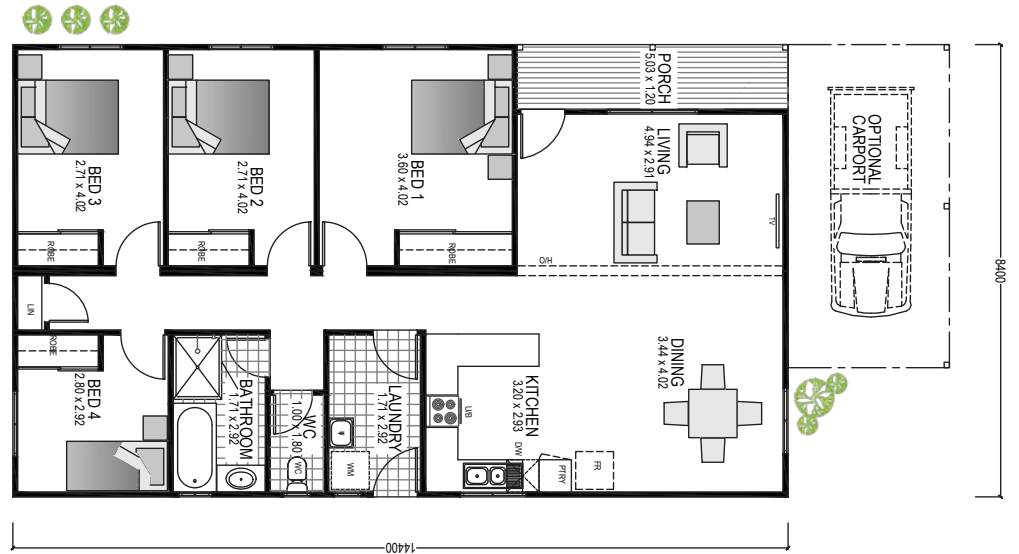
## 3+ BEDROOM HOMES

# The Oakdale



Area 120.96m<sup>2</sup>

Are you looking for extra room without the extra cost? The Oakdale is the perfect option for a growing family. With four bedrooms and one bathroom, this house could be your dream home. Including a large country kitchen and dining area, a tiled porch and plenty of storage space, you're sure to fall in love with The Oakdale.

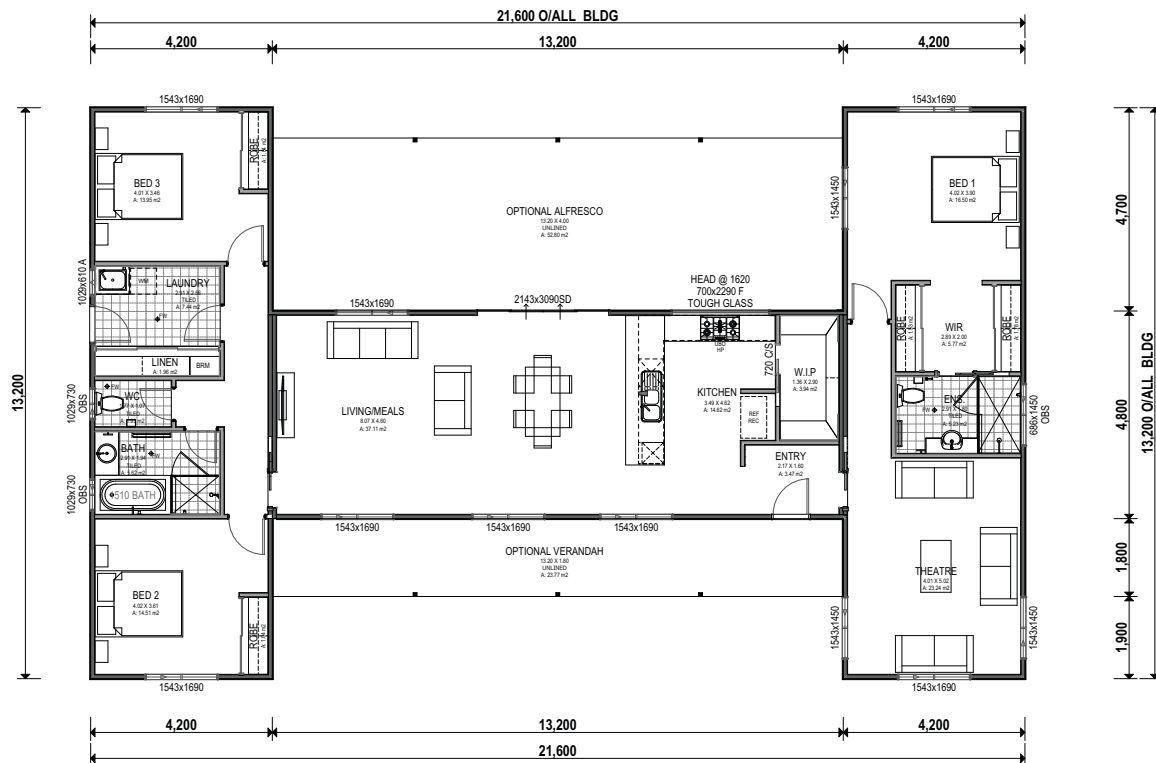


# The Melaleuca



Area 174.24m<sup>2</sup>

The Melaleuca is the ideal mix of style and comfort. The popular gable façade allows for large feature windows at the front of the home providing a welcoming entrance and stunning street appeal. The central living zone is light-filled and spacious, allowing you to take advantage of views, and the option of having raked ceilings. It is also ideally positioned to separate the bedroom wings and provide easy access to the rear alfresco from the main living areas.





## 3+ BEDROOM HOMES

The Melaleuca home design is available in two stunning façades as an optional extra, giving you the opportunity to benefit from the smart design, in a home that matches your landscape and your lifestyle.

### The Melaleuca Modern



### The Melaleuca Farmhouse

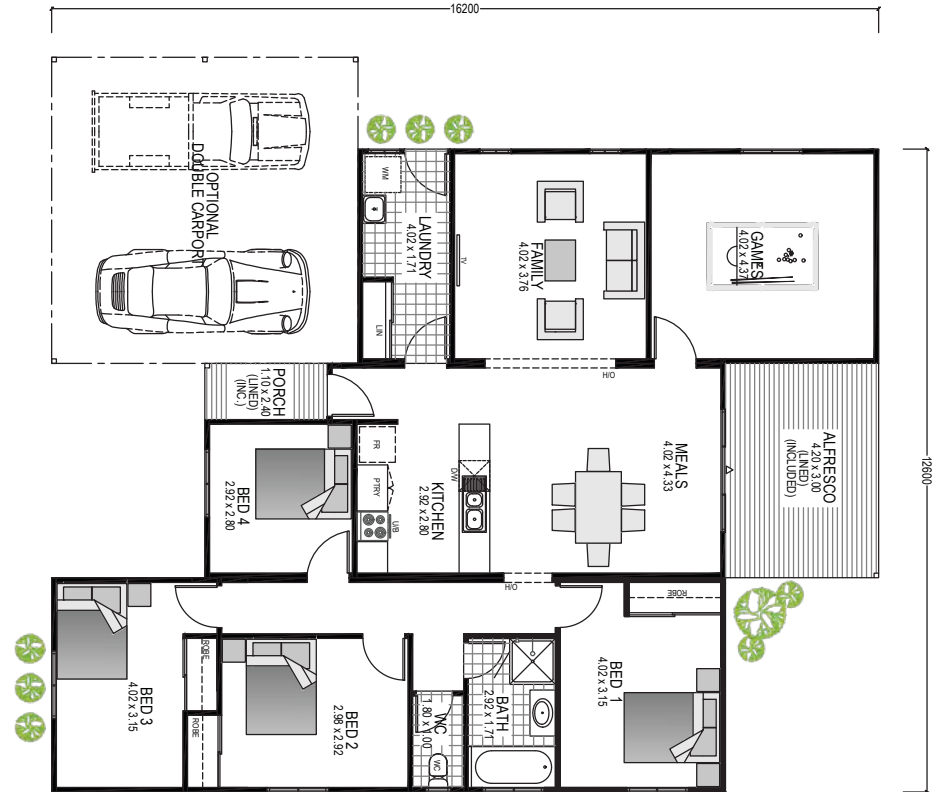


# The Northwood



Area 156.72m<sup>2</sup>

The Northwood is more than just an elegant family home. This functional design includes a central galley kitchen, pantry and dishwasher recess, with the laundry adjacent. An affordable home, the family, games and dining area all meet to create a great living space for families of all sizes.

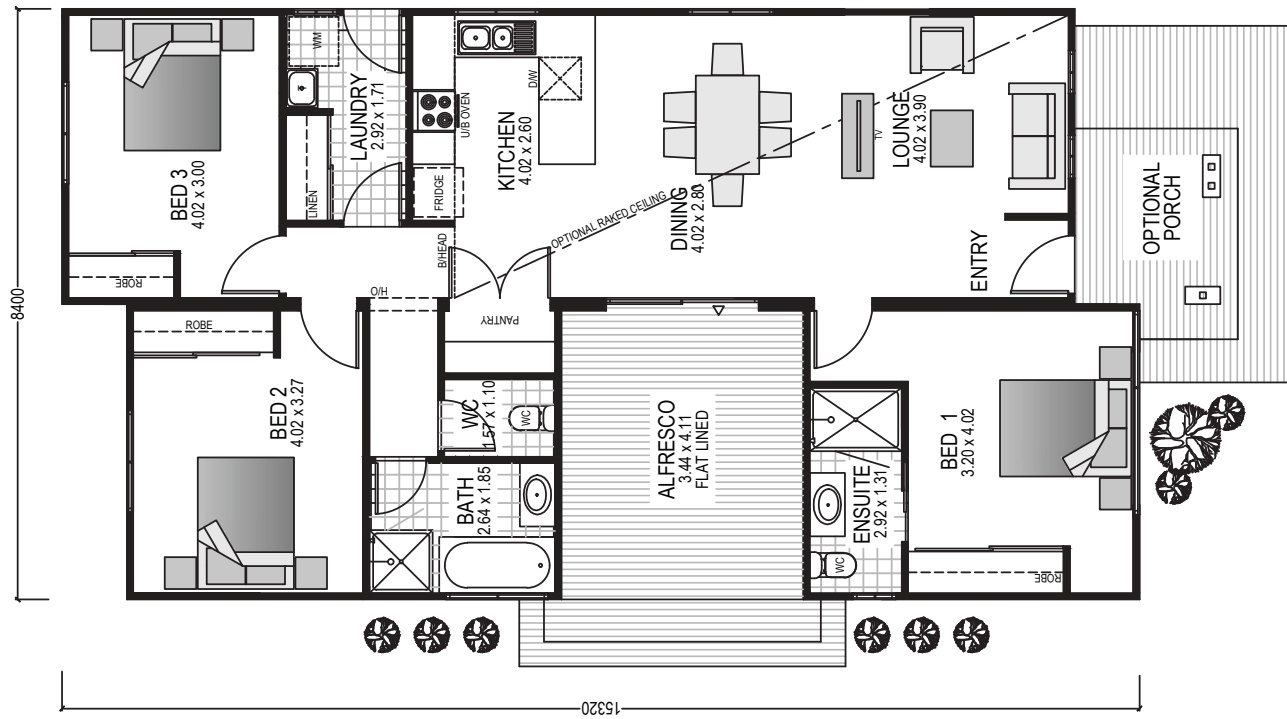


# The Adair



Area 120.28m<sup>2</sup>

The ultimate in country living, The Adair takes advantage of an included alfresco to incorporate natural light and open spaces. Featuring generous bedrooms and living spaces, The Adair is perfect for young families or those looking to make the most of their home.





## 3+ BEDROOM HOMES

The Adair home design is available in two stunning façades as an optional extra, giving you the opportunity to benefit from the smart design, in a home that matches your landscape and your lifestyle.

### The Adair



### The Adair Alternate



# The Akora



Area 174.24m<sup>2</sup>

Perfect for a family, The Akora provides spacious living areas, an open dining area and an alfresco ready for entertaining. This home is perfectly designed to be nestled in the country but wouldn't be out of place in the city. If you're looking for a home where city living meets country comfort, look no further.



## 3+ BEDROOM HOMES

The Akora home design is available in two stunning façades as an optional extra, giving you the opportunity to benefit from the smart design, in a home that matches your landscape and your lifestyle.

### The Akora



### The Akora Alternate



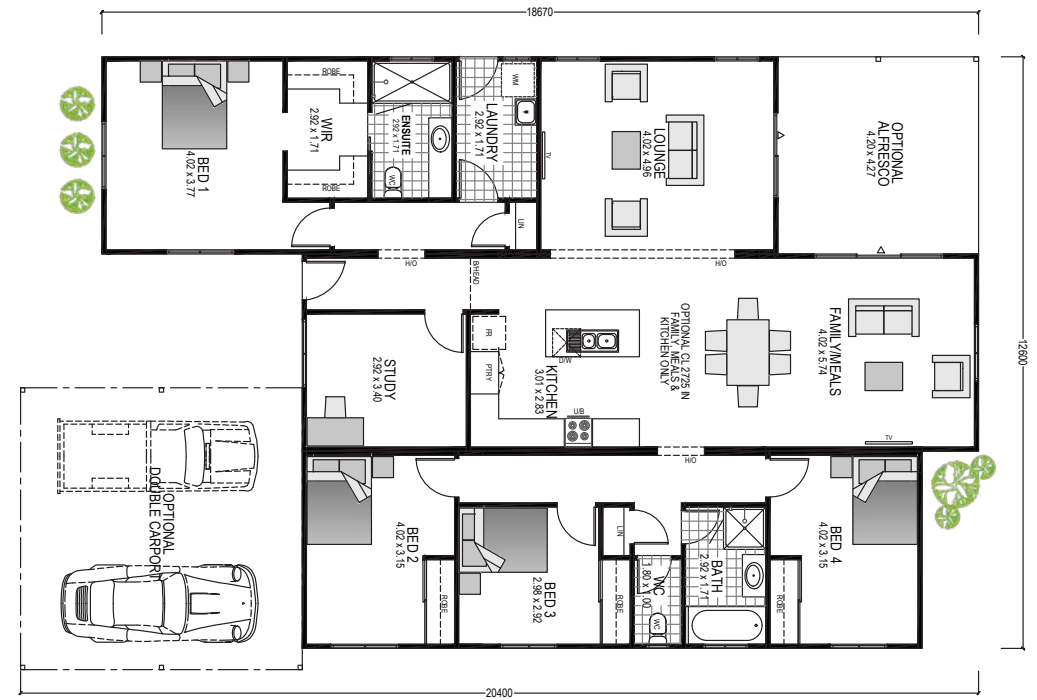


# The Karana

4 + Study 2

Area 176.4m<sup>2</sup>

The Karana offers everything you need to live your best life. The spacious master bedroom includes a walk in robe and double sink vanity for your private ensuite. This design features an optional raised ceiling in the centre of the home as well as two living areas and a galley style kitchen which gives the whole house a feeling of warmth and comfort. This is the perfect option for families looking for more space.

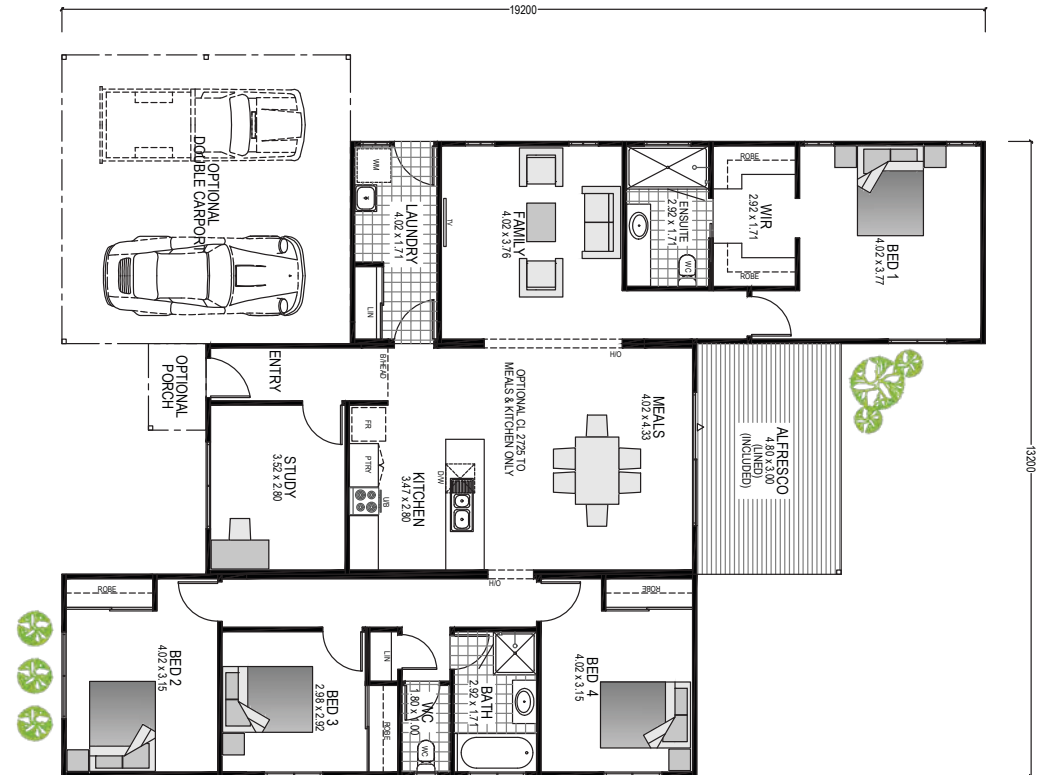


# The Hamelin

4 + Study 2

Area 174.24m<sup>2</sup>

Ideal for a busy family, The Hamelin offers a central living area, optional extra ceiling height through this area gives volume to this space. The galley style kitchen gives great access to the laundry while the meals area will accommodate great family gatherings. Bed one offers tranquillity through the walk in robe to the ensuite. This design also includes a separate study and tiled alfresco area. It's the home that's perfect for everyone.



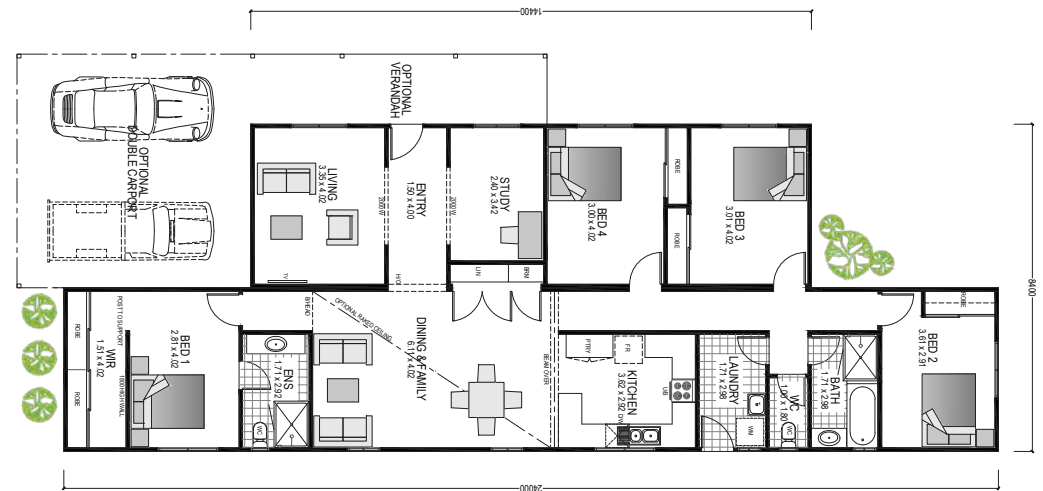
## 3+ BEDROOM HOMES

# The Acadia

4 + Study 2

Area 161.28m<sup>2</sup>

Country living comes to mind with The Acadia, this inspired home makes the most of the view to the farm or wildflowers. Two large separate living areas and a large country kitchen, make this home perfect for entertaining. The master bedroom includes a walk in robe and double sink vanity in the ensuite. Bedroom two, three and four are of equal size complimented by robes and ease of access to a shared bathroom. The Acadia is a great option for the whole family.





# The Glades

4 + Study 2

Area 181.44m<sup>2</sup>

The Glades is home to functional spaces and beautiful places. The design includes a study, two living/lounge rooms, a galley kitchen and scullery and generous sized bedrooms. The master bedroom features a built in robe and ensuite, while three bedrooms are off to the rear of the house with their own shared bathroom, separate WC and Walk in Linen. These features make for a perfect family retreat.



# The Four Winds

4 + Study 2

Area 237.60m<sup>2</sup>

A perfect family home, The Four Winds is a superior entertainer providing a generous living area, kitchen and pantry as well as a powder room, balancing grandeur with practicability and functionality. Featuring divided parent and children quarters, as well as a large theatre and games room, The Four Winds offers luxury and relaxation in one place.

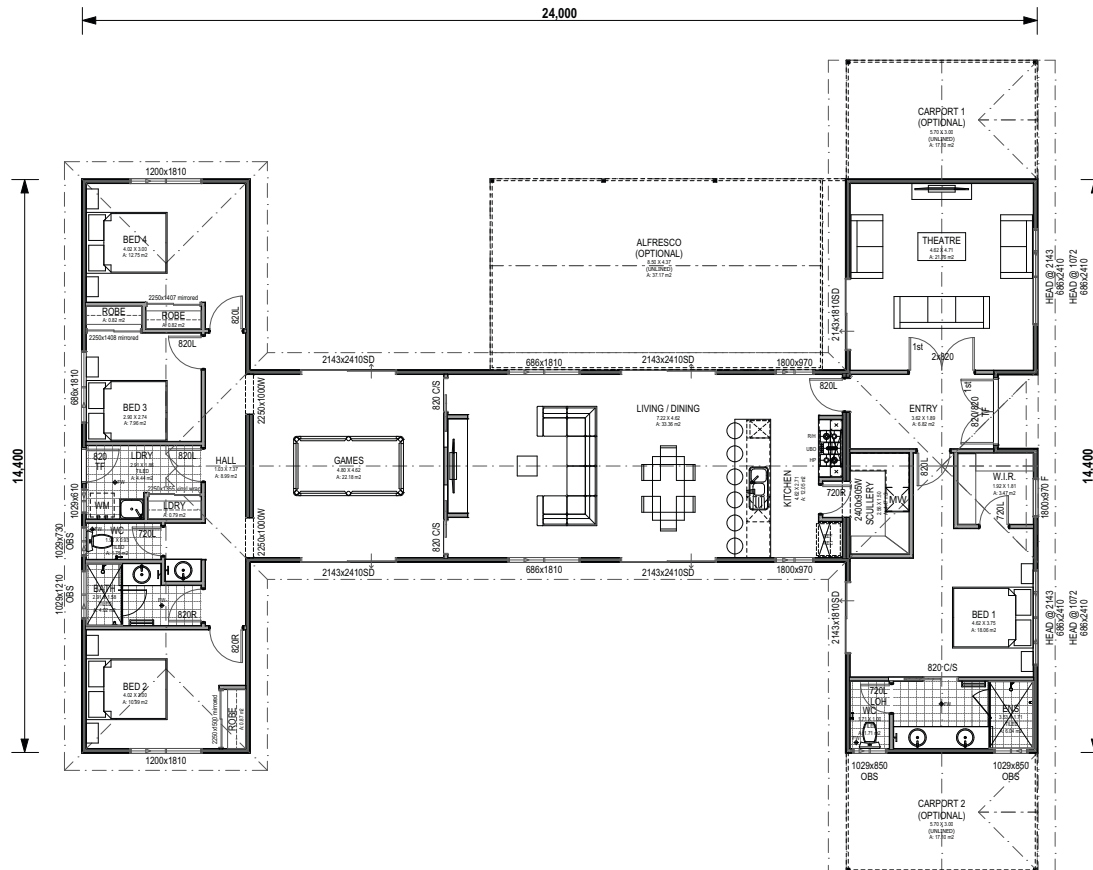


# The Belvoir



Area 203.05m<sup>2</sup>

A perfect family retreat for the Hills, this home has the ultimate luxurious layout. Designed with separate zones in mind, The Belvoir features a central living room that connects the large master bedroom at one end of the house and three bedrooms at the other. With lots of natural light, ventilation and an optional front and rear verandah, The Belvoir is visually appealing from all angles and is sure to impress.



The Belvoir is the perfect family retreat, and has the ultimate luxurious layout.



GET IN TOUCH

# Get in Touch

We know that we can build the best home for you, furthermore, we know we can do it on time and on budget, that's our promise to you. Contact us today to find out how Evoke Living Homes can work with you to create the home of your dreams.

Call us on **1300 138 653** or visit **[evokelivinghomes.com.au](https://evokelivinghomes.com.au)** for more information or to arrange a personalised visit to one of our beautiful display homes.

## **Evoke Living Homes Head Office**

61 Old York Road, Northam 6401

**T** 1300 138 653

**E** [sales@elhomes.com.au](mailto:sales@elhomes.com.au)

**W** [evokelivinghomes.com.au](https://evokelivinghomes.com.au)





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— CREATING LIFESTYLES —

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WBS Modular Pty Ltd T/A Evoke Living Homes | BC14386