



BALANCE

ARCHITECTURE + INTERIOR DESIGN

A PERFECT INTEGRATION OF EXTERIOR + INTERIOR



Award Winning Architecture

For many people, purchasing a property is just the start of their journey. Having determined the area you desired, the era and style of the construction, it's now about developing your new asset into a comfortable, liveable home.

For those who have purchased into areas where housing is either individually heritage listed or is part of an area with heritage overlay, the redevelopment and renovation of such a property requires an experienced and skilled architect.

Andrew Fedorowicz, Principal Architect with Balance Architecture and Interior Design with over 30 years Architectural practice, will create a stunning design, a

sympathetic yet exquisite restoration, a beautiful home with spaces you simply adore.

With Balance Architecture we offer an eye for detail combined with a full understanding of structural engineering. From complex restorations to the development of totally new projects, from design to construction, Balance Architecture will carefully guide your journey from conceptualisation to occupancy.

Andrew Fedorowicz has been the recipient of major awards from both the Australian Institute of Architects as well as the Housing Industry Association, providing architectural design



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Heritage Architecture

for a broad range of styles and construction methodologies – at the very highest levels. He is a highly recommended specialist in Heritage projects as diverse as the Moonee Valley Racing Club Tabaret, the Business School at Victoria University, the Craigieburn Sporting Club, as well as many superb private residences.

Andrew Fedorowicz of Balance Architecture is passionate in his interest in Heritage Architecture. For many years now Andrew has been instrumental in the restoration of many elegant, older homes constructed around Melbourne from 1850 onwards.

Early Victorian Architecture ranges from Gothic, Georgian and Victorian styles through to the more modern Queen Anne styles of the Federation period. Add to this the classic 'old English' style architecture of the 1920s and the very popular 'Californian Bungalows' of the same period. From the 1950s the Modernist style of Architecture became popular.



Andrew is registered as a fellow of the Australian Institute of Architects



Country and Rural Retreats

the balance is to maintain the integrity of the original design and construction yet create the space and liveability we all expect from modern living, large serviceable kitchens, indoor/outdoor living areas, alfresco living. To achieve this whilst maintaining heritage appearance and values is a real skill, a skill at Balance we are only too pleased to share with you.

For many people living in the inner city, a rural retreat is an attractive proposition. Often homes constructed in rural areas are now somewhat dated and require significant rejuvenation and renovation.

Heritage guidelines on such properties can seem strict and seemingly inflexible. Balance Architecture have broad experience in the renovation of rural and country properties across Victoria. From timber cottages, to solid brick and masonry Victorian homes, even repurposed church buildings, Balance can create the comfort and space you require and enjoy.

Integrating Modern Living and Heritage Buildings

Through clever use of space and following rigid construction methodologies, the interior of older homes can be expanded to provide real space, functionality and usability. Balance create interior designs that are contemporary yet sympathetic to the style and period of your property. Maintaining the building's integrity, its style and unique period features, yet creating a space for modern living and with reverence and commitment to true architectural flair and design – that's the challenge. The Balance team meets this challenge every time!

The Balance Method

With a strong background and many years of experience in Architecture and Interior Design, the Balance Team have developed a sound system for ensuring the best outcome for their clients. At all times they keep you in the loop and communicate at each stage of development. They follow this method -

- Confer with you, the client, noting your perspective, needs and desires
- Create a comprehensive check list
- Develop a design proposal that meets your brief within an agreed budget
- Prepare a complete set of clear documentation that sets out the project, costings and responsibilities
- Submit designs and plans to local government planning departments and negotiate where necessary with such bodies
- Create and supervise a tendering process with builders and consultants
- Administer the building contract throughout the life of the building project





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