



AIR CONDITIONING

COMMERCIAL

CORONATION AVE, POTTSVILLE NSW

Case Study



PROJECT DESCRIPTION

This award-winning luxury residence, located in New South Wales, was designed to deliver a premium, resort-style living experience across a footprint of nearly 1,000m². Built to the highest architectural standards, the home features expansive living zones, premium finishes, and a strong focus on seamless integration of services throughout the property.

To complement the home's scale and prestige, the mechanical services required a high-performance climate control solution capable of delivering reliable, energy-efficient comfort across multiple zones. The system needed to remain discreet, align with the architectural vision, and function efficiently within a complex construction schedule.

The project was delivered by an experienced construction team led by Nathan Wethered, renowned for building high-end custom homes. Offshore Air-Conditioning was engaged as the specialist HVAC installer, working alongside trusted consultants and sub-trades. The finished residence went on to receive the MBA NSW Best Home Award (2024) for its category.

PROJECT DETAILS

Luxury Residential Resort
Coronation Ave, Pottsville, NSW

COMPLETION DATE

October 2023

INSTALLER

Jason Glore (0405241198)
Offshore Air-conditioning

BUILDER

Nathan Wethered
One Up Building: oneupbuilding.com

INDOOR UNITS INSTALLED

7 × Low-profile FDU Ducted Systems

OUTDOOR UNITS INSTALLED

2 × FDC155KXZEN1-W VRF Systems
1 × FDC280KXZPE1 VRF System



PROJECT REQUIREMENTS & CHALLENGES

The scale and design of the residence introduced a number of performance, technical, and logistical considerations for the HVAC system. The home required a solution capable of delivering premium, quiet and consistent climate control across its large, multi-zone layout, while also supporting long duct runs and complex spatial arrangements without compromising airflow or efficiency. Energy performance was a key priority, as the owners sought a system that would help manage running costs for a home of this size, while also integrating seamlessly with the architectural and interior design elements. Long-term reliability and minimal maintenance requirements were essential to ensure the system continued performing at a high standard for many years to come.

A significant challenge stemmed from the extensive footprint and varied layout of the home. With multiple living areas, bedrooms and entertainment spaces, the HVAC system required a detailed and carefully considered design to ensure balanced cooling and heating performance throughout. The scale of the building further demanded a high level of coordination, with multiple VRF systems, complex ductwork, and substantial material and labour resources needing to be managed over the 2.5-year construction timeline. Given the home's ultimate recognition as the MBA NSW Best Home for 2024, the climate control system needed to meet and exceed premium expectations, delivering a solution that was efficient, discreet and exceptionally high performing.





MHIAA'S SOLUTION

To meet these performance demands and align with the architectural expectations of the project, MHIAA supplied a tailored KX Series VRF solution featuring multiple outdoor systems paired with low-profile FDU ducted indoor units. The KX Series was selected for its zoning flexibility, high efficiency and quiet operation attributes that make it particularly well-suited for large, high-end residential applications. Offshore Air-Conditioning worked closely with project consultants and MHIAA to design and install a system that offered reliable and energy-efficient comfort across every wing of the home, while maintaining a discreet, fully ducted presence that seamlessly blended into the interior design. The capabilities of the VRF technology also supported the extended pipe lengths and complex system layouts required for a residence of this scale.

The final installation delivers year-round comfort, excellent energy efficiency and the level of premium performance expected of a luxury home of this caliber. The result is a climate control solution that not only enhances the living environment but also reflects the high standards of craftsmanship and innovation that define MHIAA's VRF systems.





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