



Karndean  
Designflooring



Karndean  
LooseLay  
Originals

LOOSE LAY

# Fish Lane Apartments

Multi-Res case study

The Fish Lane Apartments, located south of Brisbane, feature well-considered one and two-bedroom living spaces to suit a modern lifestyle. The 10-storey boutique-style development also features large balconies that allow stunning panorama views of the city.

To match the sophisticated and contemporary characteristics of the apartment design, Karndean LooseLay Originals Country Oak was an ideal option for the floor coverings. The wider planks and cool grey colourways create a modern and open look that works beautifully in an apartment setting.

Not only did Karndean LooseLay match the look the client was after it was also a cost-effective, quick, and easy-to-install flooring solution.

Designed for Multi-Residential buildings, Karndean LooseLay's wave backing reduces noise transmission and therefore does not require a separate acoustic underlay reducing installation time as well as cost.

**Sector:** Multi-Res  
**Client:** Fish Lane Apartments  
**Specifier:** Ellivo Architects  
**Location:** Brisbane, QLD  
**Area:** 2100m<sup>2</sup>  
**Product used:** LooseLay Originals Country Oak LLP92



Country Oak LLP92

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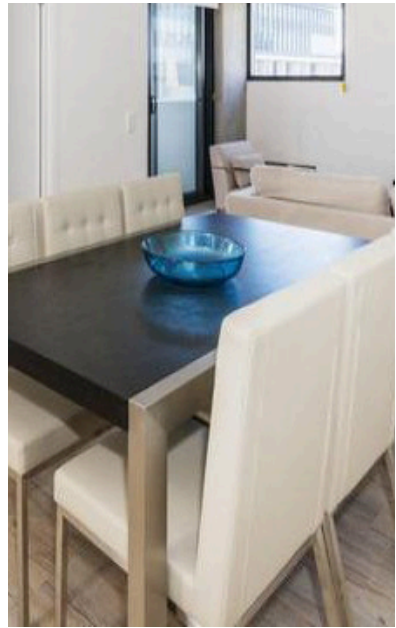
GreenTag™ Excellence – Our LooseLay Originals range receives a GreenTag™ Level 'A' rating for quality sustainable building materials, and GreenTag™ LCARate Silver certification, recognising commitment to safeguarding the planet's biodiversity, ensuring the well-being of workers, and maintaining environmentally friendly manufacturing processes. Additionally, we are the first Australian LVT supplier to achieve Best Environmental Practice PVC in 2015.



Above  
LooseLay Originals Country Oak LLP92



Focus on style



Sophisticated and contemporary, the wider planks and cool grey colourways create a modern and open look that works beautifully in an apartment setting.

# Formats

We offer three types of product formats: Loose lay, rigid core and gluedown.

## Loose lay



Karndean LooseLay features our K-Wave® friction grip backing which helps hold the product to the subfloor without adhesive, making it quick and easy to install. Ideal for underfloor access panels and temporary roomsets, each plank can be lifted individually where required.

### **LooseLay Originals**

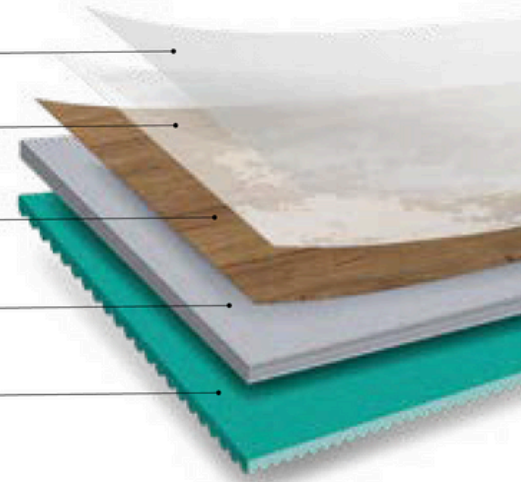
1050 x 250mm plank, 500 x 610mm tile

### **LooseLay Longboard**

1500 x 250mm plank



K-Guard+® Surface Protection  
Clear PVC Embossed Wear Layer  
High Definition Photographic Layer  
Stability Layer  
K-Wave® Friction Grip Backing



## Rigid core



Our rigid core ranges are ideal for installations where acoustics, uneven subfloors or preservation of existing hard floors need to be considered. A click-locking mechanism allows for quick installation and the preattached backing eliminates the need for a separate underlayment.

### **Korlok**

1420 x 225mm plank, 457 x 600mm tile

### **Van Gogh**

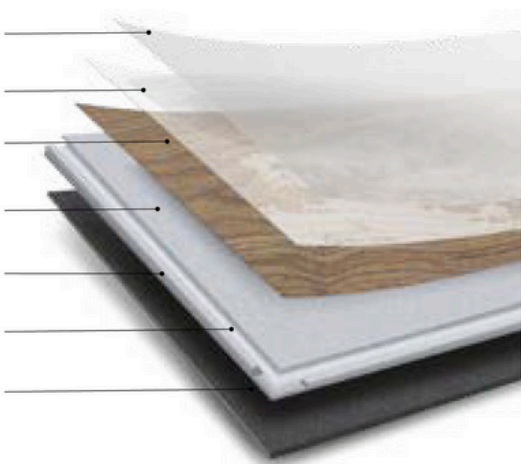
1220 x 180mm plank

### **Knight Tile**

1220 x 180mm plank, 305 x 457mm tile



K-Guard+® Surface Protection  
Clear PVC Embossed Wear Layer  
High Definition Photographic Layer  
Stability Layer  
Locking Mechanism  
K-Core®  
Acoustic Backing



## Gluedown



Our gluedown ranges offer our widest choice of colours and formats. Features such as textured emboss or our premium handscraped finish, wide bevels or flat edges make each range unique to Karndean Designflooring.

### **Art Select**

228 x 76mm, 915 x 152mm, 1219 x 178mm plank

### **Van Gogh**

1219 x 178mm plank

### **Opus**

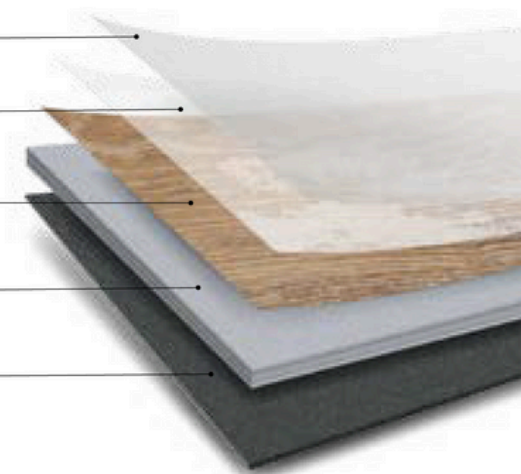
915 x 152mm, 1219 x 228mm plank, 457 x 610mm tile

### **Knight Tile**

1219 x 178mm plank, 305 x 305mm, 305 x 457mm tile



K-Guard+® Surface Protection  
Clear PVC Embossed Wear Layer  
High Definition Photographic Layer  
Stability Layer  
Backing Layer



# Alternative designs

Create the same look for your commercial project.

We have a variety of products to match, within our ranges.



Loose lay



Waterbury LLP152



Brockton LLP153



Levanzo LLP150



Rigid core



Country oak SCB-VGW81T



Distressed Oak SCB-VGW82T



Baltic Washed Oak RKP8101



Gluedown



Country Oak VGW81T



Distressed Oak VGW82T

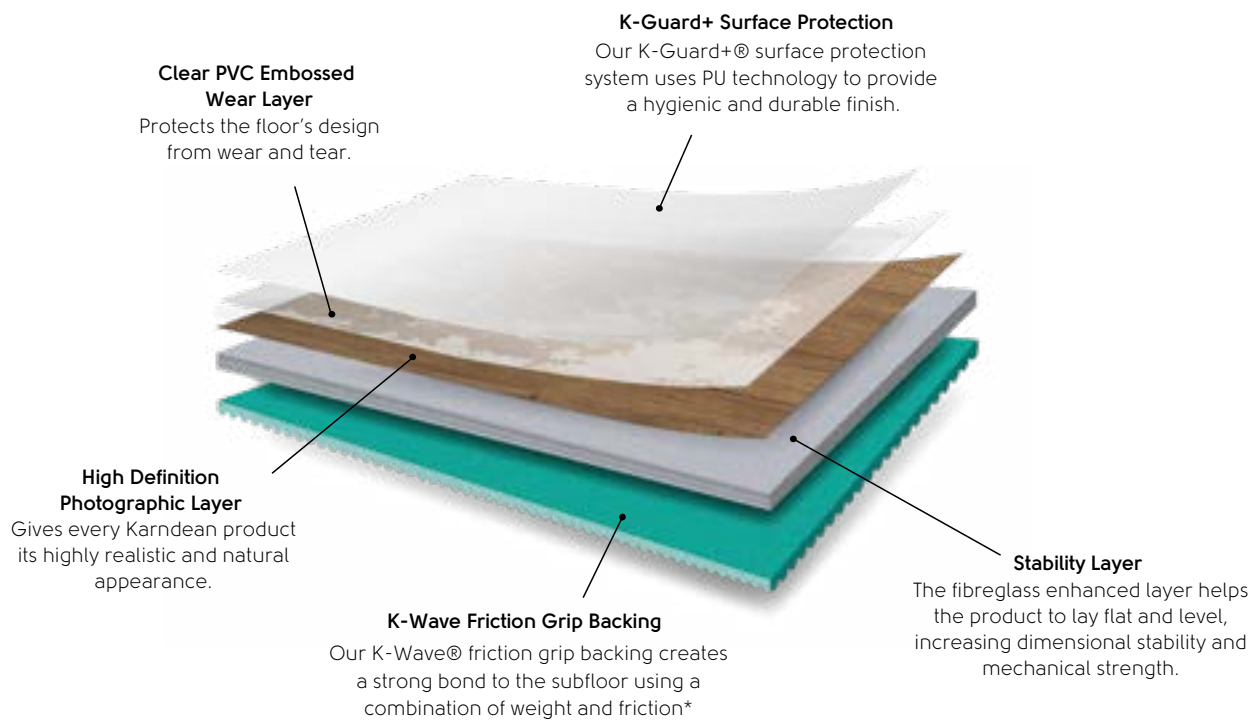


Light Distressed Oak VGW111T

# Why choose a loose lay floor?

Loose lay is a format of luxury vinyl flooring featuring our K-Wave® friction grip backing that holds the product in place. No clicking. No locking.

Boasting the realistic designs and grain details customers expect from Karndean, loose lay is available in large-scale wood look planks and stone look tiles and can help you create a look that works in almost any space. What's more, it's easy to install and can be laid over most existing hard floors with the use of tacky or hard-set adhesive. Oh, and it's 100% recyclable!



\*Tacky or hard set adhesive may be required for most applications, please refer to installation instructions.



# The benefits of Karndean Loose lay



## Individually replaceable

Should you need to replace a piece, simply lift the damaged plank or tile and replace with a new one.



## Quick and easy to install

All you need is a sound, smooth, dry and dust free subfloor. Our loose lay ranges can be fitted over most existing hard floors\*.



## Acoustic qualities

Our loose lay ranges are perfect for projects where you want to reduce noise levels in the room below, such as playrooms, bedrooms and garage/ loft conversions without the need for underlay.



## K-Wave friction grip backing

Our K-Wave® friction grip backing creates a strong bond to the subfloor using a combination of weight and friction.

# With all the added benefits of Karndean luxury vinyl flooring...



Realistic designs



Durable



Low maintenance



Comfort



Environmentally friendly



Hygienic



Warranty\*



Tasmanian Oak LLP312



Brockton LLP153

\*Lifetime 35 years residential and up to 20 years commercial



# Karndean Evolve™

Karndean's commitment to creating a more sustainable future is a continuing journey, and there are no shortcuts. But Karndean know now is the time for everyone to begin taking bigger steps. Karndean's is a promise to think differently, act decisively, and create real change.

## It's a promise to Evolve.

Five decades ago, the Karndean family-owned business was founded on innovation, bold action and a pioneering spirit. Fifty years later, those same ideals guide them forward. Because the future demands change.

Visit [karndean.com/evolve](https://karndean.com/evolve) for more information.



### Confront climate change



Karndean's products prioritise sustainability through remarkable longevity, with a guaranteed service life of 35 years for domestic use. This extended durability has a significant positive environmental impact over time, promoting an eco-friendlier future.

### Health & wellbeing



Karndean's products prioritise wellbeing, surpassing mere aesthetics. Free from harmful substances like heavy metals and unsafe phthalates, they're certified for indoor air quality post-installation. Our dedication to healthy interiors extends to using water-based or solvent-free adhesives, minimizing VOC emissions. Your health and comfort are central to Karndean's designs.

### Inclusion & diversity



Third-party certifications for environmental and social responsibility, including fair treatment and safe conditions for workers. Karndean's factories prioritise recycled materials and recyclability, to ecofriendly product packaging, setting the benchmark for environmental responsibility. Certified manufacturing adhering to ISO 14001 and ISO 9001 standards.

### Sustainable use of resources



Karndean prioritise the use of recycled materials in their products, with all of them incorporating up to 50% recycled PVC in their backing layers, sourced from post-production waste. We validate our contribution to reducing landfill and promoting recycling.

### Inclusion & diversity



We prioritise equity, inclusivity, and diversity, fostering them through engagement and education. In our workplace, we celebrate everyone's contributions as responsible corporate citizens. These values influence our environmental policies, responsible sourcing/trading, and contributions to communities. Our founder's principles still shape our commitment to responsible operations.

### Inclusion & diversity



We educate employees about the importance of sustainability, helping them understand what role they play and devise new ways of working. By conducting CPD classes and speaking engagements with organisations like the Green Building Council of Australia, we actively contribute to the training of professionals in the design, construction, and built industries.

# Karndean Resources

Please follow the below links to our technical datasheets, installation guidelines & other helpful resources



## Karndean accreditations and affiliations



GreenTag™ Excellence – Karndean gluedown and loose lay formats have a GreenTag™ LCARate Silver certification, recognising commitment to safeguarding the planet’s biodiversity and maintaining environmentally friendly manufacturing processes.

\*Van Gogh, Knight Tile & Korlok rigid core accreditation coming soon H2 2024

\*\*Certification certificates are available upon request. Please contact your Karndean Business Manager or alternatively our Customer Service Team.

## Helpful Resources

[Technical datasheets](#)  
[Installation Guidelines](#)  
[BIMstore files](#)  
[Warranty](#)

[Brochures](#)  
[Cleaning & maintenance](#)



Technical datasheets    Installation Guidelines    BIMstore files



Product specified:  
 LooseLay Originals



|                 | Standard                  | Result                           |
|-----------------|---------------------------|----------------------------------|
| Size            |                           | 1050 x 250 mm                    |
| Thickness       |                           | 4.5 mm                           |
| Wear layer      |                           | 0.5 mm                           |
| Guarantee       | Commercial<br>Residential | 15 years wear*<br>Lifetime wear* |
| Slip resistance | AS/NZ4586                 | Plank: R10 Tile: R9              |

\* Subject to terms. View our [guarantee](#)

See Technical Data Sheet via the QR code above for full specification

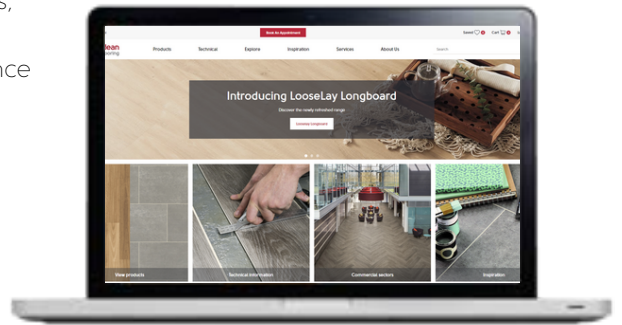
# Visit us online at [karndean.com](http://karndean.com) where you can...

## Find website support

The website offers a wealth of inspiration, case studies and design ideas, detailed technical information and a look inside our head office and warehouse. When you are designing floors this is your point of reference for information, samples and practical support.

Website tools include:

|                               |                         |
|-------------------------------|-------------------------|
| Product Selector              | Installation guidelines |
| Digital Specification Library | Order samples           |
| Technical data                | Brochures               |
| Sector application            | BIM files               |



## Order samples

If you need some extra help selecting the best colour for your project, why not order some cutting samples? These are small swatch samples designed to help you pick which product is right for you.

[www.karndean.com/commercialsamples](http://www.karndean.com/commercialsamples)



[Samples](#)



## Check out our Digital Specification Library

We have developed a great tool which allows you to pick a room or upload a photo of your space and see what different floors will look like. It's really easy to use and will allow you to create your perfect Designflooring combination.

[www.karndean.com/digitalspecificationlibrary](http://www.karndean.com/digitalspecificationlibrary)



## Sign up for our e-newsletter

We'd love to keep in touch with you. To receive our latest Karndean updates including design, technical data and BIM files, sign up online today at [www.karndean.com](http://www.karndean.com)

# Keep up-to-date with us


Follow us on our social media channels.

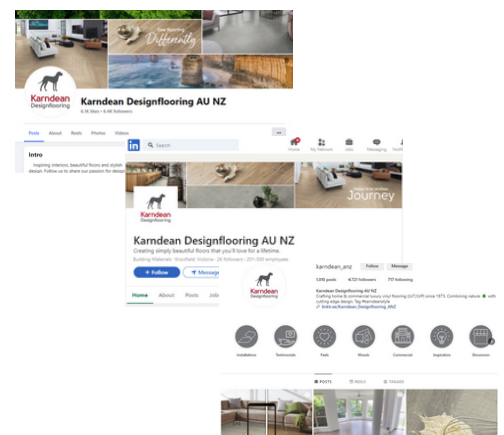
 Karndean Designflooring ANZ

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 KarndeanDesignFloors





#### Imagery and Design Reproduction

Photography and print cannot always produce a perfect representation of our products. This includes colour, pattern variation and installation elements used. For this reason we strongly recommend obtaining a product sample and where possible viewing a larger sample in-store. We also recommend visiting our website for information on installation, after care and product selection: [www.karndean.com/advice](http://www.karndean.com/advice). We love developing new ideas and improving on our existing designs which means that sometimes products are withdrawn at short notice. We hate to disappoint and will work with you to find an alternative design. Please contact Customer Service for more information.

#### Contact us

Phone: AUS - 1800 331 170\* / NZ - 0800 442 101\*

Email: [customerservice@karndean.com.au](mailto:customerservice@karndean.com.au)  
[customerservice@karndean.co.nz](mailto:customerservice@karndean.co.nz)

Web: [www.karndean.com](http://www.karndean.com)

Address: 835 Stud Road Knoxfield,  
Victoria 3180, Australia

\*Calls may be recorded for training and quality purposes.



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