

HARCOURT | 24

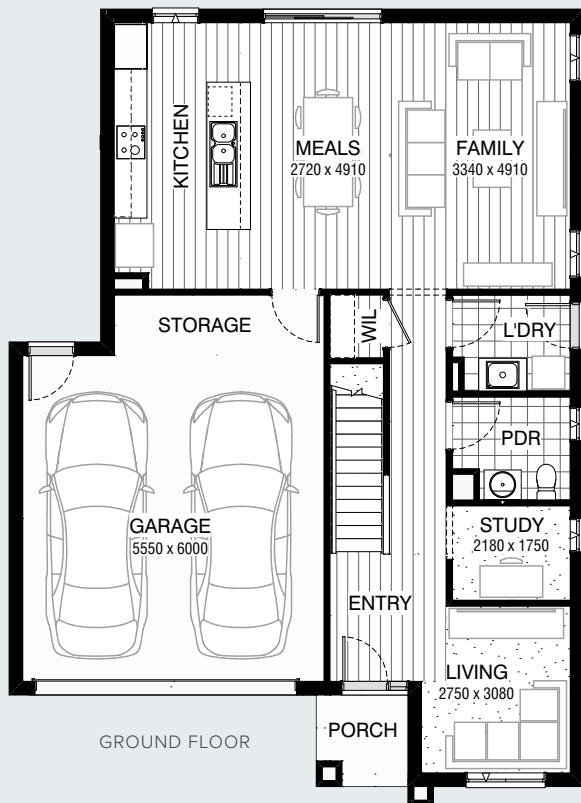
4 2.5 2

IDEAL LOT WIDTH
12.5m

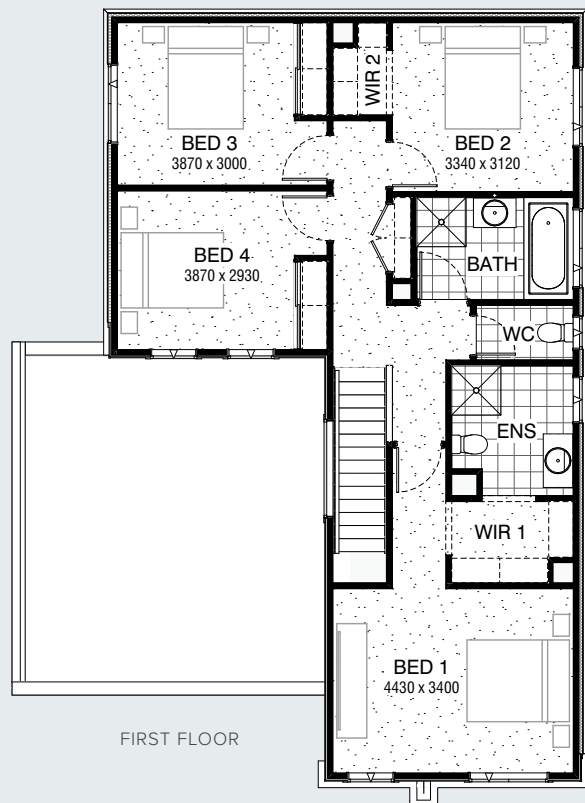
IDEAL LOT LENGTH
21m



SERIES



GROUND FLOOR



FIRST FLOOR

Facades Available:

Acacia (illustrated), Avondale,
Esplanade, Belleview, Brookwater

House Dimensions

Total Width 10,550mm
Total Length 14,630mm

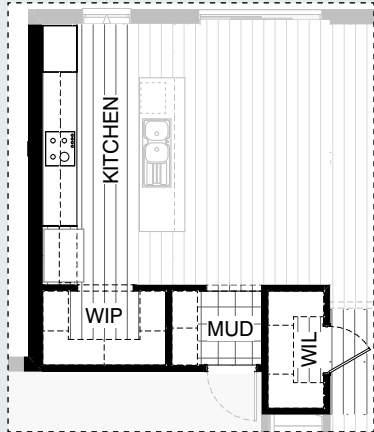
Design Dimensions

Ground Floor	87.1m ²	9.4sq
First Floor	89.0m ²	9.6sq
Garage	41.1m ²	4.4sq
Porch	2.8m ²	0.3sq
Total	220.0m²	23.7sq

FLOORPLAN OPTIONS

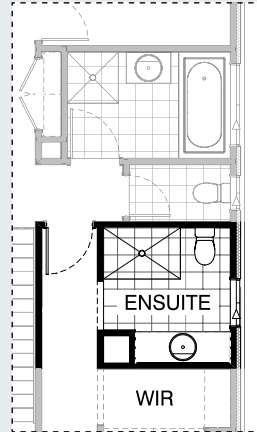


KITCHEN OPTIONS

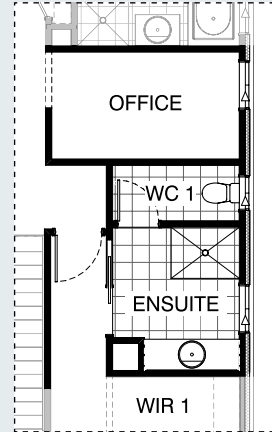


K01

ENSUITE OPTION

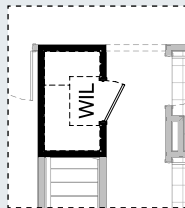


EN01

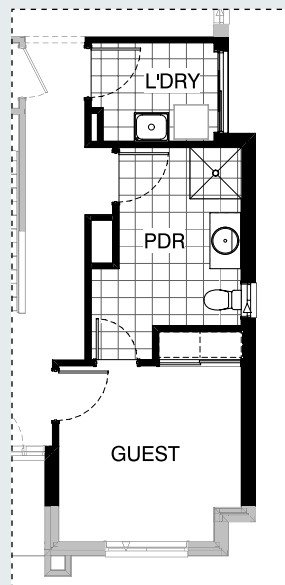


EN02

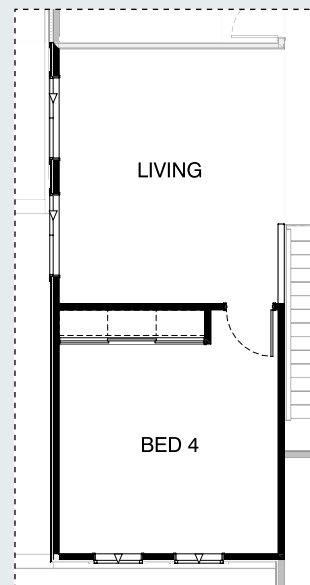
INTERNAL OPTIONS



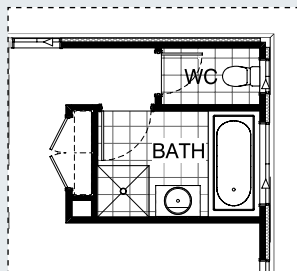
IN01



IN02

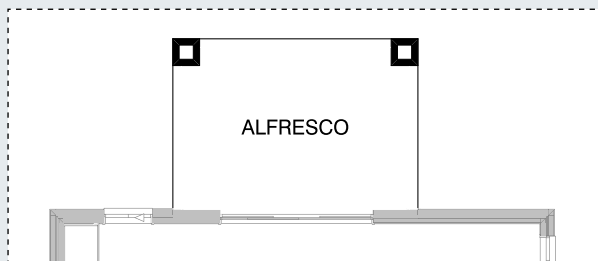


IN03



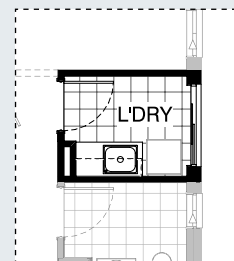
IN04

EXTERNAL OPTION



EX01

INTERNAL OPTIONS



L01

OPTION DESCRIPTIONS

KITCHEN OPTION

Kitchen Option 01

Provide Walk-in Pantry and Mud room in lieu of Storage area to Garage, including:

4No. 450mm shelves to WIP with bulkhead entry,
 4No. 450mm shelves to Mud with bulkhead entry,
 hinged entry door to Garage moves as shown,
 Provide open shelf over Ref. space with laminate end panel,
 All other cabinetry remains the same.
 Option also provides upgrade to laminated Pantry unit,
 including additional 4No. 450mm shelving.

INTERNAL OPTIONS

Internal Option 01

Provide upgrade to Walk-in Linen, including:
 additional 4No. 450mm shelves,
 720mm hinged door in lieu of standard.
 Note: Option not available with Kitchen01

Internal Option 02

Provide Guest Bedroom option in lieu of Living and Study, including:
 Built-in Robe with sliding doors and 450mm shelf
 with hanging rail,
 additional 870mm and 720mm hinged doors to new
 bedroom, 870mm hinged door to Powder,
 1No. 900mm x 900mm tiled shower base &
 1No. 1029mm x 610mm aluminium awning window
 to new Powder room.
 Option pushes Ground floor exterior wall out by
 480mm with tiled roof over.
 Laundry decreases by 30mm to accommodate
 Option adds 3.3m² to total floor area.

Internal Option 03

Provide additional Living area to First floor by building over the Garage and
 relocating Bed 4, including:
 2No. 1200mm x 1450mm aluminium awning windows.
 Built-in Robe length to Bed 4 increased by 940mm,
 Additional 1020mm high plaster-lined dwarf wall balustrade.
 Bed 3 increases by 120mm.
 Adds 24.12m² to total floor area.
 Note: Requires 2590mm ceiling height to Ground floor including Garage

Internal Option 04

Provide additional Activity area to First floor in lieu of Bedroom, including:
 1No. 1200mm x 1810mm aluminium awning window in lieu of standard,
 1No. 1200mm x 850mm aluminium awning window to corridor,
 relocate Bathroom, Linen and WC as shown.

ENSUITE OPTIONS

Ensuite Option 01

Provide Ensuite upgrade option with re-arranged layout, including:
 1No. 1582mm vanity with single basin including
 1 row tiling beneath mirror to suite wall-to-wall benchtop including returns,
 1No. 1350mm x 900mm tiled shower base, Relocated WC.
 Hinged door to Bed 1 relocated and entry with bulkhead to
 Ensuite relocated as shown.

Ensuite Option 02

Provide Ensuite upgrade/Home Office in lieu of Bed 2, including:
 1No. 1582mm vanity with single basin including
 1 row tiling beneath mirror to suit wall-to-wall benchtop including returns,
 1No. 1200mm x 900mm tiled shower base, relocated enclosed WC,
 1No. 1029mm x 610mm aluminium awning window in lieu of standard,
 1No. 820mm cavity sliding door in lieu of bulkhead opening.
 Relocate hinged access door to Bed 1 and access to Ensuite as shown.
 Provide 1800mm x 850mm aluminium awning window to
 Home Office in lieu of standard and additional bulkhead opening.
 Note: Option only available with Internal04

EXTERNAL OPTION

External Option 01

Provide Alfresco including structural concrete slab,
 2No. 470mm x 470mm brick piers and tiled roof over.
 Increases the length of the home by 3000mm
 Increases the total area of the home by 12.93m²

LAUNDRY OPTION

Laundry Option 01

Provide Laundry upgrade with laminate base and overhead cupboards and
 inset trough, including:
 1No. 700mm base cupboard,
 1No. 400mm base cupboard,
 1No. 700mm overhead cupboard,
 1No. 400mm overhead cupboard,
 32mm laminate benchtop and tiled splashback to suit.