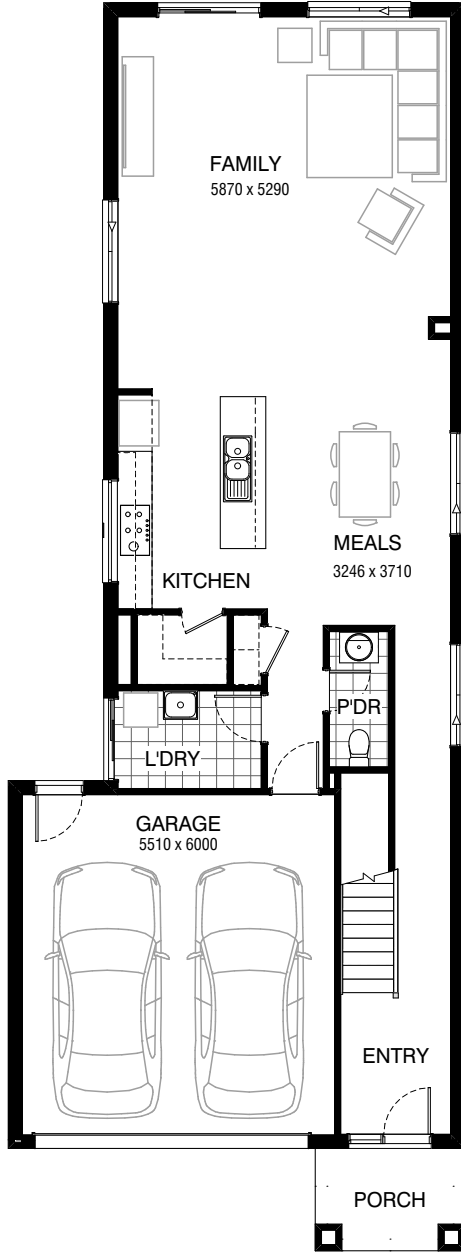
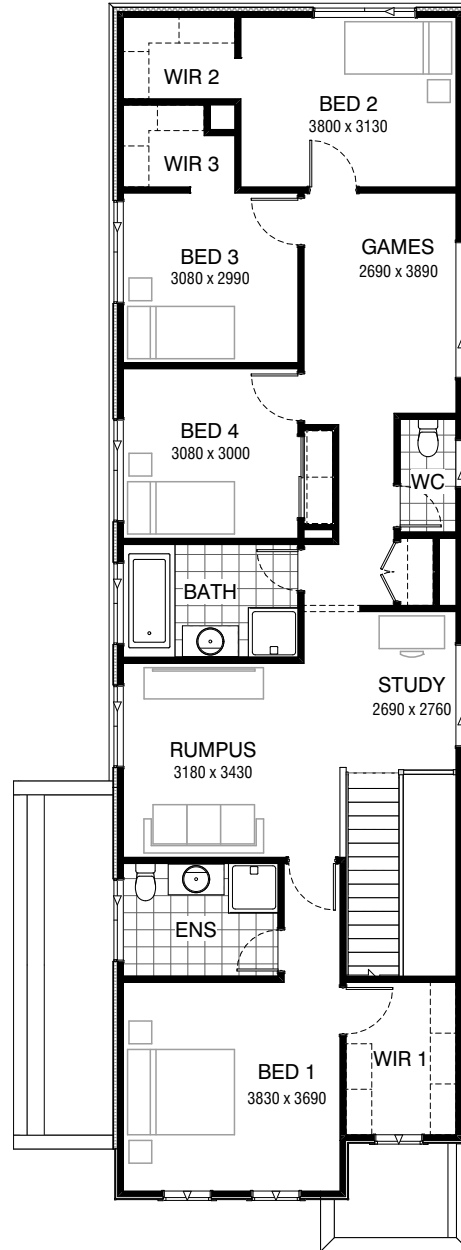


Total squares **28.8sq**

 **4**  **2.5**  **2**



GROUND FLOOR



FIRST FLOOR

**FLOORPLAN OPTIONS**

All available ready-to-go floorplan options for this design can be viewed on the following pages, or visit [www.burbank.com.au](http://www.burbank.com.au).

**Facades available:**

Condor, Matisse, Monet	
<b>Overall home width</b>	<b>8.03m</b>
<b>Overall home length</b>	<b>21.95m</b>

Residence	226.7m <sup>2</sup>	24.4sq
Garage	36.2m <sup>2</sup>	3.9sq
Porch	4.7m <sup>2</sup>	0.5sq
<b>Total</b>	<b>267.6m<sup>2</sup></b>	<b>28.8sq</b>

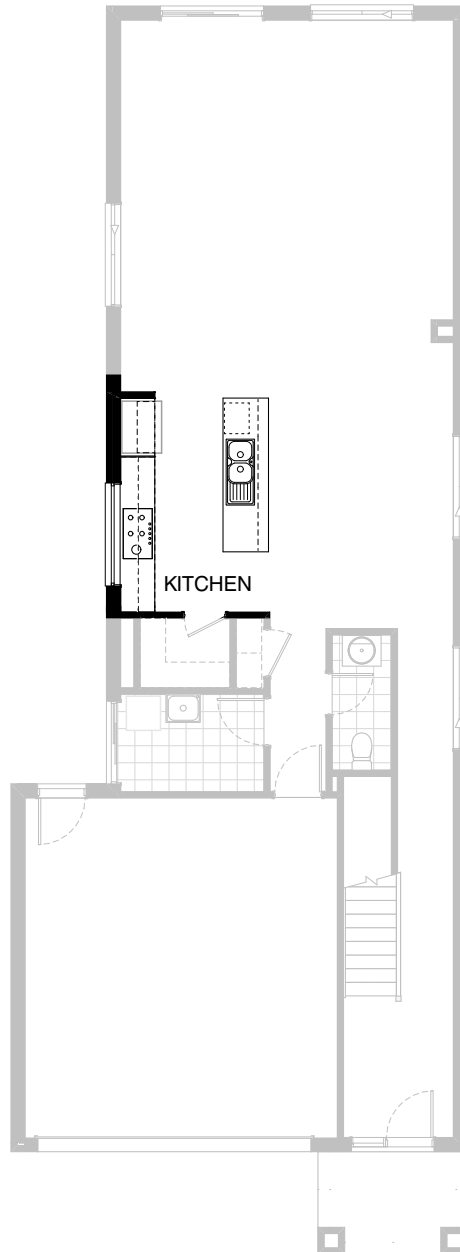
Listed details based on Condor façade floorplan (illustrated)

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**FLOORPLAN OPTIONS**




 **4**    **2.5**    **2**

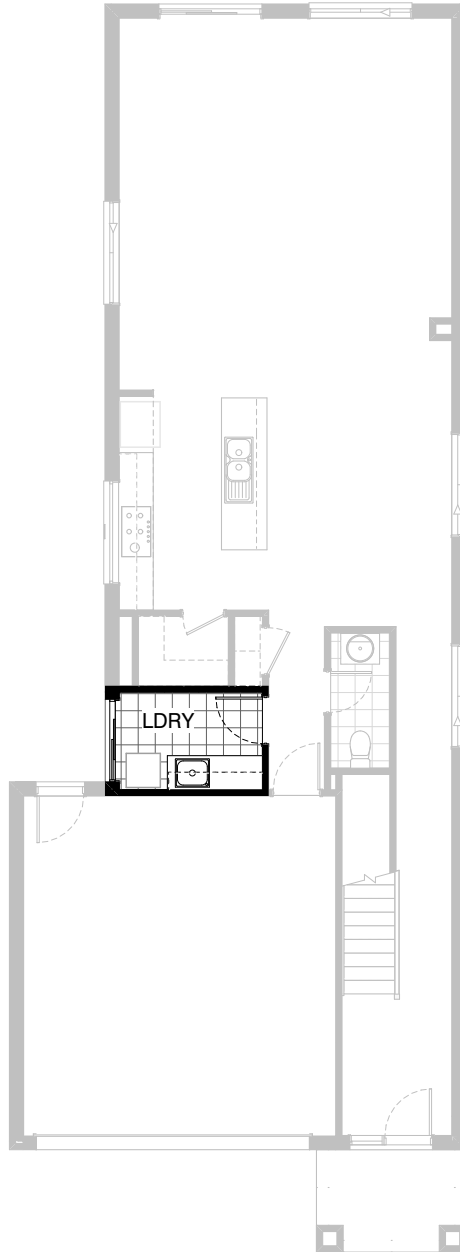


**Option K-1**

Provide kitchen upgrade including 1no. MW. provision with pot drawer in lieu of 600mm base cabinet to kitchen island. Provide 1no. overhead open shelf to refrigerator space, 2no. 900mm overhead cabinets, 1no. 900mm overhead cabinet with retractable rangehood in lieu of standard. Adjust tiled splashback and bench space to suit.

**FLOORPLAN OPTIONS**




 **4**  **2.5**  **2**

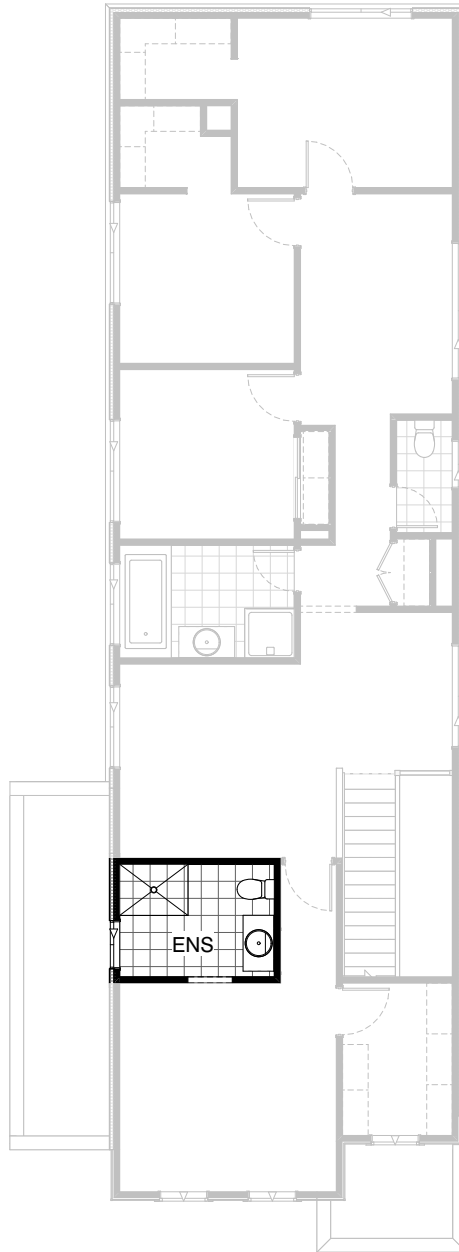


**Option LD-1**

Provide Laundry upgrade including 2no. 800mm base cabinets, 2no. 800mm overhead cabinets, additional tiled splashback and additional bench space.

FLOORPLAN OPTIONS




 **4**  **2.5**  **2**

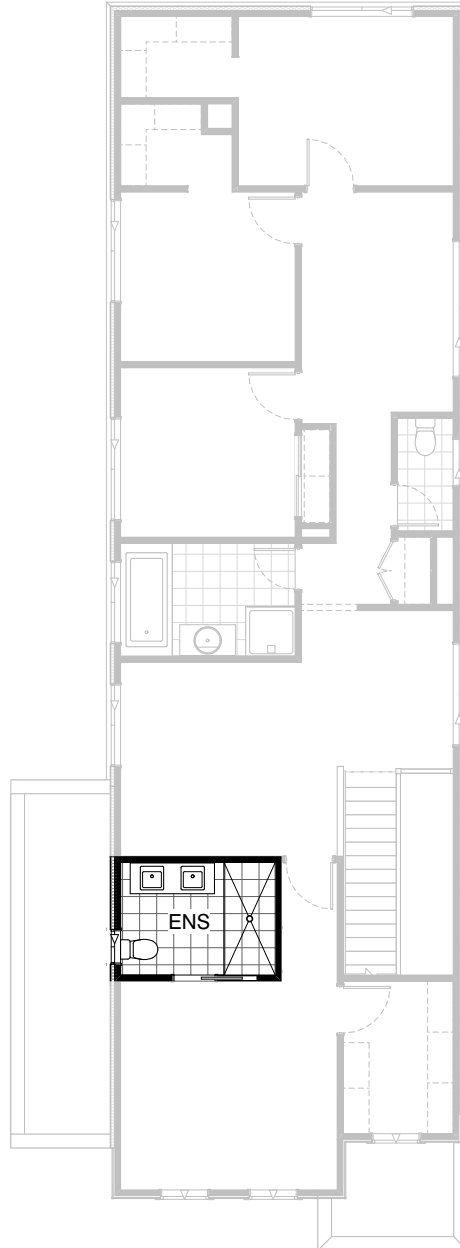


### Option ENS-1 FF

Provide Ensuite Upgrade by relocating the opening and providing 800mm wide opening with bulkhead above in lieu of 720mm flush panel hinged door.  
Provide 1200mm x 900mm tiled shower base in lieu of 900mm x 900mm polymarble shower base,  
1200mm x 850mm window in lieu of 1200mm x 1450mm window and relocate toilet.

**FLOORPLAN OPTIONS**




 **4**  **2.5**  **2**

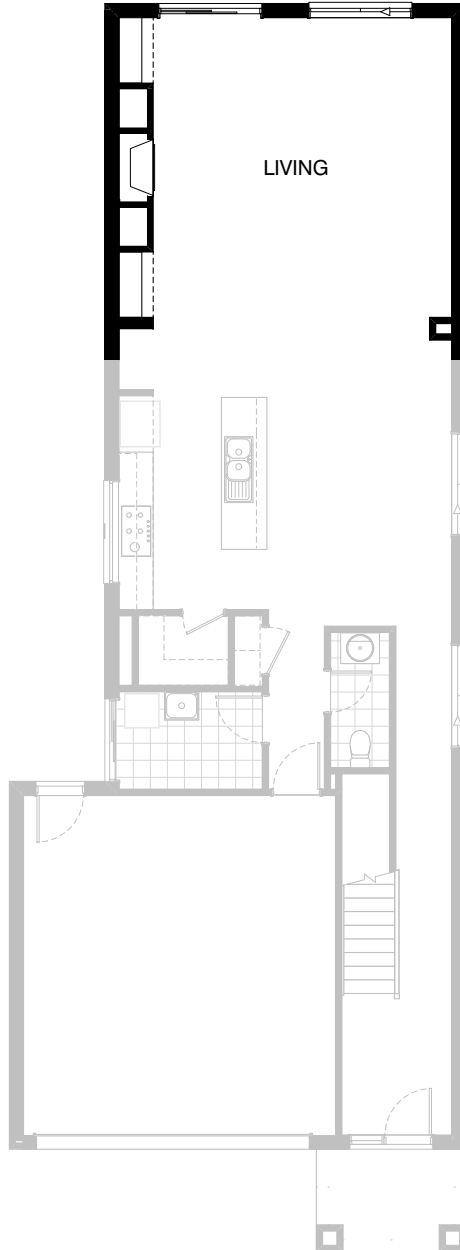


**Option ENS-2 FF**

Provide Ensuite Option with 1no. wall to wall tiled shower base in lieu of standard, 1no. 1482mm wide vanity unit with 2no. basins in lieu of standard and 1no. 720mm cavity sliding door in lieu of standard 1no. 720mm flush panel hinged door. 1027mm x 610mm window in lieu of 1200mm x 1450mm window

**FLOORPLAN OPTIONS**




 **4**    **2.5**    **2**

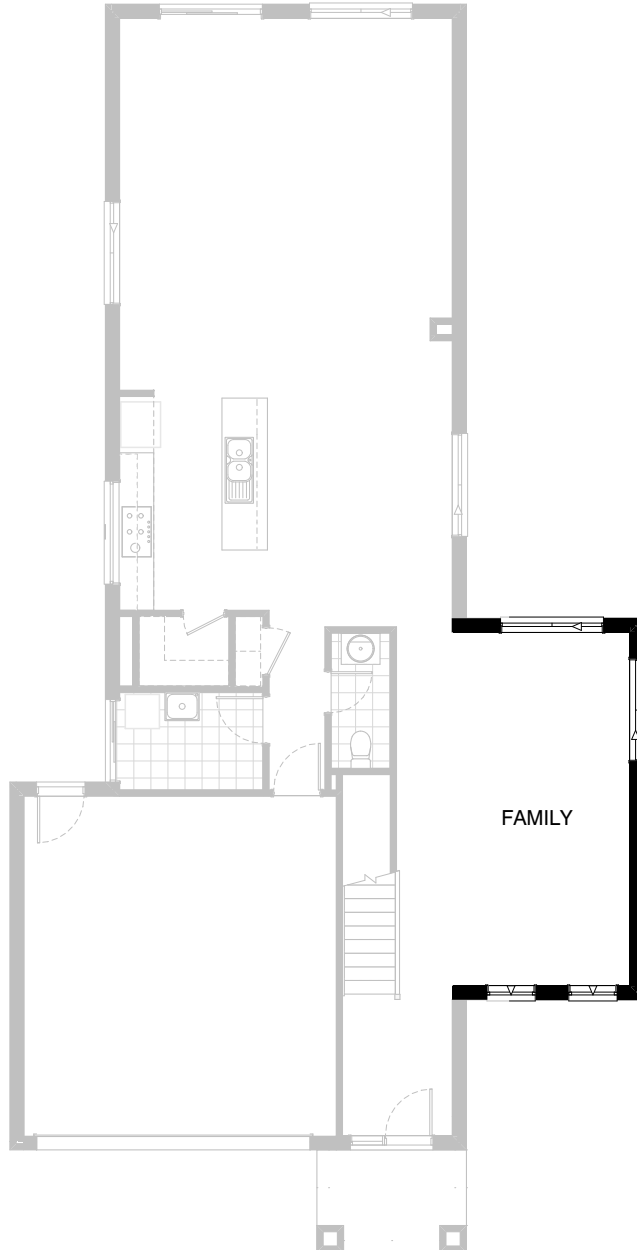


**Option IP1-1 GF**

Provide boxed out site built plaster lined fireplace  
with bulkhead over and 2no. 500mm shelves.  
Provide Heat & Glo 550TRSI fireplace.

**FLOORPLAN OPTIONS**


 **4**  **2.5**  **2**

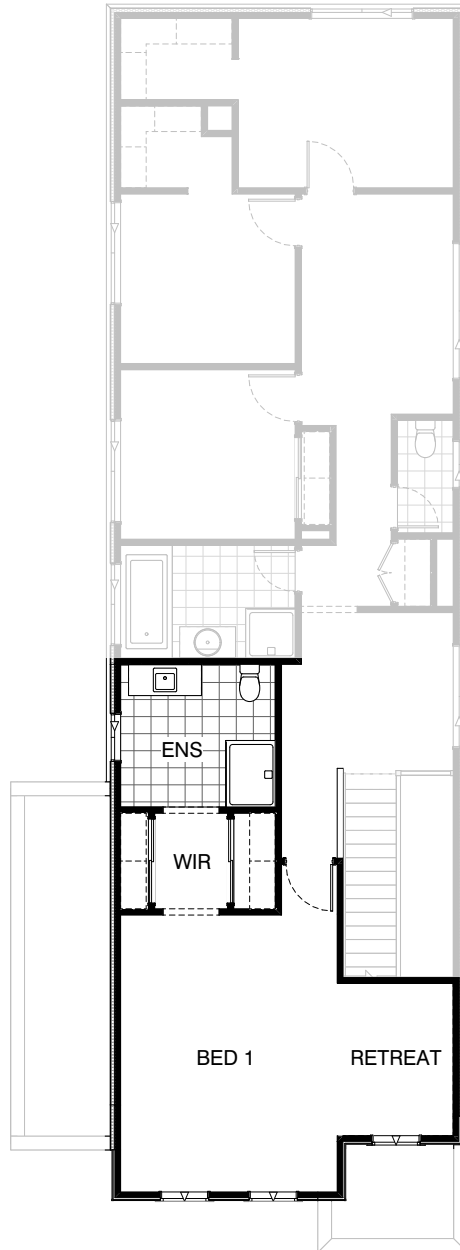


**Option IP1-2 GF**

Provide Family under dwelling roof line including additional structural concrete floor and brick veneer walls to side of Passage / Entrance. Relocate 1no. 2057mm x 1810mm aluminium window to Family in lieu of Passage and provide 1no. additional 2057mm x 1810mm aluminium window and 2no. 2057mm x 850mm aluminium windows to Family.  
Increases width by 3120mm.  
Increases area by 20.93m<sup>2</sup>.

FLOORPLAN OPTIONS

 **4**    **2.5**    **2**



**Option IP1-3 FF**

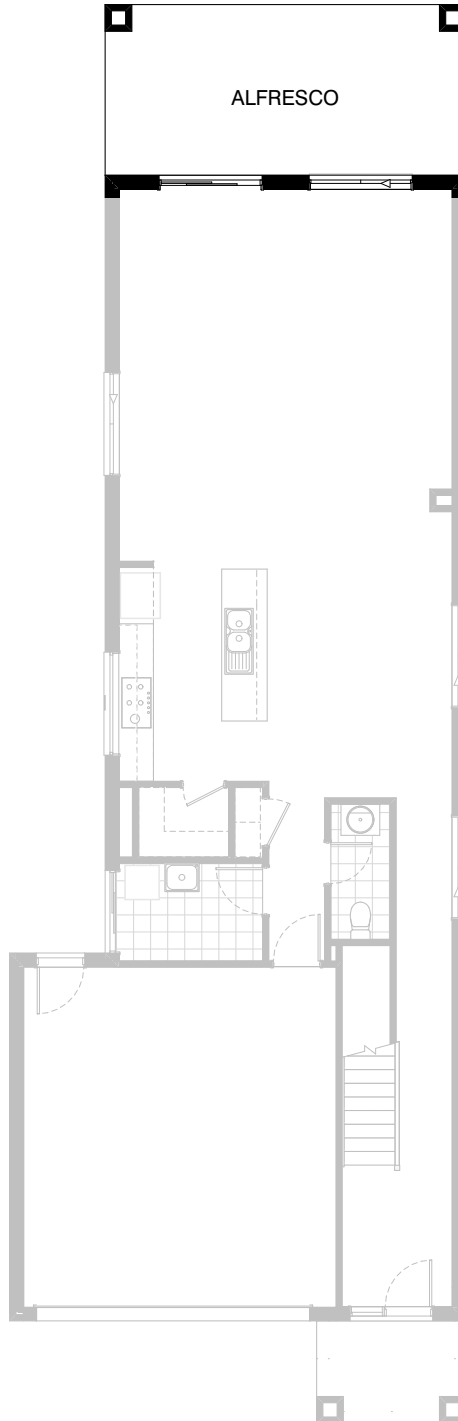
Provide Master Suite / Retreat option. Extend Bed 1 by 1200mm to 4890mm in lieu of 3690mm. Relocate and extend Ensuite by deleting Rumpus and 1no. 1030mm x 1450mm aluminium window. Increase vanity to 1282mm in lieu of standard 982mm, 1220mm polymarble shower base in lieu of standard 900mm x 900mm polymarble shower base and delete 820mm flush panel hinged door to Ensuite. Relocate W.I.R and provide 2no. gyprock sliding robe doors, delete standard 1no. 820mm flush panel hinged door, site built plaster lined stud walls to create Retreat area and provide additional 2no. 1000mm openings to W.I.R / Ensuite.

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**FLOORPLAN OPTIONS**

 **4**    **2.5**    **2**

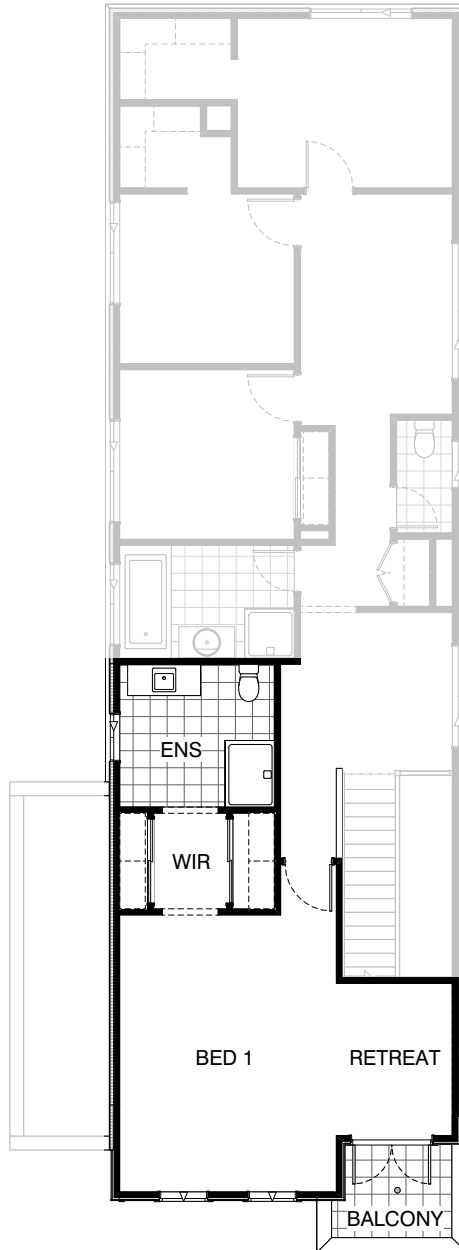


**Option EP1-1**

Provide Alfresco under dwelling roof line including additional structural concrete floor and 2no. brick piers to rear of Living room.  
Increases length by 3000mm.  
Increases area by 19.05m<sup>2</sup>.

FLOORPLAN OPTIONS

 **4**  **2.5**  **2**






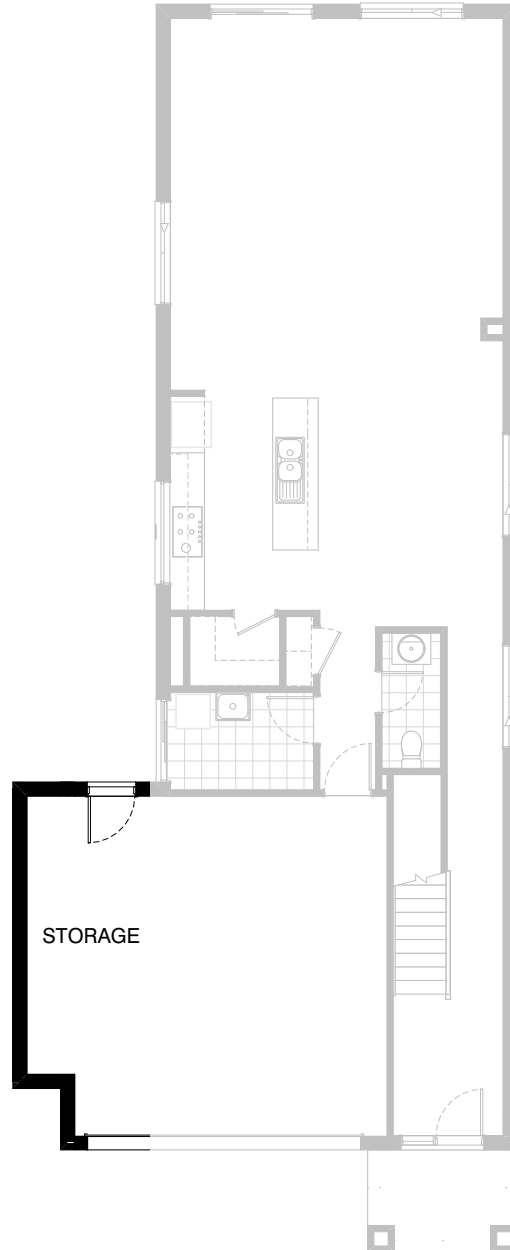
**Option BA-1 FF**

Provide Balcony Option to retreat including ceramic tiled floor, Replace 1no. 850mm x 1543mm aluminium awning window with 1no. 2110mm x 1450mm aluminium single glazed french doors & increase height of brickwork above porch an additional 600mm with parapet capping.

**Note: This Option can only be used in conjunction with Option 1B2 & as the Garden facade**

**FLOORPLAN OPTIONS**




 **4**  **2.5**  **2**

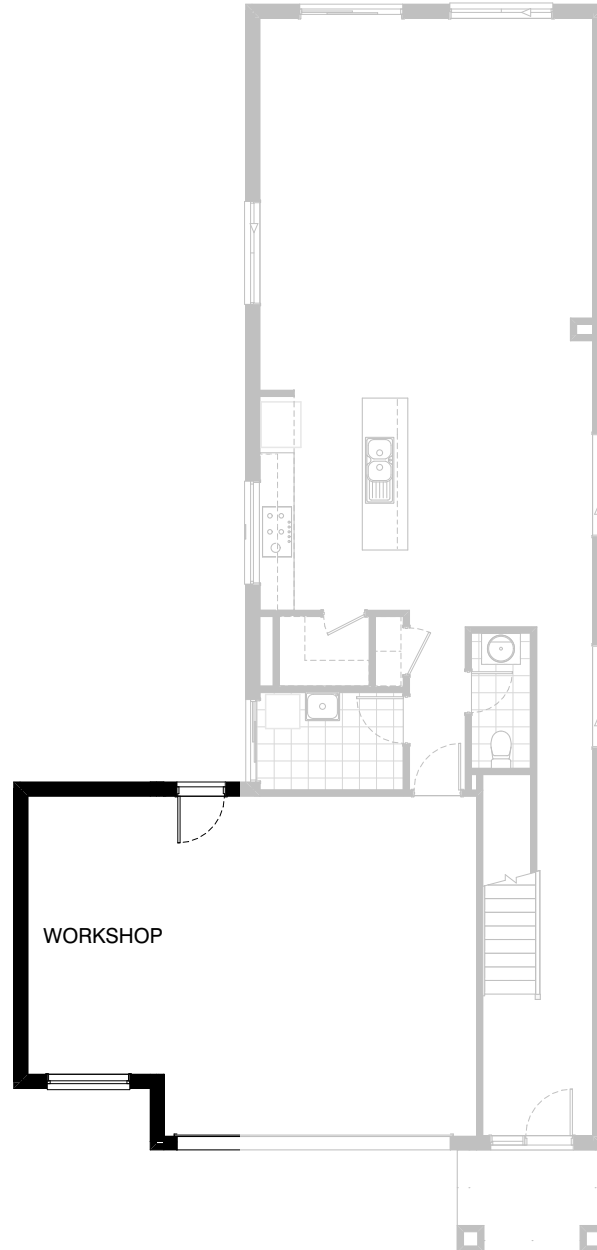


**Option G-1**

Provide extension to Garage to create additional Storage area.  
Increases area by 4.53m<sup>2</sup>.  
Increases width by 840mm.

**FLOORPLAN OPTIONS**




 **4**    **2.5**    **2**

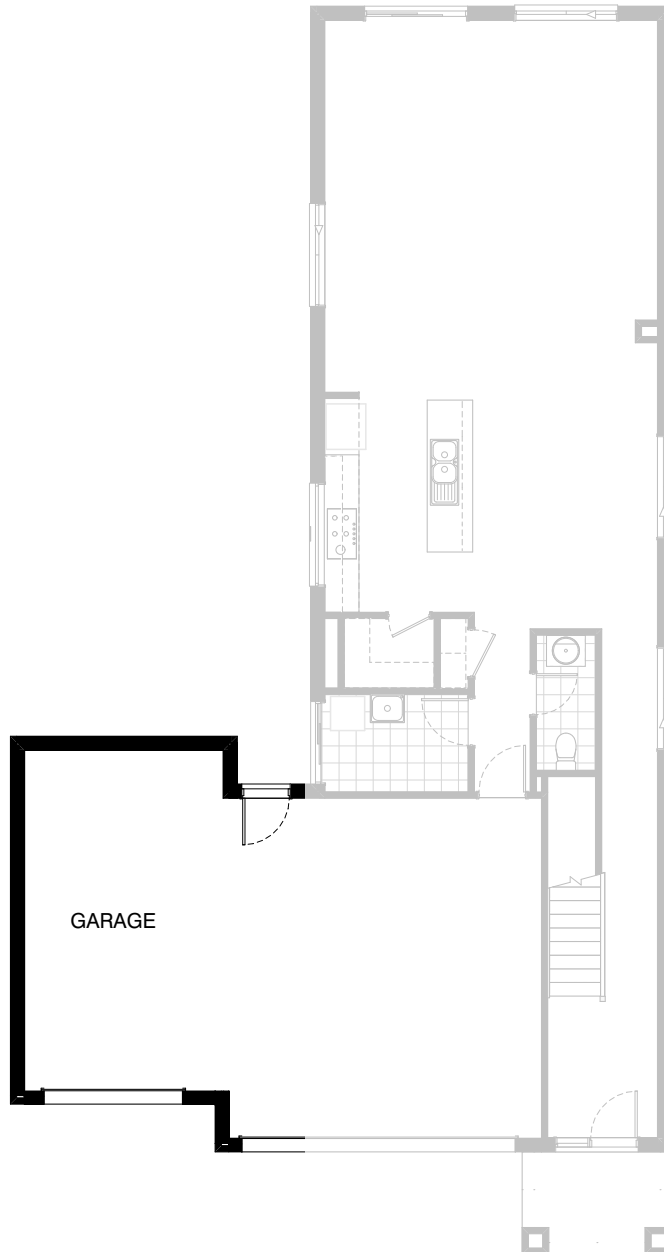


**Option G-2**

Provide extension to Garage to create Workshop area including additional 1450mm x 2057mm fixed aluminium window  
Increases width by 2400mm.  
Increases area by 12.94m<sup>2</sup>.

**FLOORPLAN OPTIONS**

 **4**  **2.5**  **2**



**Option G-3**

Provide triple car Garage including additional Garage door as per colour selection.  
Increases area by 23.69m<sup>2</sup>.  
Increases width by 3600mm.