



<b>Facades available:</b>	
Coastal, Delta, Kingston, Nouveau	
Salisbury, Traditional, York	
<b>Overall home width</b>	<b>12.83m</b>
<b>Overall home length</b>	<b>21.47m</b>

Residence	184.2m <sup>2</sup>	19.8sq
Garage	37.4m <sup>2</sup>	4.0sq
Porch	3.7m <sup>2</sup>	0.4sq
Alfresco	12.7m <sup>2</sup>	1.4sq
<b>Total</b>	<b>238.0m<sup>2</sup></b>	<b>25.6sq</b>

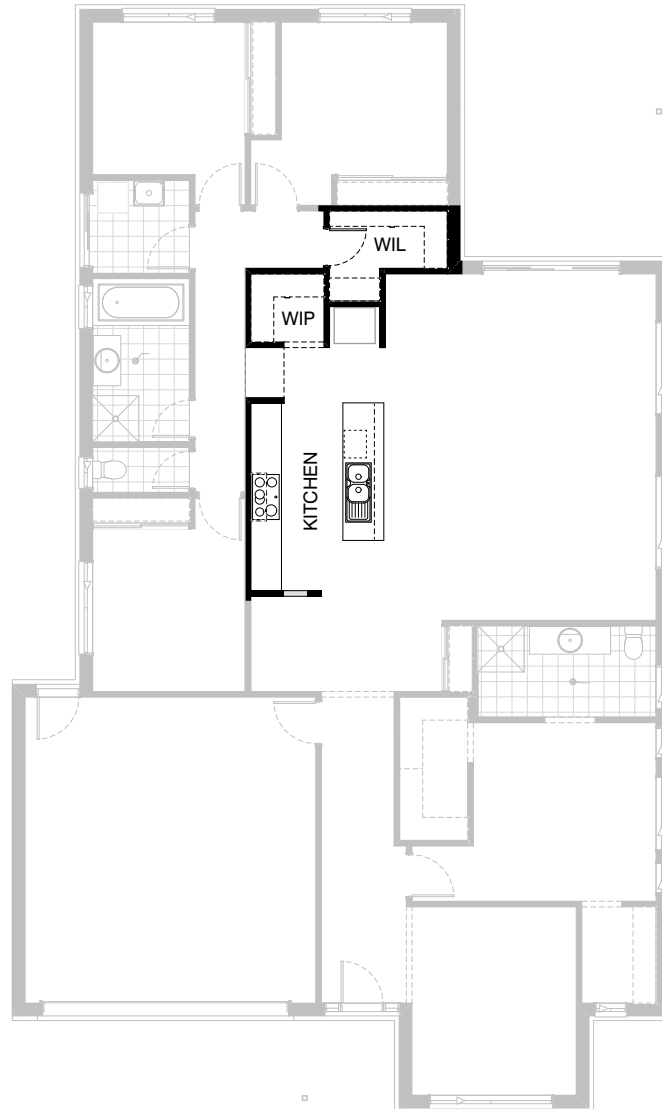
**FLOORPLAN OPTIONS**

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Listed details based on Traditional facade floorplan (illustrated)

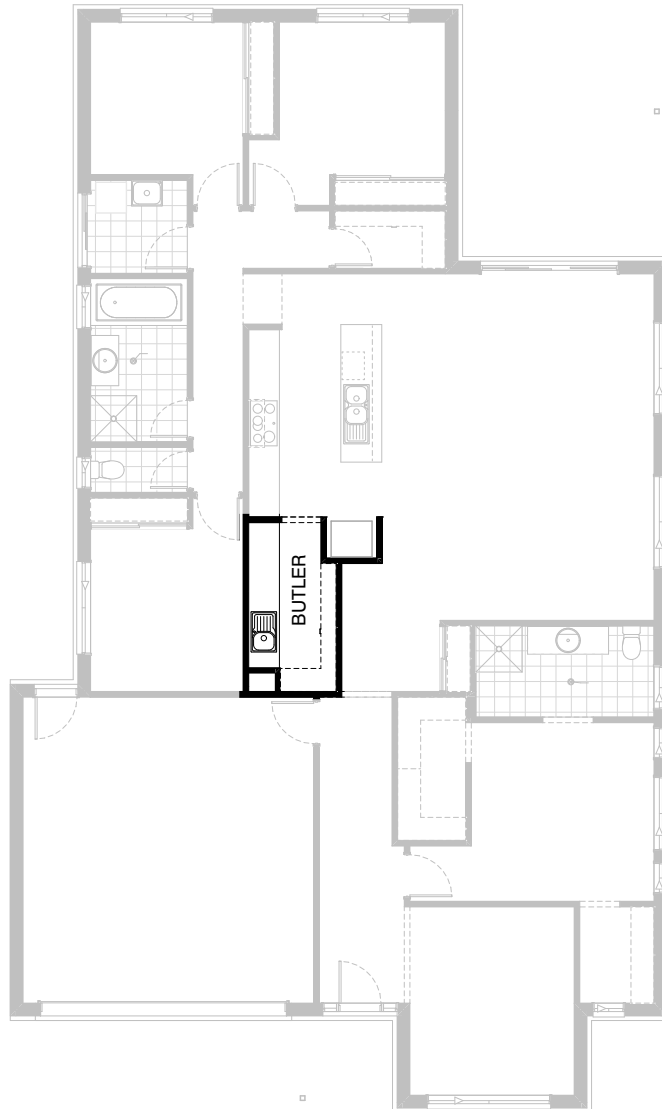
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### Option Kitchen01

Provide Kitchen option which flips location of Walk-in Pantry and Refrigerator space to opposite side of Kitchen as shown. Includes additional Linen alcove within standard Walk-in Linen with 4No. 450mm shelves, and 1200mm high x 450mm wide cut-out opening to Study side wall.



## Option Kitchen02

Provide Kitchen option providing Butler's Pantry in lieu of standard Walk-in Pantry and Study. Option includes standard Kitchen plus additional 1No. DPP, 3No. 900mm base cupboards, single bowl sink, 4No. 450mm shelves, 4No. 300mm shelves, additional benchtop and tiled splash back to suit. Delete light point from Study.



### Option Kitchen03

Provide U-shaped Kitchen upgrade including  
 900mm retractable rangehood,  
 900mm electric cooktop,  
 900mm under bench oven,  
 450mm drawer unit, dishwasher provision,  
 microwave provision with pot drawer,  
 1No. 900mm base cupboard,  
 2No. 900x900mm base corner cupboards,  
 2No. 700mm base cupboards  
 1No. 600mm base cupboard,  
 1No. 400mm base cupboard,  
 additional benchtop and tiled splashback to suit.

Note: Bath and WC also swap positions as shown.



### Option Kitchen04

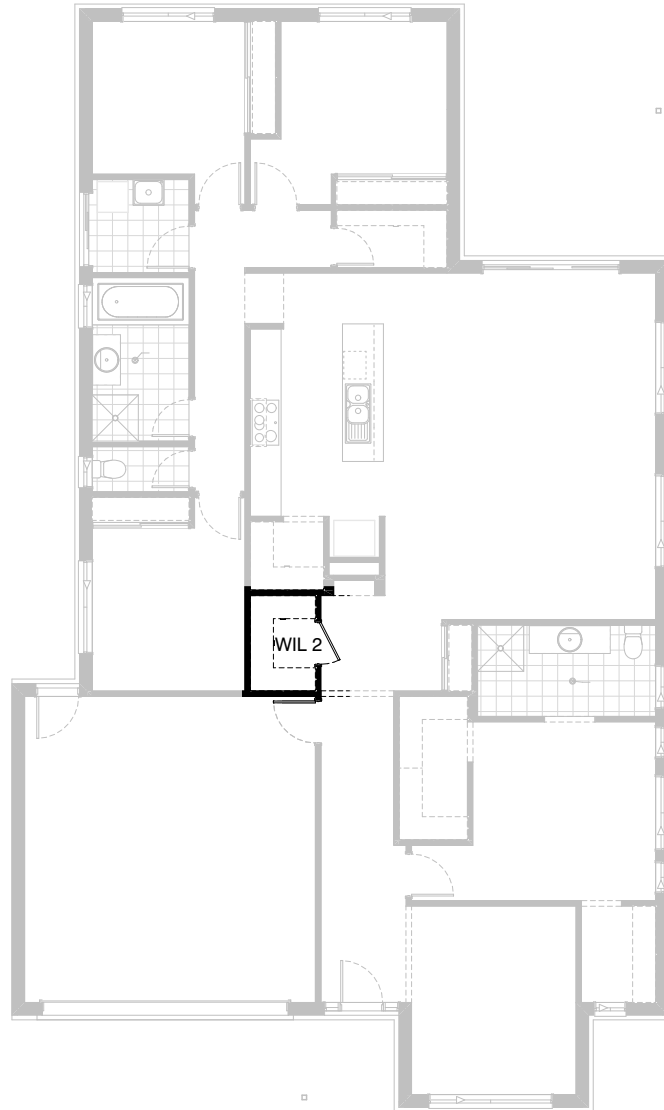
Provide L-shaped Kitchen upgrade including  
900mm retractable rangehood,  
900mm electric cooktop,  
900mm under bench oven,  
450mm drawer unit, dishwasher provision,  
microwave provision with pot drawer,  
1No. 900mm base cupboards,  
1No. 900x900mm base corner cupboards,  
3No. 700mm base cupboard,  
1No. 400mm base cupboard,  
1No. 350mm base cupboard,  
additional benchtop and tiled splashback to suit.

Note: Bath and WC also swap positions as shown.



### Option Internal01

Provide floor plan option with alternative Bed 1/Ensuite /WIR layout as shown.  
Includes enclosed WC with 720mm hinged door and 982mm vanity with single basin.  
Replace ASW1024 window with ASW2021, ASW1809 with ASW1806, and additional 520mm door to Bed 1 entry.  
Option adds 1.44m<sup>2</sup> to Bed 1.



### Option Internal02

Provide floor plan option providing Walk-in Linen in lieu of Study nook.  
Includes 720mm hinged door and 4No. 450mm shelves.



### Option Internal03

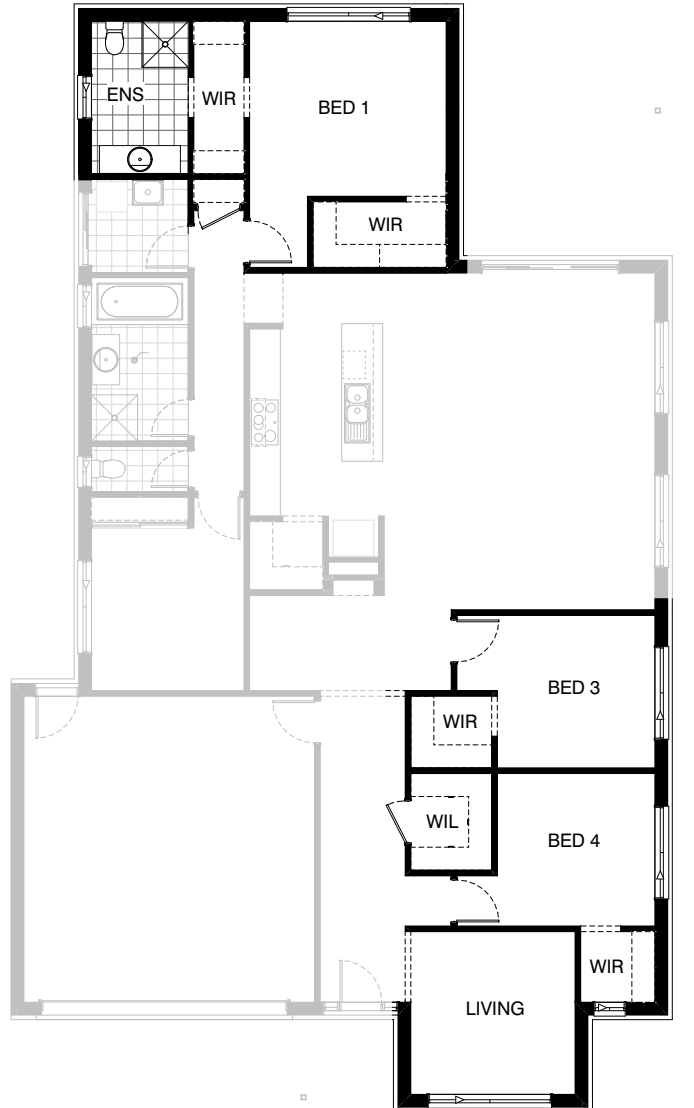
Provide floor plan option turning Bed 2 into Lounge with 900mm wide opening into Meals. Remove 720mm hinged door, light point, Walk-in Linen and Robe, and replace window ASW1218 with ASW0524 and provide ASD2127 sliding door as shown. Provide Gyprock sliding robe doors to new Linen closet with additional 4No. 450mm shelves. Lounge to include additional 1no. DPP.





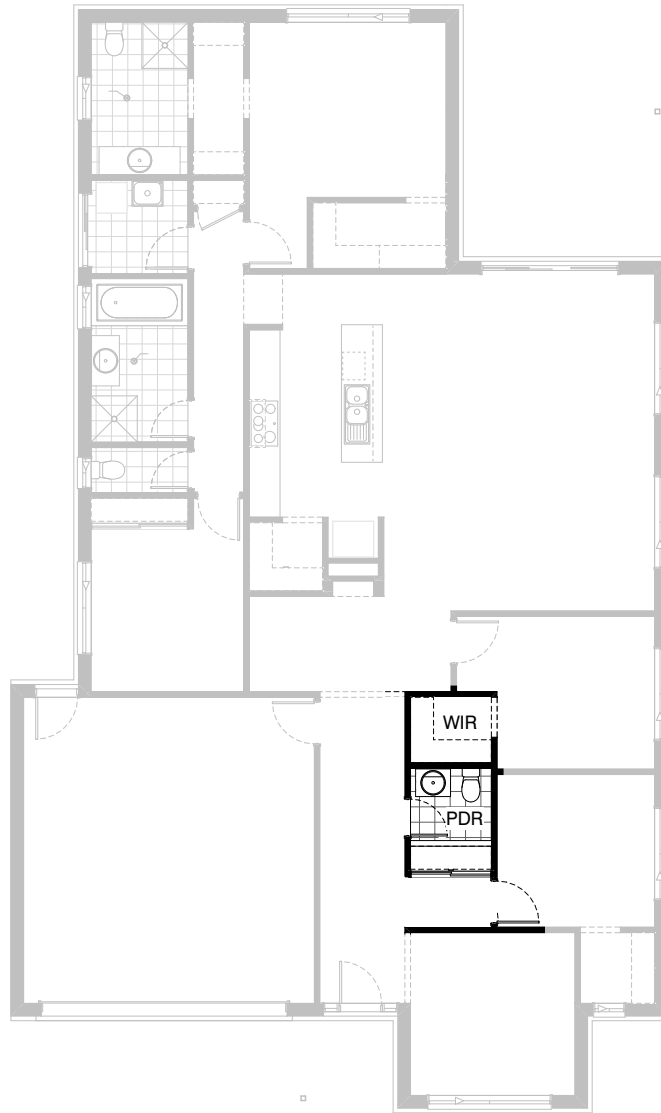
### Option Internal04

Provide 5th Bedroom option in lieu of Living.  
Including 820mm hinged door, built-in Robe with sliding doors  
and 4No. 450mm shelves and 1No. DPP.



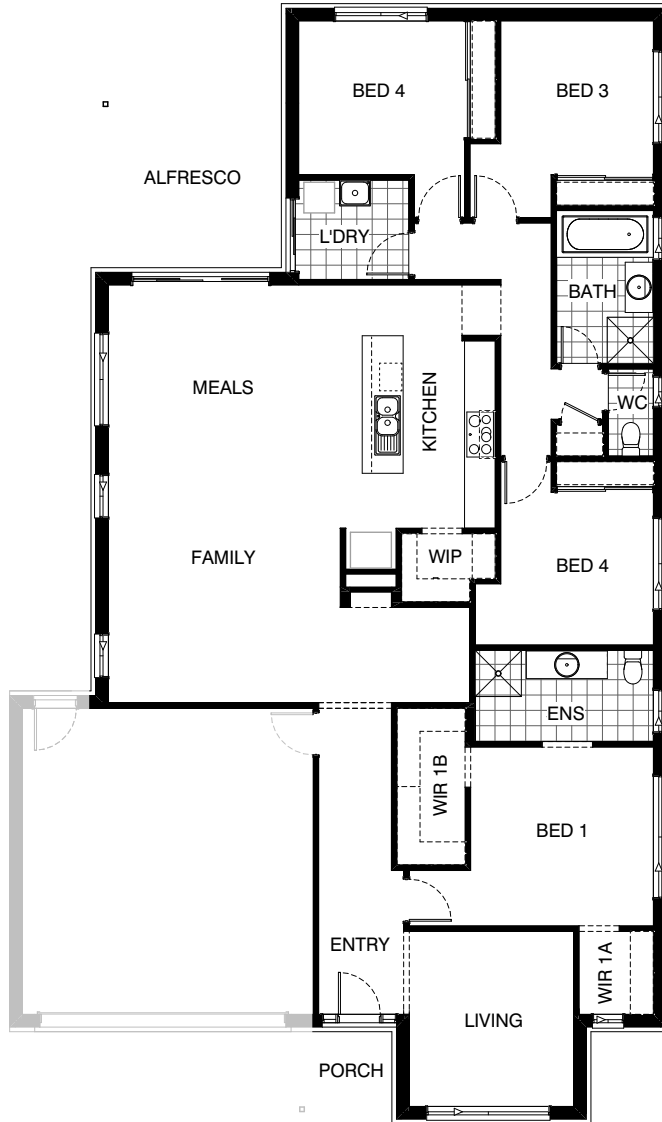
### Option Internal05

Provide floor plan option with Bed 1 to rear of the home. Option reduces length of Family/Meals by 190mm and length of Living and WIR to the front of the home by 500mm. Beds 3 and 4 move to replace Bed 1 behind Living as shown. Walk-in Linen moved to Entry and additional Linen cupboard with 720mm hinged door and 4No. 450mm shelves added to Bed 1 hallway.



### Option Internal06

Provide Powder room option in lieu of Walk-in Linen. Option includes additional WC pan, 682mm vanity with single basin and 720mm hinged door. Standard Linen cupboard provided with sliding Robe doors and 4No. 450mm shelves. Option reduces Bed 3 WIR length by 120mm to accommodate. Note: Option Internal06 only available in conjunction with Option Internal05.



### Option External01

Provide floor plan option with mirrored rear section of the home. Option takes 260mm of length from Living and WIR to front of home, adds 1390mm to length of Meals/Family and takes 360mm of width from Meals/Family replacing 1No. ASW2018 with 2No. ASW2009 windows, Bed 2 reduces in length by 200mm, replace Walk-in Linen with standard Linen cupboard, reconfigure WC, move Laundry adjacent to Alfresco. Option adds 240mm of length to the overall floor plan.



### Option External02

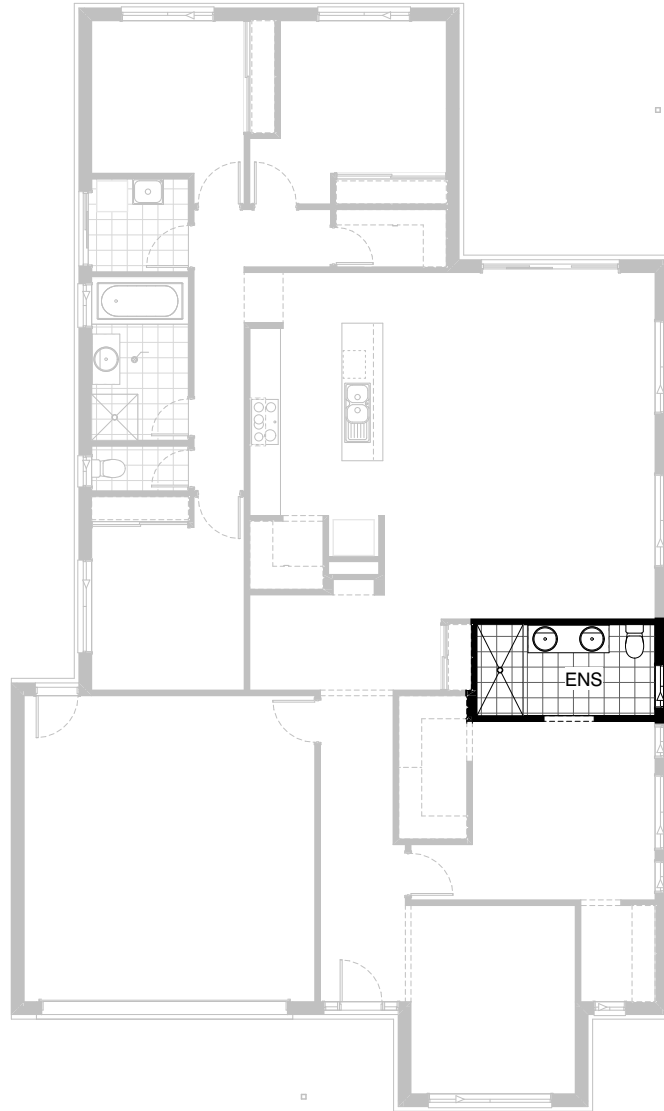
Provide Grand Alfresco option with additional light point,  
1No. 88x88 painted timber post and tiled roof above.  
Option adds 7.34m<sup>2</sup> to the overall house area.



### Option External03

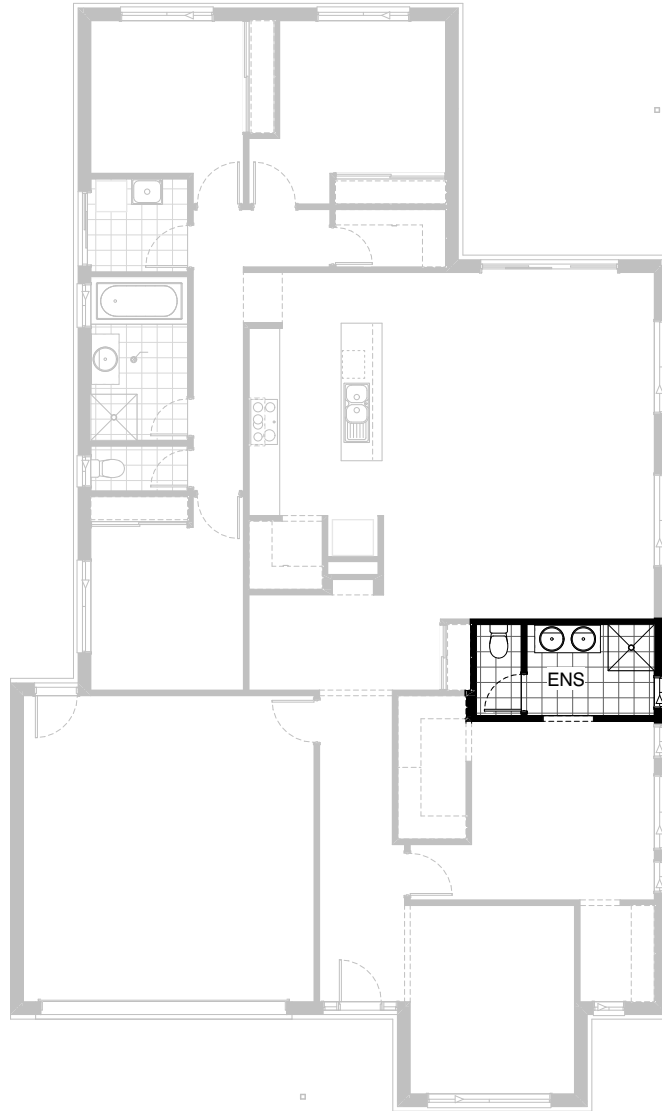
Provide corner sliding door option by replacing 2No. ASD2127 sliding doors with ACSD2136-24. Create 900mm wide opening between Lounge and Meals with no bulkhead as shown.

Note: Option only available in conjunction with Option Internal03.



### Option Ensuite01

Provide Ensuite upgrade option that replaces standard 900mm x 900mm tiled shower base with 1800mm x 900mm tiled shower base and 1582mm vanity with double basins in lieu of single basin.



### Option Ensuite02

Provide Ensuite upgrade option that swaps locations of 900mm x 900mm tiled shower base and Wc pan. Includes enclosed WC with 720mm hinged door and 1282mm vanity with double basins in lieu of standard 1582mm vanity. Replace ASW1809 window with ASW1806.





### Option Ensuite03

Provide Ensuite upgrade to be used in conjunction with Internal01 only. Includes rearranged layout and removes enclosed WC, includes 1900mm x 900mm tiled shower base in lieu of standard and 600mm nib wall for toilet roll holder.



### Option Ensuite04

Provide upgrade Ensuite option including 1200x900mm tiled shower base and 1782mm vanity with double basins. Option also reduces the width of the Walk-through Robe by 140mm to accommodate.

Note: Option Ensuite04 only available in conjunction with Option Internal05.



### Option Ensuite05

Provide upgrade Ensuite option including 1100x900mm tiled shower base, 1782mm vanity with double basins, 900mm wide bath & hob, enclosed WC with 720mm hinged door and additional ASW1006 window. Replace ASW1809 sliding window with ASW1218 sliding window as shown. Option removes Walk-through Robe to accommodate.

Note: Option Ensuite05 only available in conjunction with Option Internal05.



### Option Laundry01

Provide Laundry upgrade including laminate cupboards and stainless steel inset trough including 700mm and 300mm base cupboard, 700mm and 300mm overhead cupboard, additional benchtop and tiled splashback to suit.