

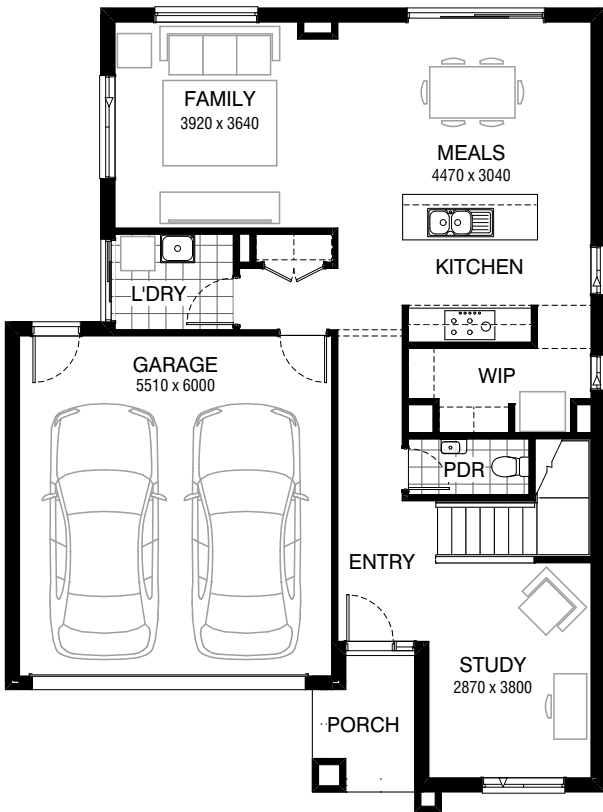
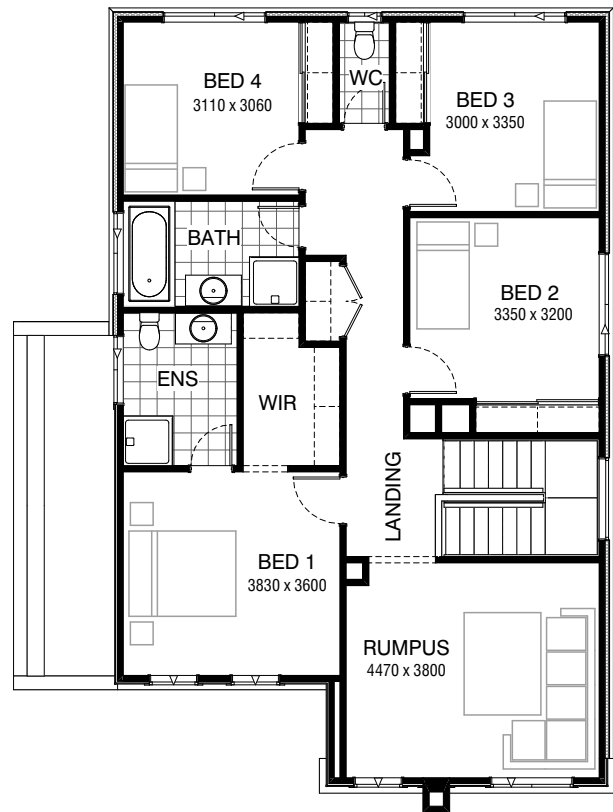


Total squares **25.4sq**

 **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.

Facades available:

Condor, Matisse, Monet, Aqua,
Hester, Metropolitan, Orana,
Rainforest

Overall home width 10.55m
Overall home length 14.15m




Residence	195.5m ²	21.1sq
Garage	36.4m ²	3.9sq
Porch	4.0m ²	0.4sq
Total	235.9m²	25.4sq

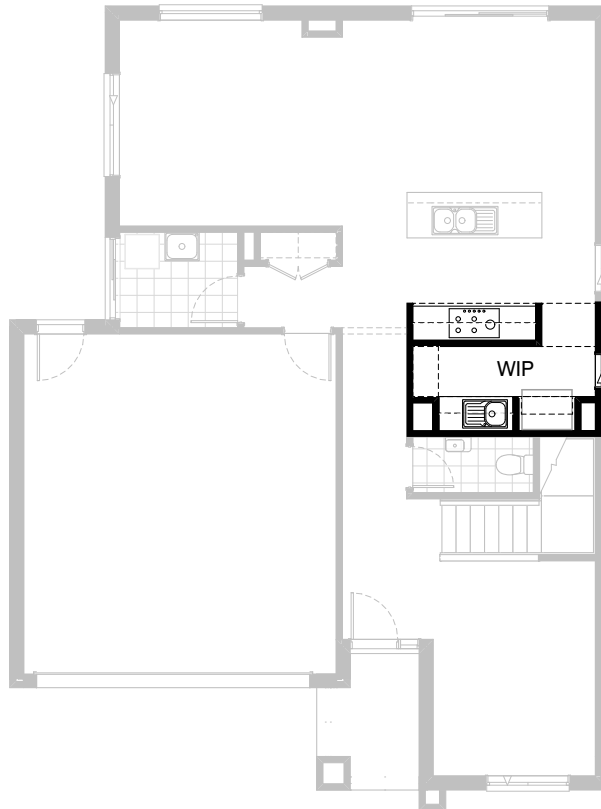
Listed details based on Condor façade floorplan (illustrated)

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FLOORPLAN OPTIONS




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

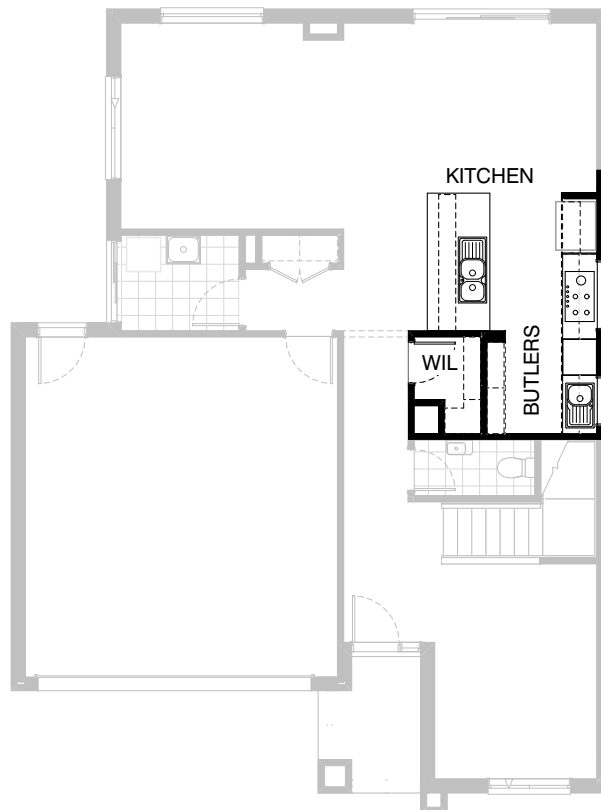


Option K-1

Provide Walk-in pantry Option with 1no. laminated open shelf above refrigerator space, 1no. 800mm base cabinet, 1no. 450mm base cabinet, 1no. 800mm overhead cabinet, 1no. 450mm overhead cabinet, 1no. single bowl sink with drainer and additional tiled splashback and bench top to suit.

FLOORPLAN OPTIONS


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

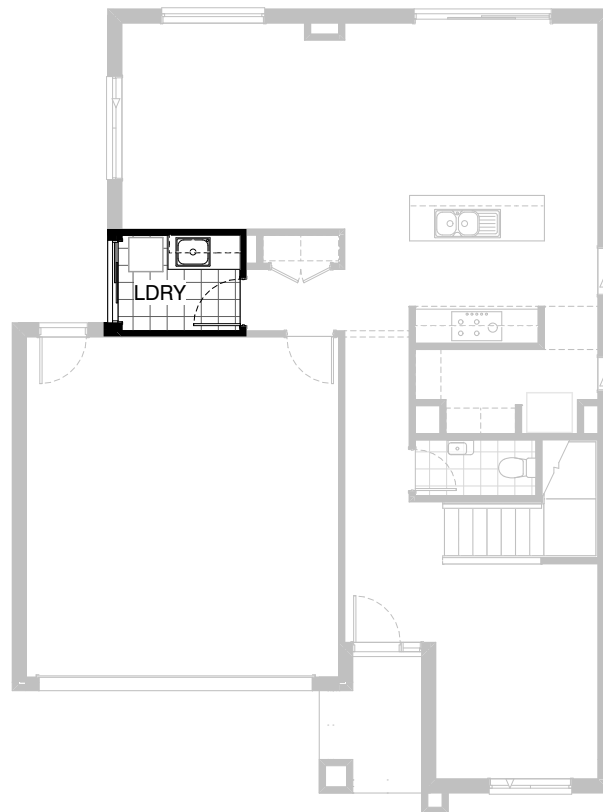


Option K-2

Provide Kitchen/Butlers Option with plaster lined W.I.L. with 1no. 720mm flush panel hinged door, 4no. 450mm deep shelves and 4no. 300mm deep shelves to suit. Provide 1100mm wide island bench in lieu of standard, 3no. 450mm base cabinets, 1no. 800mm base cabinet, 1no. laminated DW. provision, 1no. 450mm drawers, 1no. laminated open shelf above refrigerator space, 1no. 600mm base cabinet, 1no. laminated WO. / MW. tower with 2no. pot drawers below and 1no. 900mm cabinet above,
1no. retractable rangehood with 900mm gas cooktop,
1no. 700mm base cabinet, 1no. 300mm base cabinet, 1no. 300mm overhead cabinet, 1no. 700mm overhead cabinet, 2no. 450mm overhead cabinets and 1no. 600mm overhead cabinet. Provide additional 1no. 514mm x 1210mm aluminium fixed window to Kitchen and 1no. 514mm x 850mm aluminium fixed window to Butlers and additional plaster bulkheads to Kitchen / Butlers and additional tiled splashback and bench top to suit.

FLOORPLAN OPTIONS


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

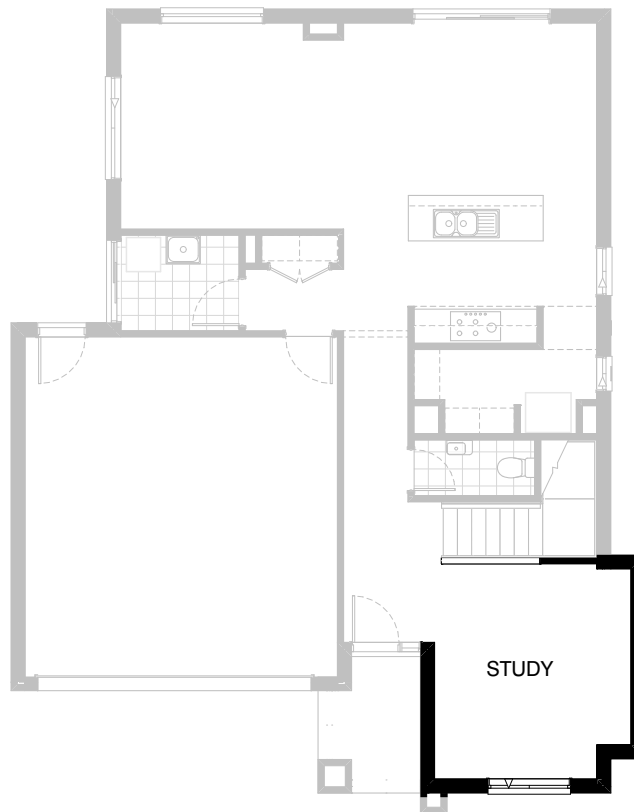


Option LD-1

Provide Laundry Option with additional s.s. inset trough, 1no. 800mm base cabinet, 1no. 400mm base cabinet, 1no. 800mm overhead cabinet, 1no. 400mm overhead cabinet and additional tiled splashback and bench top to suit.

FLOORPLAN OPTIONS

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

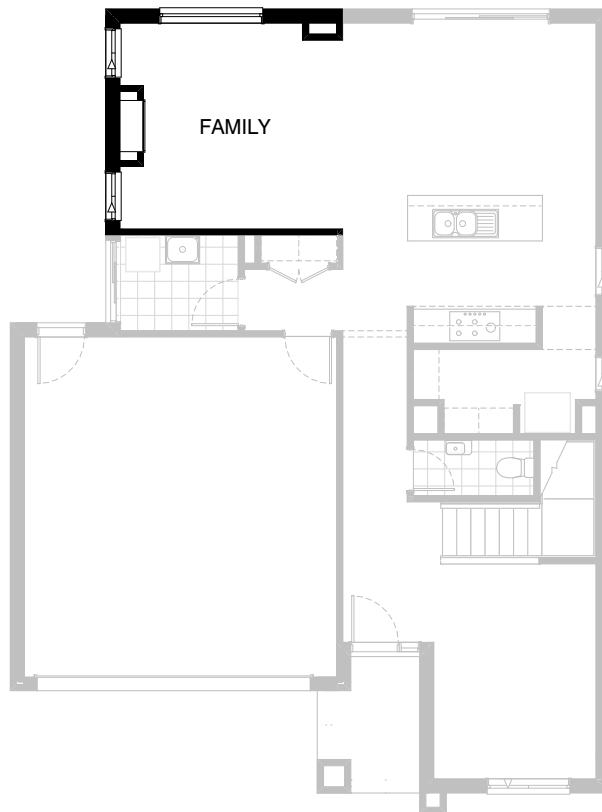


Option IP1-1

Provide Study option by extending Study wall
width by 600mm with brick parapet flat roof above.
Increases area by 2.15m².
Increases width by 600mm.

FLOORPLAN OPTIONS

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

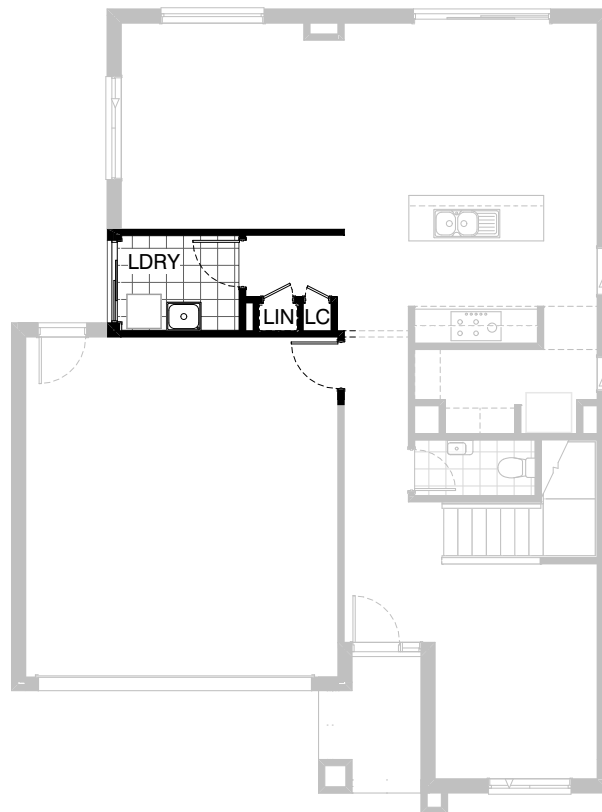


Option IP1-2

Provide Real Flame Inspire 900 gas fireplace 400mm off floor level in a 1400mm x 420mm boxed out plaster wall with a 4 sided black fascia to Family room side wall and provide 2no. 2057mm x 850mm aluminium sliding windows in lieu of standard.

FLOORPLAN OPTIONS




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

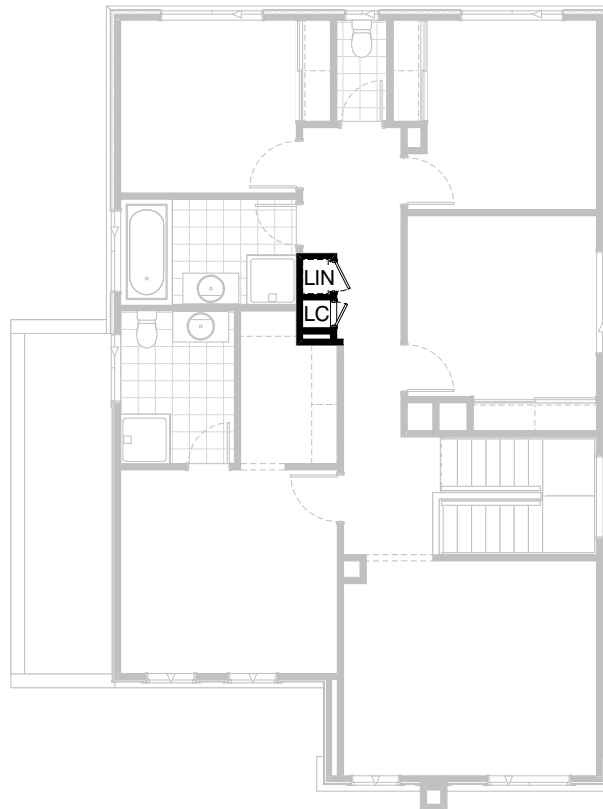


Option IP1-3 GF

Provide Laundry Chute and reduce Linen downstairs with 1no. 520mm flush panel hinged door in lieu of standard and reduce Linen to First floor with 1no. 520mm flush panel hinged door in lieu of standard.

FLOORPLAN OPTIONS

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

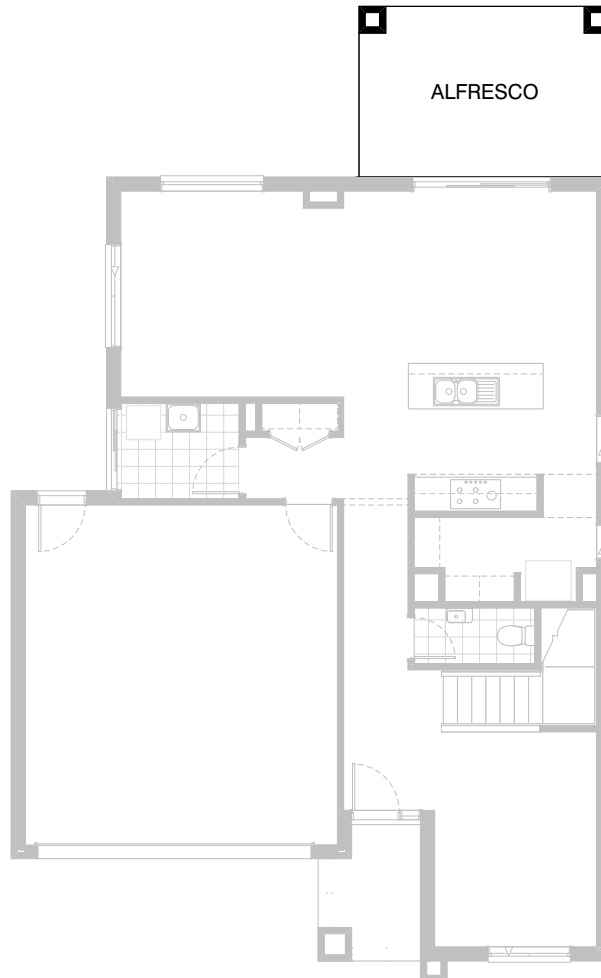


Option IP1-3 FF

Provide Laundry Chute and reduce Linen downstairs with 1 no. 520mm flush panel hinged door in lieu of standard and reduce Linen to First floor with 1 no. 520mm flush panel hinged door in lieu of standard.

FLOORPLAN OPTIONS

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






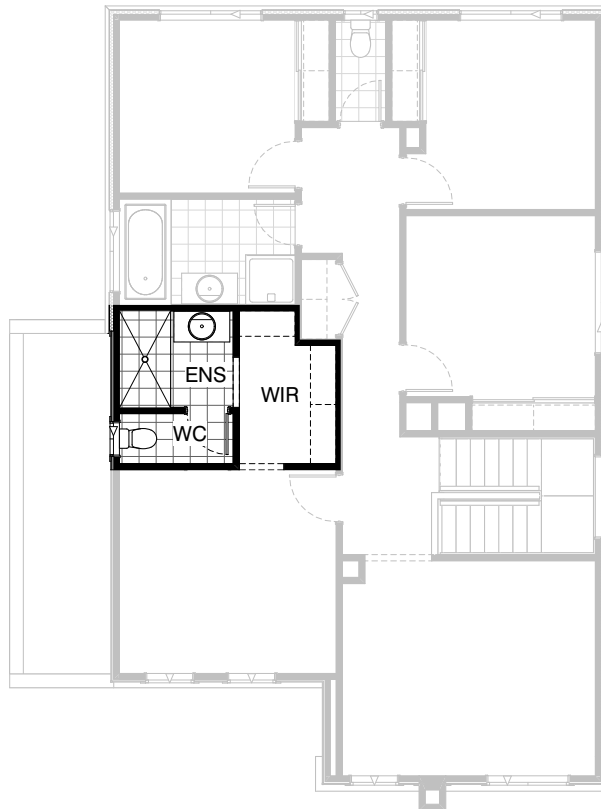
Option EP1-1

Provide Alfresco to rear of Meals with tiled hip roof, structural concrete floor, light point and 2no. 470mm x 470mm brick piers.
Increases area by 13.32m².
Increase length by 3000mm.

NOTE: Requires a minimum 23m long block size

FLOORPLAN OPTIONS




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

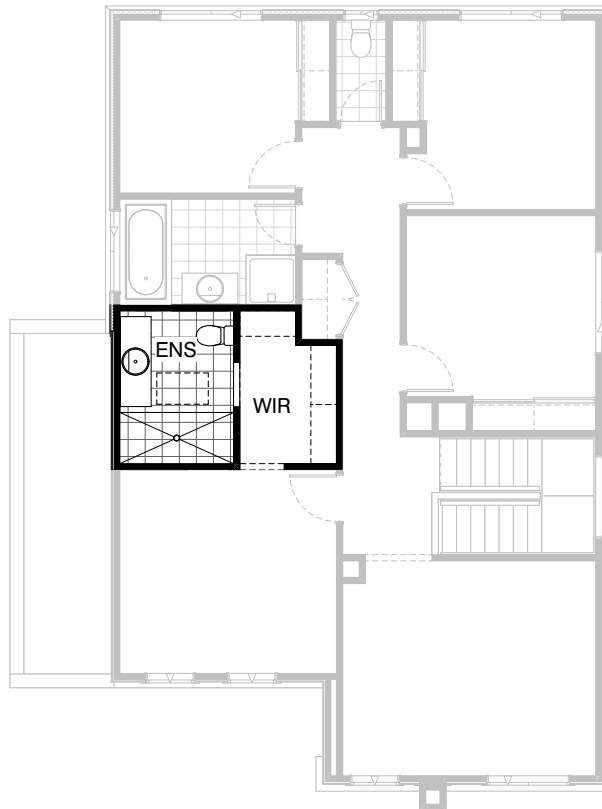


Option ENS-1 FF

Provide Ensuite Option with site built plaster lined enclosed WC with additional 1no. 720mm flush panel hinged door, 1no. 1027mm x 610mm aluminium sliding window, wall to wall tiled shower base in lieu of standard and 1no. 900mm wide opening with bulkhead over in lieu of standard 1no. 720mm door and delete 1no. 1200mm x 1210 aluminium sliding window to suit.

FLOORPLAN OPTIONS




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

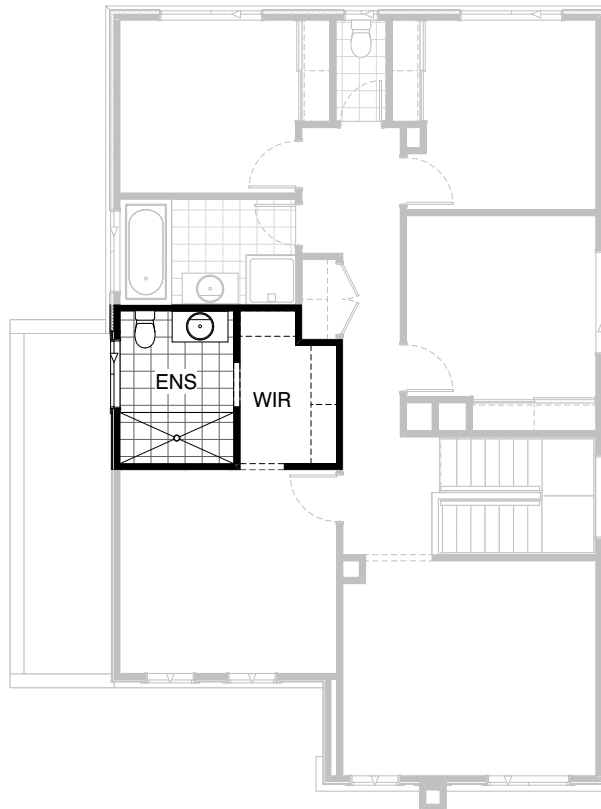


Option ENS-2 FF

Provide Ensuite Option with additional wall to wall tiled shower base in lieu of standard, 1no. 1582mm wide vanity basin unit, 1no. 800mm wide opening with bulkhead over in lieu of standard 1no. 720mm flush panel hinged door, 1no. skylight in lieu of standard 1no. 1200mm x 1210mm aluminium sliding window and relocate WC to suit.

FLOORPLAN OPTIONS




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

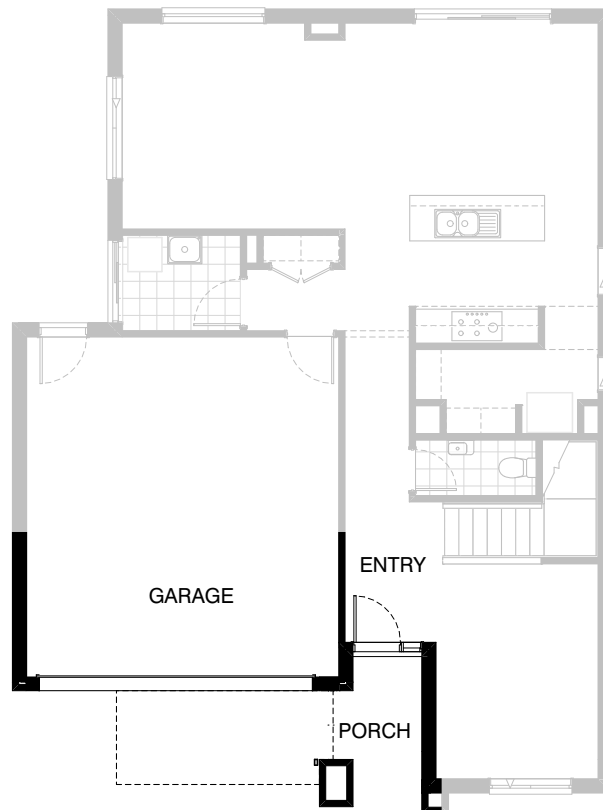


Option ENS-3 FF

Provide Ensuite Option with additional wall to tiled shower base in lieu of standard and 1no. 800mm wide opening with bulkhead over in lieu of flush panel hinged door to suit.

FLOORPLAN OPTIONS

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






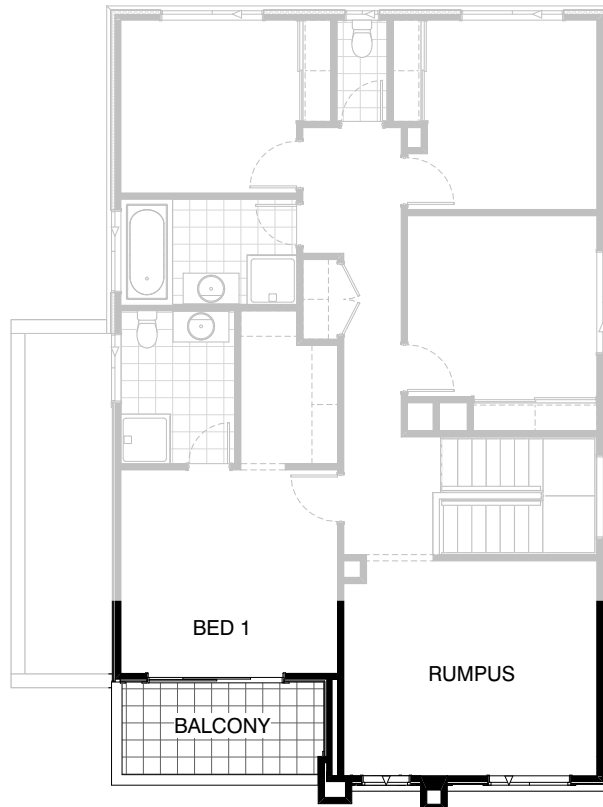
Option BA-1 GF

Provide Balcony Option to Bed 1 including ceramic tiled floor, timber framed wall balustrade with 'Scyon Stria' cladding. Replace existing Bed 1 window with 2100mm x 2410mm aluminium single glazed sliding door & increase height of porch pier to underside of eaves.

NOTE - This option applies to the Condor facade only.

FLOORPLAN OPTIONS

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






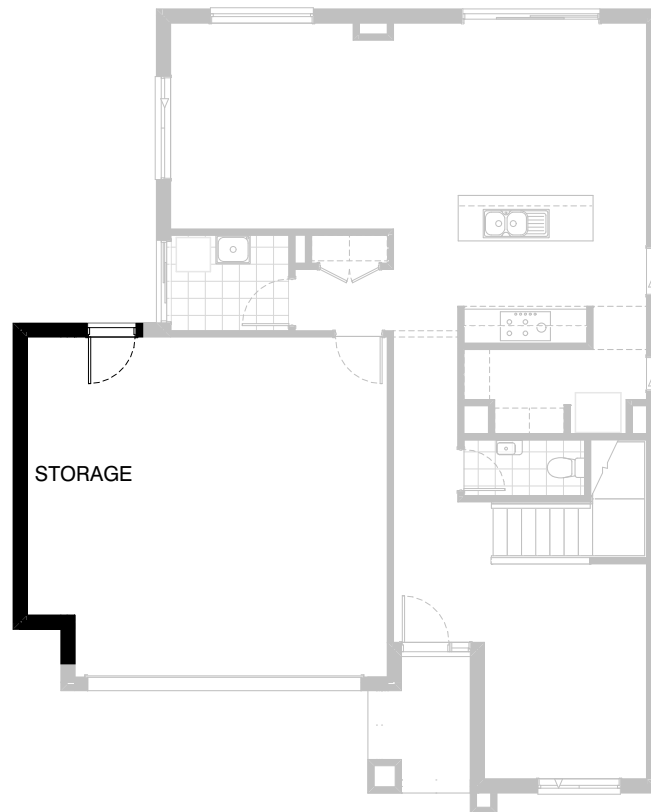
Option BA-1 FF

Provide Balcony Option to Bed 1 including ceramic tiled floor, timber framed wall balustrade with 'Scyon Stria' cladding. Replace existing Bed 1 window with 2100mm x 2410mm aluminium single glazed sliding door & increase height of porch pier to underside of eaves.

NOTE - This option applies to the Condor facade only.

FLOORPLAN OPTIONS




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

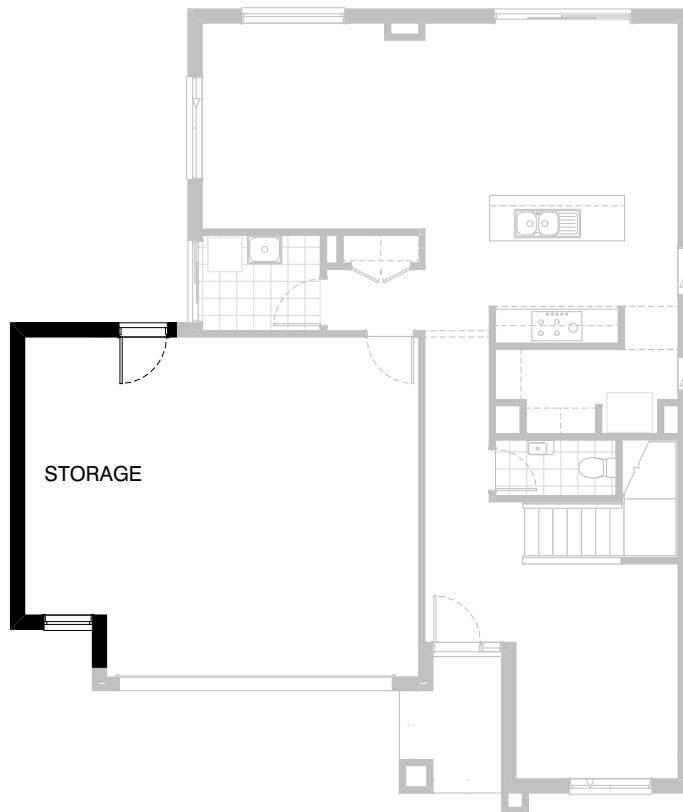


Option G-1

Provide extension to Garage to create additional Storage area.
Increases area by 4.52m².
Increases width by 840mm.

FLOORPLAN OPTIONS

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

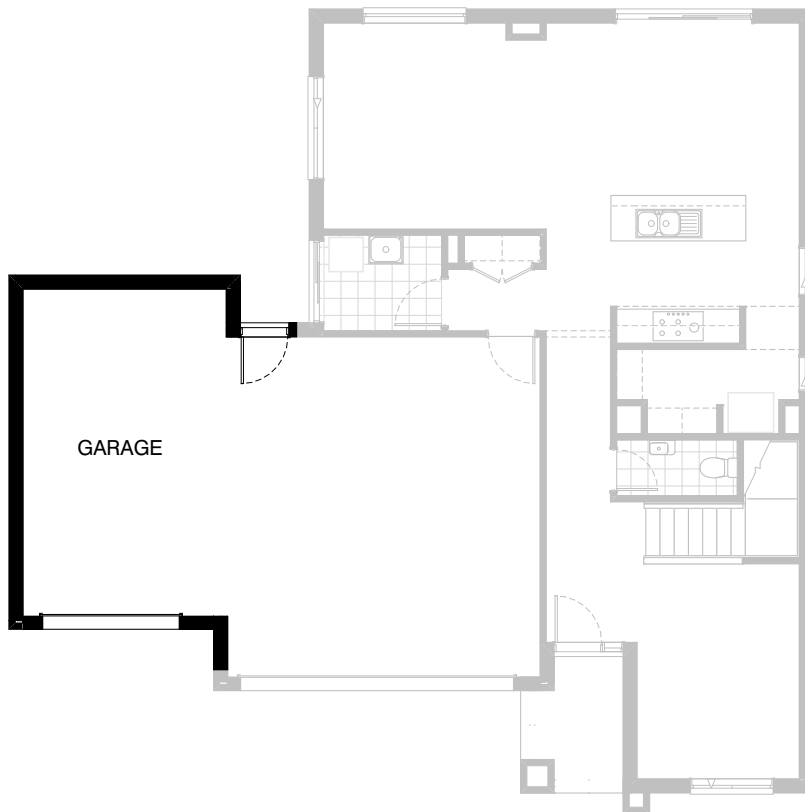


Option G-2

Provide extension to Garage to create Storage area including 2057mm x 850mm aluminium feature awning window. Increases area by 7.76m². Increases width by 1440mm.

FLOORPLAN OPTIONS

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



Option G-3

Provide triple car garage including additional
Garage door as per colour selection.
Increases area by 22.82m².
Increases width by 3600mm.