

# SOMERTON

sheffield façade



lancaster façade



kent façade



wiltshire façade



harrogate façade



callington façade

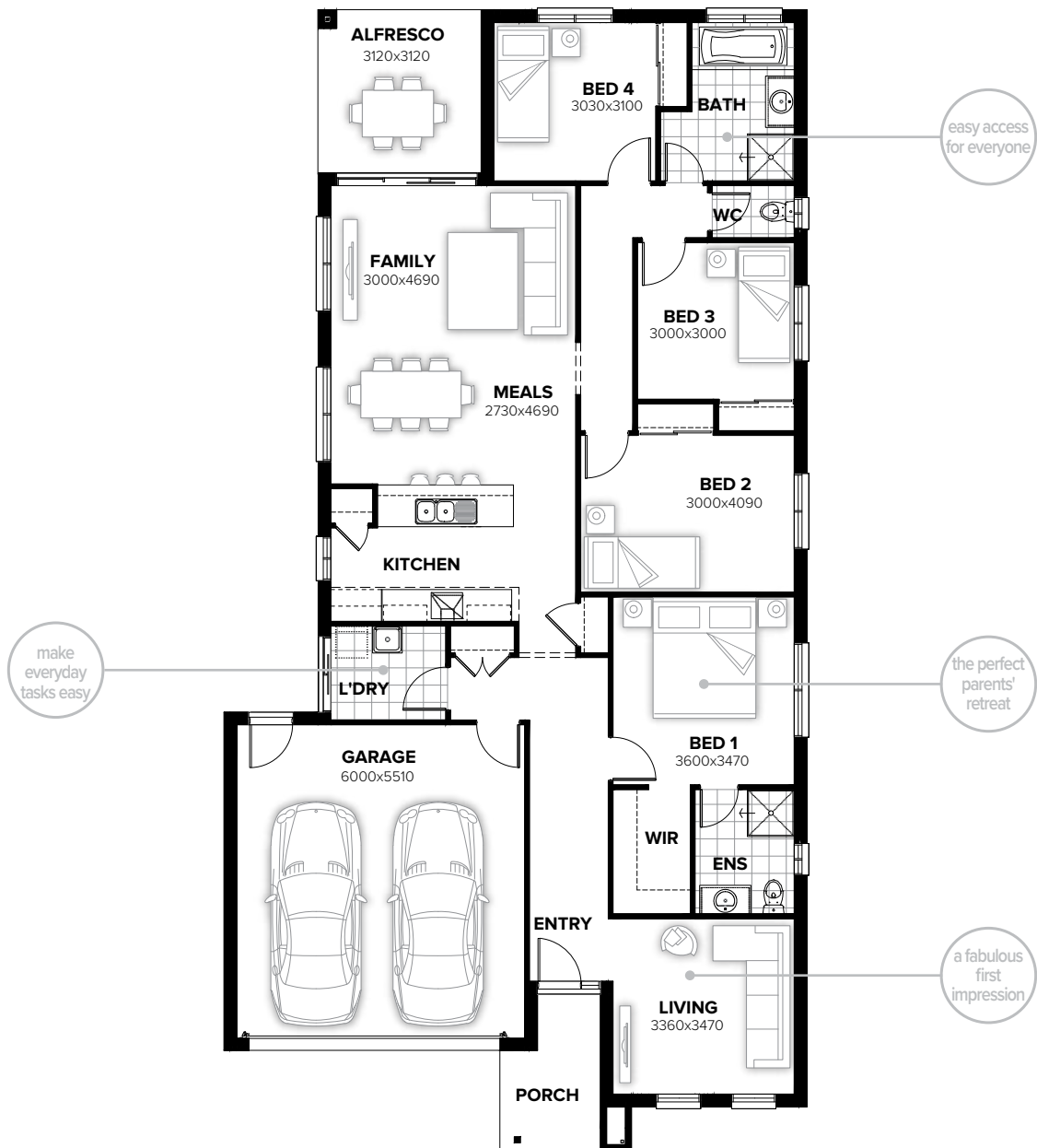


swansea façade



# SOMERTON 205

4 2 1 2



## FLOORPLAN OPTIONS

Want to put a personal touch on your home? Speak to your New Home Consultant about the exciting range of ready-to-go design options for this floorplan.

Popular design options include:

- Kitchen options
- Storage to garage option
- Laundry upgrades
- Gas fireplace to family room
- Option to switch master suite with living
- Kids' activity in lieu of bed 4

min lot width	12.5m
min lot depth	31.0m
home width	11.15m
home length	21.83m

residence	154.51sqm	16.63sq
alfresco	9.73sqm	1.05sq
porch	5.26sqm	0.57sq
garage	36.51sqm	3.93sq
<b>total</b>	<b>206.01sqm</b>	<b>22.18sq</b>

Listed details based on Sheffield façade floorplan (illustrated)

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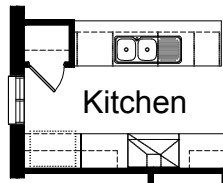
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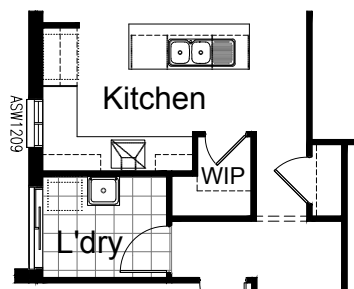
## OPTION K1

Provide Kitchen upgrade with 2no. 800mm base cupboards, 1no. 900mm upright oven with 900mm canopy range hood above and 2no. 600mm overhead cupboards.  
Ref. space and island benchtop unchanged.



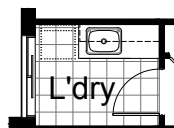
## OPTION K2

Provide Kitchen and WIP Option by deleting Linen cupboard, 2no. 520mm flush panel hinged doors and 3no. shelves, reduce L'dry passage by 200mm and provide site build plaster lined WIP with 4no. 450mm deep shelves and 1no. 720mm flush panel hinged door. Decrease Kitchen opening/Bulkhead width by 190mm to 900mm in lieu of standard 1090mm. Provide 1no. 400mm base cupboards, 2no. 800mm base cupboard, 1no. laminated DW provision, 1no. 450mm drawers, 1no. 1050mm blind carcass with 1no. 600mm door, 1no. 600mm under bench oven with 1no. 600mm wide canopy range hood, 2no. 600mm overhead cupboard, 1no. 300mm overhead cupboard and 1no. 1200mm x 850mm aluminium sliding window with additional tiled splash back and bench top to suit. Convert Broom cupboard into Linen cupboard, increase width by 200mm in line with WIP wall, add 2no. shelves and centre 820mm hinged door.



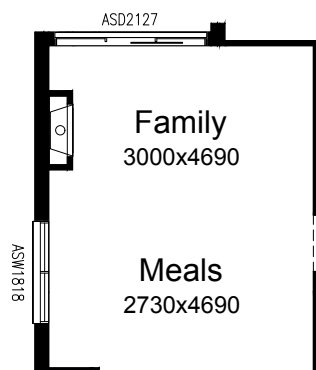
## OPTION LD1

Provide Laundry upgrade with laminated insert trough, 1no. 900mm & 1no. 450mm base cupboard, 1no. 900mm & 1no. 450mm overhead cupboard and additional tiled splash back and bench top to suit.



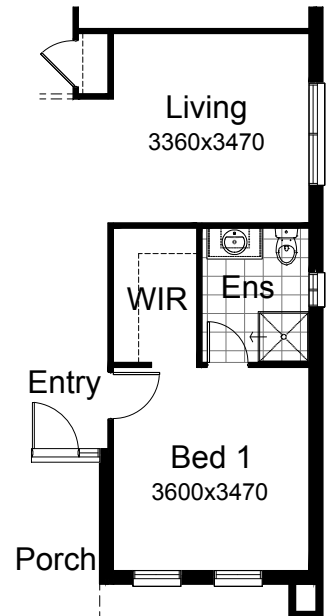
## OPTION IP2

Provide Jetmaster SL-350 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, delete 1no. 514mm x 1810mm aluminium sliding window to Family and relocate Meals window by 360mm to suit.



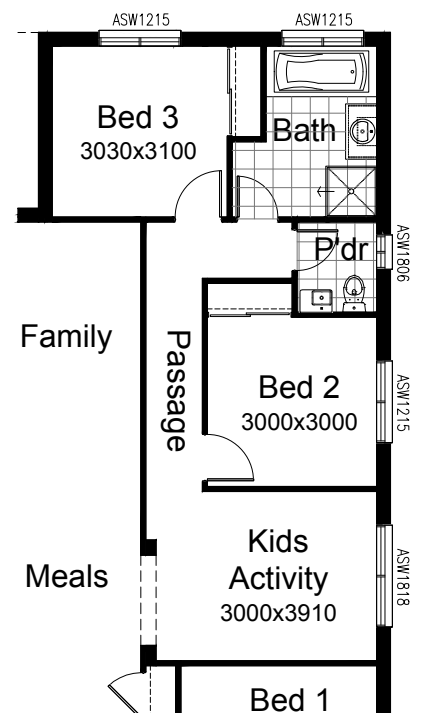
## OPTION IP1

Relocate Living with Bed 1, Ensuite and WIR.



## OPTION IP3

Provide Kids Activity in lieu of Bed 4 with ASW 1818 in lieu of ASW 1215 to Kids Activity. Provide Powder room including basin ILO WC.



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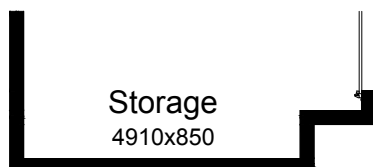
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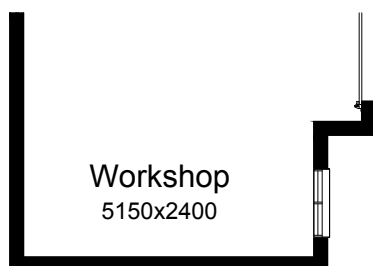
### OPTION G1

Provide extension to Garage to create additional Storage area.  
Increases area by 4.58m<sup>2</sup>.  
Increases width by 850mm.



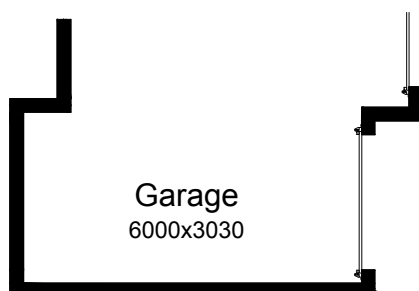
### OPTION G2

Provide extension to Garage to create Workshop area including additional window to suit.  
Increases width by 2400mm.  
Increases area by 13.51m<sup>2</sup>.



### OPTION G3

Provide triple car Garage including additional Garage door as per colour selection.  
Increases area by 20.51m<sup>2</sup>.  
Increases width by 3120mm.



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