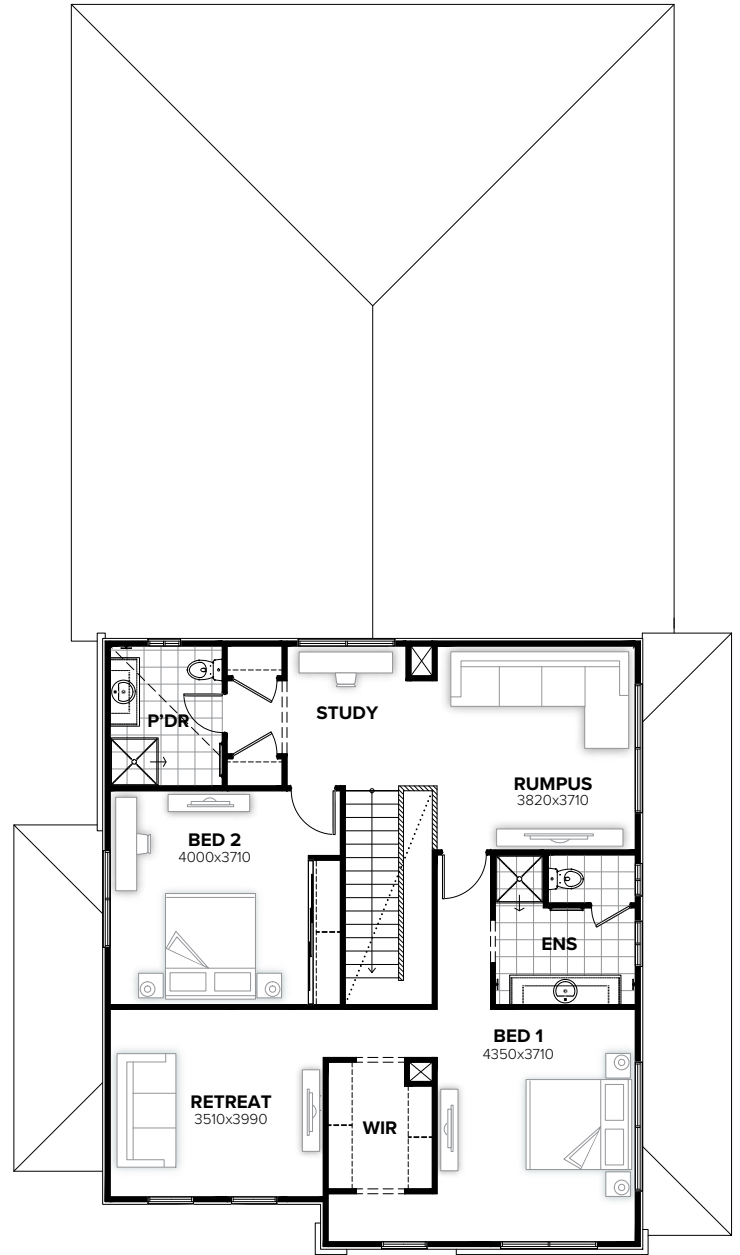


GROUND FLOOR



FIRST FLOOR

FLOORPLAN OPTIONS

We personalise our floorplans. Talk to us about our huge range of ready-to-go design options.

Facades available:

Byron, Norton, Colton, Gladstone	Residence	299.7m ²	20.4sq
Winchester, Langdon, Bircher	Garage	38.5m ²	4.1sq
Stratford	Porch	4.1m ²	0.4sq
Overall home width	13.43m	Alfresco	25.2m ²
Overall home length	22.91m	Total	367.5m²
			39.6sq

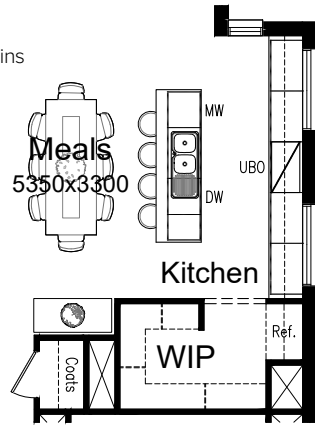
Listed details based on Byron facade floorplan (illustrated)

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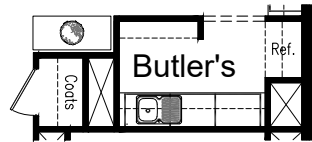
OPTION K1

Provide Kitchen upgrade option including:
900mm open shelf over refrigerator space,
1No. microwave provision in lieu of 600mm
base cupboard to
island bench.
Kitchen cabinetry to cooker bench remains
unchanged.



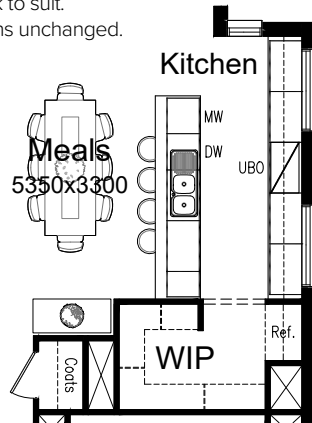
OPTION K2

Provide Butler's Pantry in lieu of Walk-in
Pantry including:
3No. 800mm base cupboards,
3No. 800mm overhead cupboards,
single bowl sink,
4No. 300mm shelves in lieu of standard,
900mm open shelf over refrigerator space,
additional bench top and tiled splashback to suit.



OPTION K3

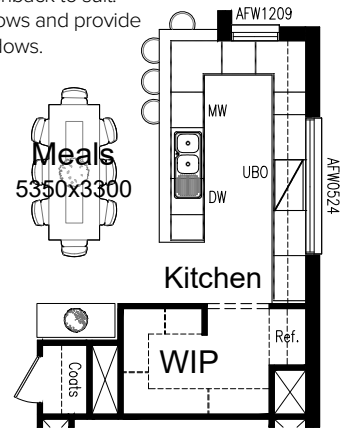
Provide Kitchen upgrade option providing Galley-style bench
top in lieu of Island including:
2No. 900mm base cupboards,
dishwasher provision,
microwave provision with pot drawer under,
450mm drawer unit,
900mm open shelf over refrigerator space,
additional bench top and tiled splashback to suit.
Kitchen cabinetry to cooker bench remains unchanged.



OPTION K4

Provide U-shaped Kitchen upgrade option including:

900mm retractable rangehood,
900mm electric cooktop,
450mm drawer unit,
1No. 900mm base cupboard,
2No. 900mm corner base cupboards,
3No. 800mm base cupboards,
1No. 600mm base cupboard,
1No. 400mm base cupboard,
4No. 800mm overhead cupboards,
1No. 400mm overhead cupboard,
1No. 900mm open shelf over refrigerator space,
additional bench top and tiled splashback to suit.
Remove 2No. AFW0515 fixed windows and provide
AFW0524 and AFW1209 fixed windows.



OPTION K4

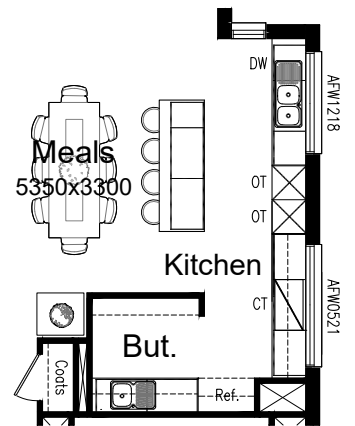
Provide Kitchen upgrade option
providing Butler's Pantry in
lieu of Walk-in Pantry including:
Kitchen:

900mm retractable rangehood,
900mm electric cooktop,
2No. oven towers with 600mm
ovens and microwave provisions,
dishwasher provision,
450mm drawer unit,
4No. 900mm base cupboards,
2No. 800mm base cupboards,
1No. 600mm base cupboard,
1No. 300mm base cupboard,
2No. 800mm overhead cupboards,
additional bench top and tiled splashback to suit.

Butler's Pantry:
2No. 900mm base cupboards,
2No. 900mm overhead cupboards,
4No. 300mm shelves,
1No. 900mm open shelf over refrigerator space,
single bowl sink with additional bench top and tiled
splashback to suit.

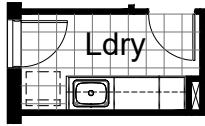
Option reduces depth of Coats closet and Plumbing Stack
void to accommodate.

Remove 2No. AFW0515 fixed windows and provide
AFW1218 and AFW0521 fixed windows.



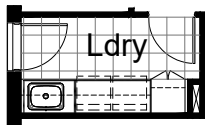
OPTION LD-1

Provide Laundry upgrade including laminate base cupboards and stainless steel inset trough including:
2No. 800mm base cupboards,
1No. 450mm base cupboards,
2No. 800mm overhead cupboards,
1No. 450mm overhead cupboards,
additional bench top and tiled splashback to suit.



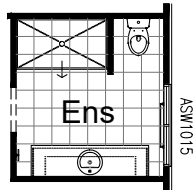
OPTION LD-2

Provide Laundry upgrade including laminate base and overhead cupboards and stainless steel inset trough including
1No. 900mm base cupboard,
2No. 900mm overhead cupboards,
1No. 450mm overhead cupboard,
1No. 600mm full height laminate Linen cupboard,
additional bench top and tiled splashback to suit.
Option also provides open space under bench for washer and dryer side-by-side and raises the bench height to 950mm from FFL (kicker height raises)



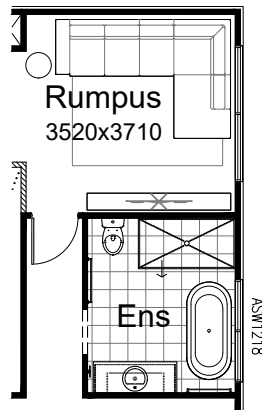
OPTION ENS-1

Provide Ensuite upgrade option to Bedroom 1 including relocated WC with nib wall, 1630x900mm tiled shower base. Remove 720mm hinged door, ASW1006 and ASW1809 sliding windows and provide ASW1015 sliding window in lieu of standard.



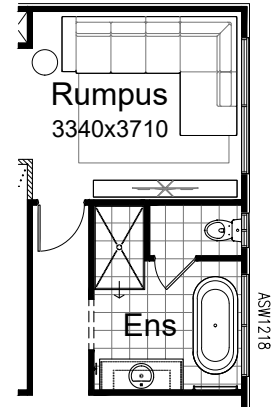
OPTION ENS-2

Provide Ensuite upgrade option to Bedroom 1 including rearranged layout with 1720x900mm tiled shower base, 1482mm vanity, freestanding bath and relocated WC. Remove ASW1006 and ASW1809 sliding windows and provide ASW1218 window in lieu of standard. Option takes 300mm from Rumpus to accommodate.



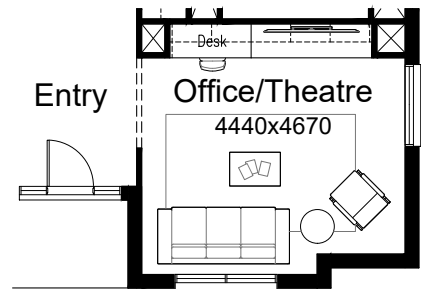
OPTION ENS-3

Provide Ensuite upgrade option to Bedroom 1 including rearranged layout with 1500x900mm tiled shower base, 1482mm vanity, freestanding bath and enclosed WC with 720mm hinged door. Remove ASW1809 sliding window and provide ASW1218 window in lieu of standard. Option takes 480mm from Rumpus to accommodate.



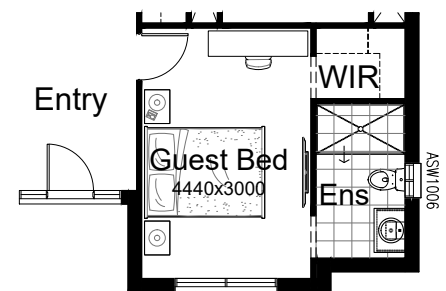
OPTION IP1-1

Provide Home Office/Theatre option in lieu of Living to the front of the home.
Provide built-in joinery including:
600mm deep 32mm thick laminate desk with waterfall end,
1No. 450mm drawer unit below desk,
600mm deep 32mm thick laminate bench top with
3No. 700mm tv unit base cupboards,
4No. 700mm overhead cupboards,
1No. 700mm overhead open shelf unit.



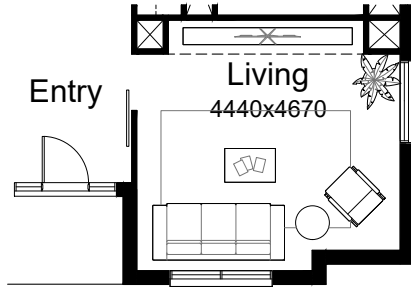
OPTION IP1-2

Provide floor plan option with Guest Bedroom in lieu of Living to the front of the home.
Provide Walk-in Robe with 450mm deep shelf and hanging rail and Ensuite including 1580x900mm tiled shower base, 782mm vanity with single basin and WC with additional ASW1006 sliding window.
Remove AFW1815 fixed window.
Provide 820mm hinged door in lieu of bulkhead opening.



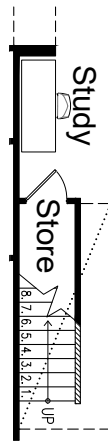
OPTION IP1-3

Provide 1000mm Barn door option to Living in lieu of bulkhead opening.



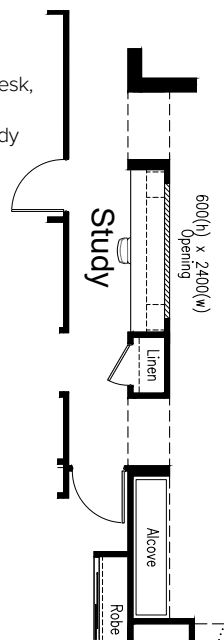
OPTION IP1-4

Provide under-stair Store room option including 720mm hinged door with wall-mounted light point and switch.



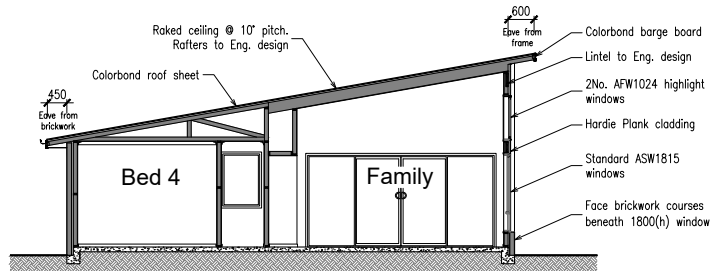
OPTION IP1-5

Provide alternate Study area option with built-in joinery and opening to Family room including:
 1No. 600mm deep 32mm thick laminate desk,
 2No. 450mm drawer units below desk,
 2No. 450mm open shelf units,
 2No. 300mm deep 60mm thick open shelves over desk,
 600(h) x 2400(w) opening in the wall to Family.
 Provide 330mm deep bulkhead to Alcove where Study location was.



OPTION EP1-1

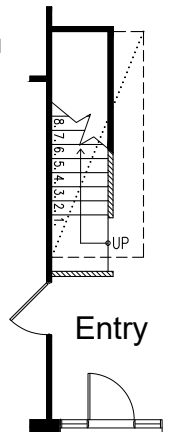
Provide raked ceiling option to Family and Alfresco with 2No. AFW1024 fixed highlight windows over standard windows to the Northern elevation.
 Option includes skillion roof at 10 degree pitch over rear section of the home with rafters to engineers design with ceiling lining fixed to underside and Colorbond roof sheet over in lieu of tiled roof. Flat ceiling with bulkhead over Kitchen, Meals, Beds 3 & 4, Activity, Passage etc.
 See section for details.
 Provide Hardie Plank cladding to the rear section of the Northern elevation of the home in lieu of brickwork.



Section - Raked Ceiling

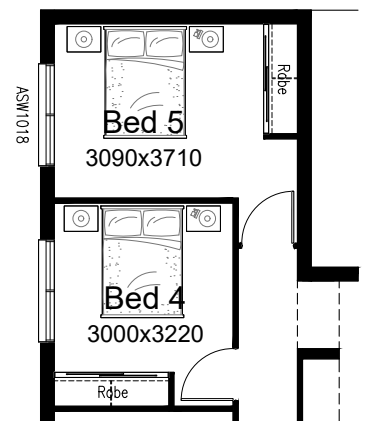
OPTION IP1-6

Provide Feng-shui coversion to Stair including additional 1020mm high nib wall and 1000mm square first tread as shown.



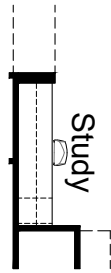
OPTION IP1-7

Provide 5th bedroom floor plan option in lieu of Activity including 920mm hinged door, built-in Robe with sliding doors, 450mm shelf with hanging rail. Remove ASDBP2136 bi-parting sliding door, ASW1024 sliding window and AFW1209 fixed window and provide ASW1018 sliding window.



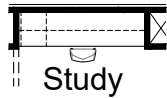
OPTION IP1-8

Provide built-in joinery upgrade option to ground floor Study including:
 1No. 600mm deep 32mm thick laminate desk,
 1No. 450mm drawer units below desk,
 1No. 450mm open shelf units,
 2No. 300mm deep 60mm thick open shelves over desk,



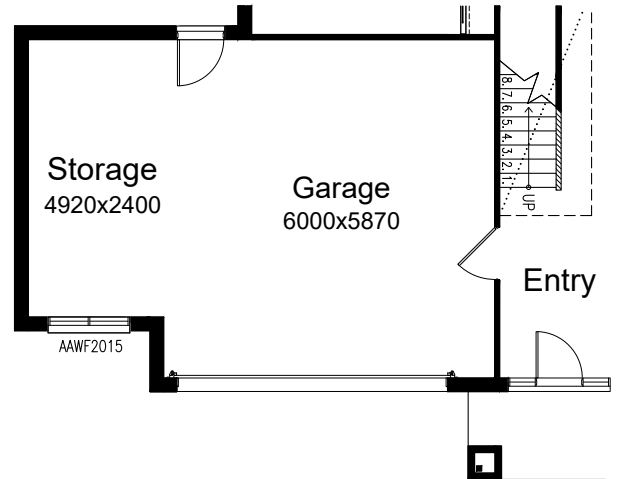
OPTION IP1-9

Provide built-in joinery upgrade option to first floor Study including:
 1No. 600mm deep 32mm thick laminate desk,
 1No. 450mm drawer units below desk,
 1No. 450mm open shelf units,
 2No. 300mm deep 60mm thick open shelves over desk,
 Remove ASW0518 sliding window.



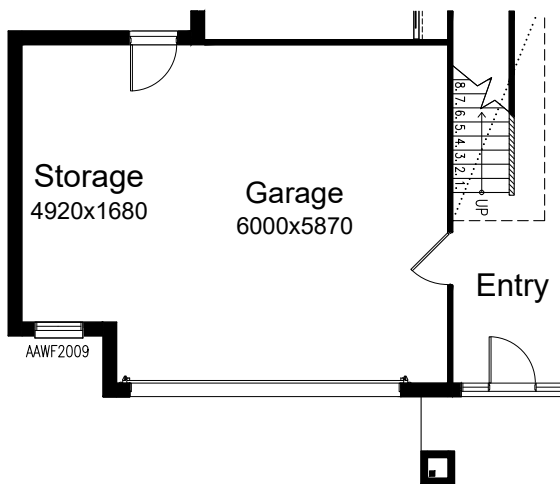
OPTION G-2

Provide extension to Garage to create additional Storage area including additional AAWF2015 awning window.
 Increases width of the home by 2400mm.
 Increases area of the home by 12.94m².



OPTION G-1

Provide extension to Garage to create additional Storage area including additional AAWF2009 awning window.
 Increases width of the home by 1680mm.
 Increases area of the home by 9.06m².



OPTION G-3

Provide extension to Garage to create Triple Car Garage including additional 2100x2410 garage door as per colour selection.
 Increases width of the home by 3600mm.
 Increases area of the home by 23.81m².

