

FAIRVIEW 422

5 2.5 2

Total squares 45.5sq

B
SERIES

Minimum Lot Width
14.0m

Minimum Lot Length
30.0m



Design Dimensions
10,310mm(W) x 21,950mm(L).

Facade Choices
Fullerton, Huntington, Moorpark,
Oakwood, Palisades, Redlands, Riverside.
Details based on Riverside façade floorplan (Illustrated)

DESIGN DIMENSIONS

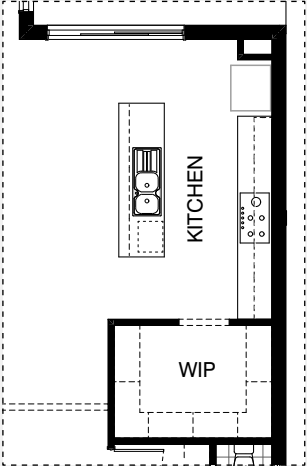
Residence	361.5m ²	38.9sq
Garage	36.2m ²	3.9sq
Porch	4.0m ²	0.4sq
Alfresco	21.3m ²	2.3sq
Total	423.0m²	45.5sq

Burbank

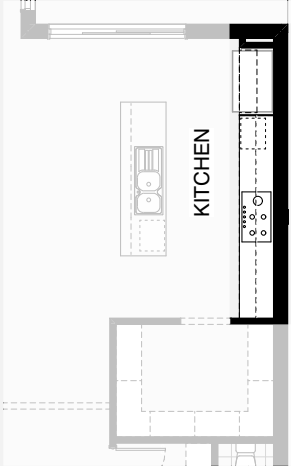
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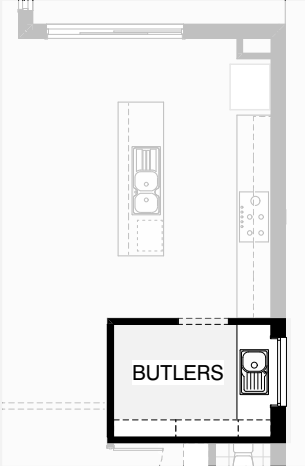
KITCHEN OPTIONS



Master Kitchen Design

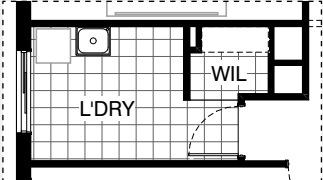


K01

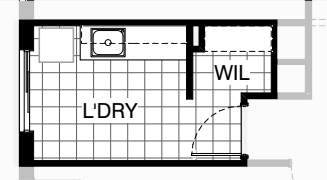


K02

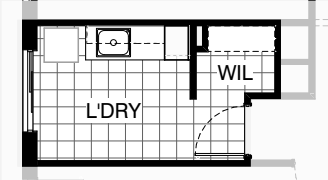
LAUNDRY OPTION



Master Laundry Design

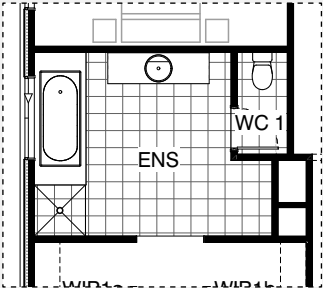


LD01

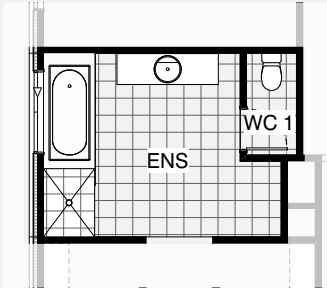


LD02

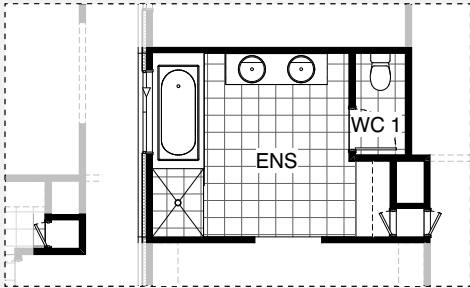
ENSUITE OPTIONS



Master Ensuite Design

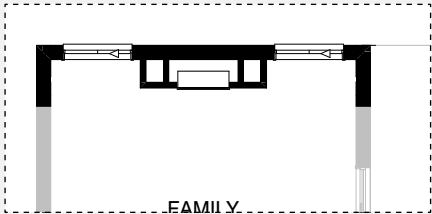


EN01

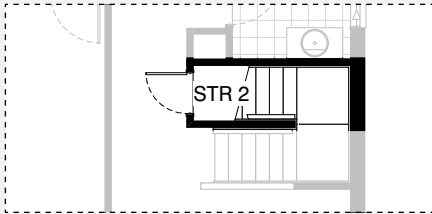


EN02

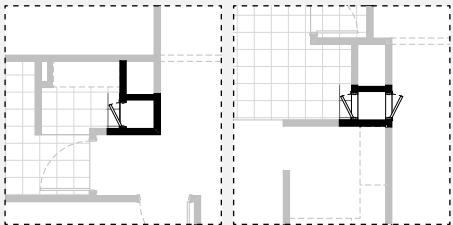
INTERNAL OPTIONS



IN01



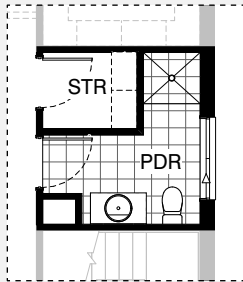
IN02



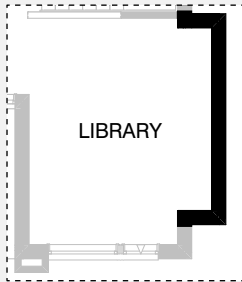
GROUND FLOOR

FIRST FLOOR

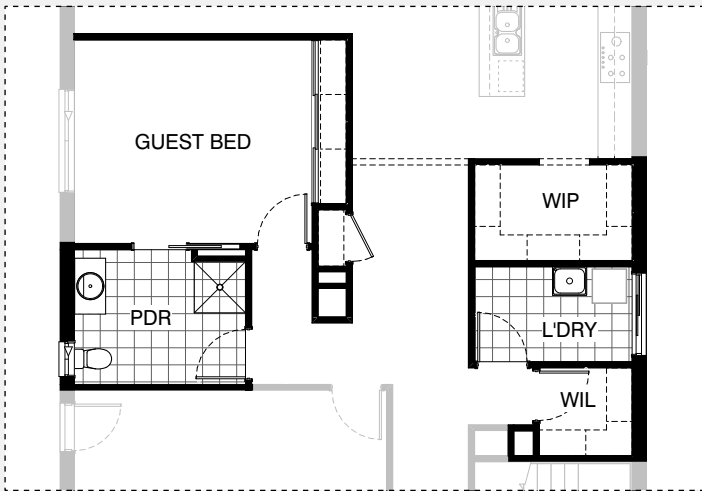
IN03



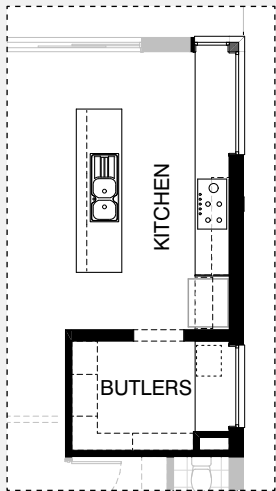
IN04



IN05



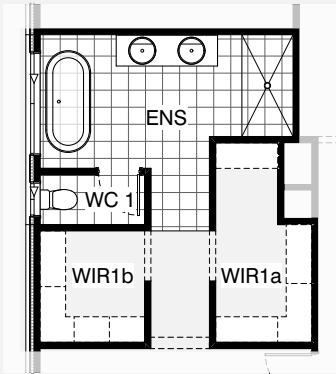
IN06



IN07



INTERNAL OPTIONS

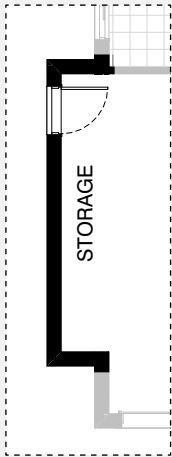


IN08

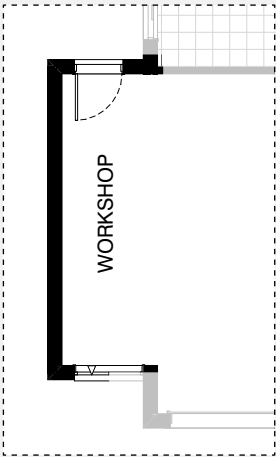


IN09

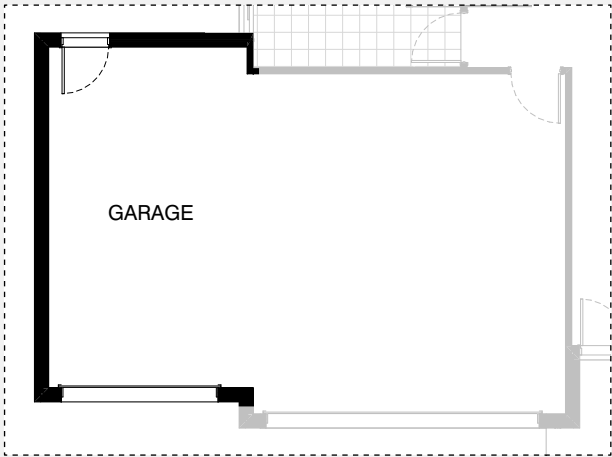
GARAGE OPTIONS



G01



G02



G03

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OPTION DESCRIPTIONS

Option Kitchen01

Provide Kitchen Upgrade with 2No. 700mm base cabinets, 1No. 600mm pot drawer 2No. 700mm and 2No. 600mm overhead cabinets, 1No. laminated MW. provision with pot drawer below and tiled splashback to suit. Provide 1No. 900mm underbench oven with 900mm gas cooktop & retractable rangehood above. 1No. 1100mm laminated open shelf above refrigerator space.

Option Kitchen02

Provide Butler's Pantry with 2No. 400mm and 1No. 800mm base cabinets and single bowl sink. With wall to wall laminated shelving to suit. Provide additional 1No. 1200mm x 1210mm Aluminium fixed window with no bottom reveal.

Option Laundry01

Provide Laundry Upgrade with s.s. inset trough in 32mm laminated benchtop. 2No. 900mm base cabinets and 2No. 900mm overhead cabinets and additional tiled splashback and benchtop to suit.

Option Laundry02

Provide Laundry Upgrade with s.s. inset trough in 32mm laminated benchtop. 1No. 400mm broom cupboard. 1No. 450mm and 900mm base cabinets and 1No. 450mm and 900mm overhead cabinets and additional tiled splashback and benchtop to suit.

Option Ensuite01

Provide Ensuite Upgrade with 1200mm x 900mm tiled shower base in lieu of standard.

Option Ensuite02

Provide Ensuite Upgrade including 1200mm x 900mm tiled shower base in lieu of standard and 1782mm wide vanity unit with double bowls. Provide Laundry chute with 2No. 420mm doors to first floor and 1No. 420mm door to ground floor. Provide 1No. 800mm base cabinet, 1No. 450mm drawer unit, 1No. 800mm overhead cabinet and 1No. 450mm laminated open shelf with additional benchtop and tiled splashback to suit.

Option Internal01

Provide Real Flame Inspire 900 gas fireplace, 400mm off floor level in a 1400mm x 500mm boxed out plaster wall with a 4 sided black fascia to Family room rear wall. Relocate plumbing stack, void and 2No. Family room windows to suit.

Option Internal02

Provide Store room below stair including 720mm flush panel hinged door, plaster lined walls and raked plaster ceiling on battens with square set cornice including additional light point.
NOTE: Flooring not included

Option Internal03

Provide Laundry chute.

Option Internal04

Provide Powder Upgrade with additional 1000mm x 900mm recessed tiled shower base. Relocate toilet and vanity basin to suit, provide 514mm x 1450mm Aluminium sliding window in lieu of standard and decrease Store by 30mm.

NOTE:- This Option cannot be used with Internal06 & Internal09

Option Internal05

Provide Library Option by extending Library wall width by 600mm with brick parapet flat roof above. Increase area by 2.23m² Increases width by 600mm.

Option Internal06

Provide Guest bedroom Option in lieu of Theatre including additional 1No. sliding robe doors and plaster lined robe with 1No. hanging rail and shelf. Relocate Laundry and W.I.L with Powder and provide additional 1No. 900mm x 900mm recessed tiled shower base, 1No. 1027mm x 610mm Aluminium sliding window in lieu of standard 1No. 1800mm x 850mm Aluminium sliding window and additional 1No. 920mm cavity sliding door. Delete Store room and provide additional Linen cupboard with 1No. 820mm flush panel hinged door with 4No. 450mm deep shelves, additional shelving and 1No. 870mm flush panel hinged door to W.I.L and reduce W.I.P by 300mm.

NOTE:- This Option cannot be used with Option Kitchen02, Internal04, Internal09 Laundry01, Laundry02, Internal03.

Option Internal07

Provide Kitchen and Butlers Pantry Upgrade Option with including extending Butlers 30mm into Kitchen space and provide 180mm timber stud wall to entry with standard opening and 300mm and 450mm open shelves to suit. Provide 1No. 600mm base cabinet, 4No. 800mm base cabinets, 2No. 900mm base cabinets, 1No. 450mm drawer unit, 1No. 800mm overhead cabinet and 900mm appliances with under bench oven and retractable rangehood. 1No. laminated MW. provision with pot drawer below and 1No. DW. provision. 1No. 900mm laminated open shelf above refrigerator space with 16mm laminated end panel. Provide 1No. 1200mm x 1810mm BQ fixed aluminium window with no bottom reveal and 1No. 1200mm x 610mm Aluminium fixed window with no bottom reveal to Kitchen splashback area. Provide 1No. 1200mm x 1450mm BQ Aluminium fixed window with no bottom reveal to Butlers Pantry splashback area.

Option Internal08

Provide Ensuite and W.I.R Upgrade including re-design to suit. Reduce W.I.R1b and relocate WC to external wall and provide additional 1027mm x 610mm aluminium sliding window. Increase W.I.R1a into Ensuite and provide additional 450mm shelf and hanging rail. Provide 1790mm x 900mm tiled shower base and 1782mm wide vanity unit with double bowls in lieu of standard and provide 1780mm freestanding bath tub. Provide 1200mm x 1810mm Aluminium sliding window to Ensuite in lieu of standard.



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OPTION DESCRIPTIONS

Option Internal09

Provide Guest bedroom Option in lieu of Theatre including additional 1No. sliding robe doors and plaster lined robe with 1No. hanging rail and shelf. Relocate Laundry and W.I.L with Powder and provide additional 1No. 900mm x 900mm polymarble shower base, 1No. 1027mm x 610mm Aluminium sliding window in lieu of standard 1No. 1800mm x 850mm Aluminium sliding window and additional 1No. 920mm cavity sliding door. Delete Store room and provide additional Linen cupboard with 1No. 820mm flush panel hinged door with 4No. 450mm deep shelves, additional shelving and 1No. 820mm flush panel hinged door to W.I.L.

Provide Kitchen and WIP Upgrade Option with including 180mm timber stud wall to WIP with 800mm wide opening and 300mm and 450mm open shelves to suit. Provide 1No. laminated MW. provision with pot drawer below & 1No. 900mm base cupboard to W.I.P Provide 1No. 600mm base cabinet, 4No. 800mm base cabinets and 1No. 900mm base cabinet, 1No. 450mm drawer unit, 1No. 800mm overhead cabinet with 900mm appliances with under bench oven and retractable rangehood. Provide 1No. DW. provision and 1No. 900mm laminated open shelf above refrigerator space with 16mm laminated end panel. Provide 1No. 1200mm x 1810mm Aluminium fixed window with no bottom reveal and 1No. 1200mm x 610mm Aluminium fixed window with no bottom reveal to Kitchen splashback area. Provide 1No. 1200mm x 1450mm Aluminium fixed window with no bottom reveal to WIP splashback area. Alfresco area reduced by 360mm due to Kitchen configuration.

NOTE:- This Option cannot be used with Option Kitchen02, Internal04 & Internal06 Laundry01, Laundry02, & Internal03.

Option Garage01

Provide extension to Garage to create additional Storage area. Provide pitched roof and lightweight cladding ('Scyon Stria') above.
Increases area by 4.54m².
Increases width by 840mm.

Option Garage02

Provide extension to Garage to create Workshop area including additional 2057mm x 1210mm Aluminium awning feature window. Provide pitched roof and lightweight cladding ('Scyon Stria') above.
Increases area by 10.08m².
Increases width by 1680mm.

Option Garage03

Provide triple car Garage including additional Garage door as per colour selection. Provide pitched roof and lightweight cladding ('Scyon Stria') above.
Increases area by 23.36m².
Increases width by 3600mm.

