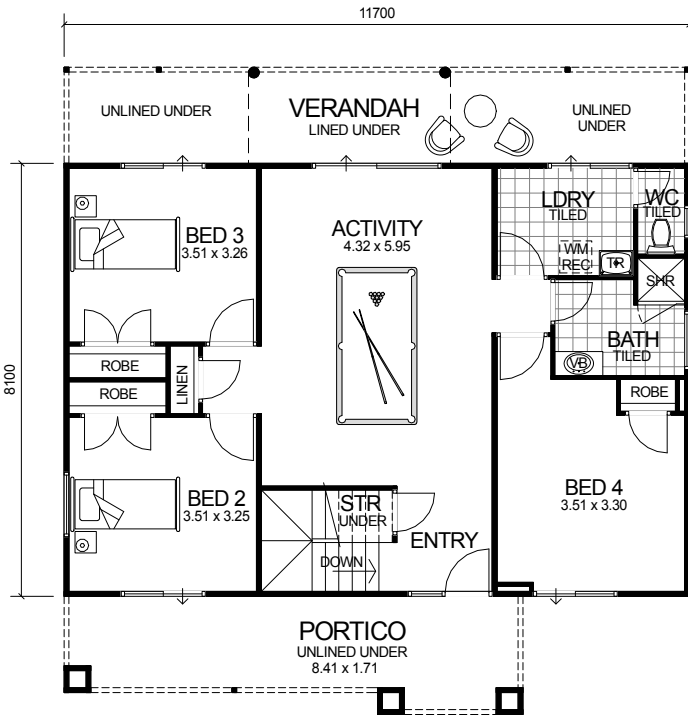
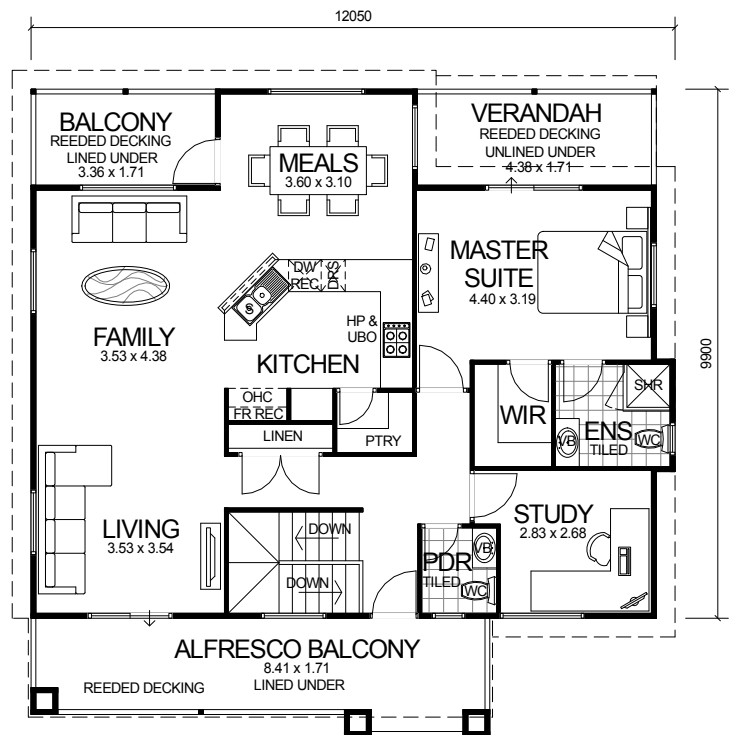


# CITY SERIES



**GROUND FLOOR**



**UPPER FLOOR**

**DESIGN FEATURES**

- ARCHITECTURALLY DESIGNED WITH JAMES HARDIE SCYON CLADDING TO FRONT ELEVATION AND MODERN ROOF.
- SMART GLASS TO ALL ALUMINIUM WINDOWS AND DOORS IN CLIMATE ZONES 4 & 5.
- 2.4m CEILING HEIGHT TO GROUND FLOOR & 2.7m CEILING HEIGHT TO FIRST FLOOR.
- FEATURE ALFRESCO BALCONY OFF LIVING.
- LARGE KITCHEN WITH WALK IN PANTRY AND STAINLESS STEEL APPLIANCES.
- DISHWASHER RECESS INCLUDED TO KITCHEN.
- LARGE ACTIVITY AREA.
- SEPARATE POWDER ROOM.
- POWERCOATED ALUMINIUM BALUSTRADE WITH GLASS INFILL PANELS TO UPPER FLOOR.

**4 BEDROOM x 2.5 BATHROOM PLUS STUDY**

## "THE GRANDEUR"

TOTAL HOME FRAMES © COPYRIGHT

<b>OVERALL SIZE:</b>
Width 11.70m
Length 12.21m

AREA	
GROUND FLOOR:	94.71m <sup>2</sup>
UPPER FLOOR:	102.31m <sup>2</sup>
PORTICO:	16.84m <sup>2</sup>
VERANDAH (LOWER):	21.05m <sup>2</sup>
VERANDAH (UPPER):	8.05m <sup>2</sup>
BALCONY (FRONT):	16.84m <sup>2</sup>
BALCONY (REAR):	6.21m <sup>2</sup>
<b>TOTAL:</b>	<b>266.01m<sup>2</sup></b>