

---

## FULL SPECS AND FEATURES

---

**BASIC FEATURES****BEDROOMS: 4****BATHROOMS: 2.5****2 STOREY**

---

**DIMENSIONS****DEPTH: 22.7m****WIDTH: 9.16m**

---

**AREA****RESIDENCE: Ground Floor: 116.7m2, First Floor: 124.7m2****GARAGE: 35.2m2****FRONT PORCH: 4.8m2****ALRESCO: 33.9m2****BALCONY: 6.6m2****TOTAL: 321.9m2**

---

**ROOF****STYLE: Hip/Valley****TYPE: Tiles**

---

**BEDROOM FEATURES****Built ins to bedrooms 2, 3 & 4****Private ensuite and WIR to Master bedroom****Private balcony to Master Bedroom**

---

**KITCHEN FEATURES****Large Walk in pantry****Island bench**

---

**ADDITIONAL ROOM FEATURES****Open plan kitchen, dining and lounge****Separate media room****Separate t.v room****Indoor planter under the stairs****Open study/home office****Garden store room under the stairs (access from outside)**