

Montara









Montara 24.4





Ground Floor

	usi	/	000

Total	227.12m ²
Porch	5.04m ²
Alfresco	6.33m ²
Garage	33.34m²
First Floor	97.53m²
Ground Floor	84.88m²

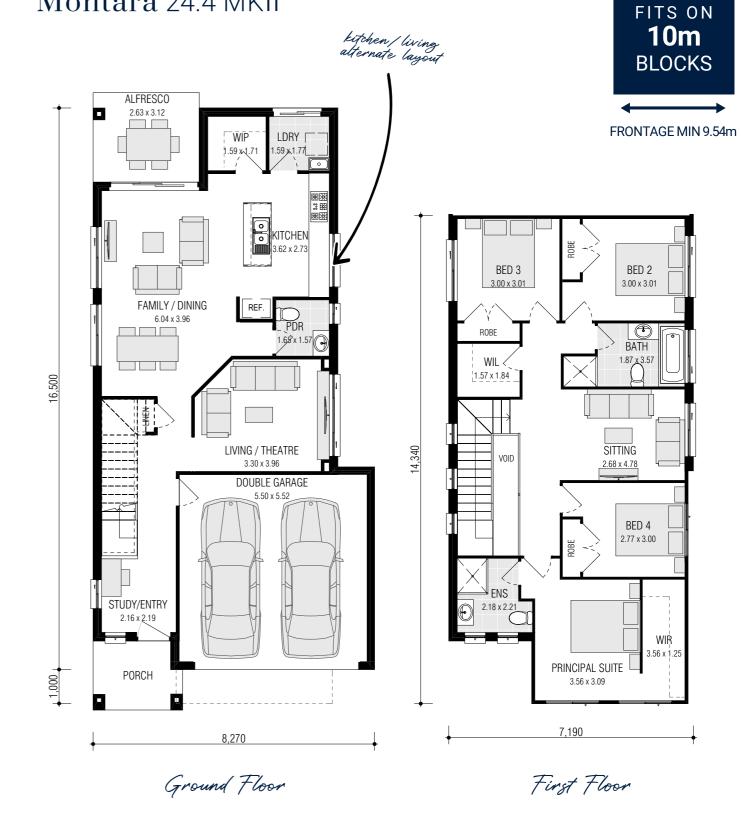






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Montara 24.4 MKII



Total	227.12m ²
Porch	5.04m ²
Alfresco	8.21m ²
Garage	33.34m²
First Floor	97.52m²
Ground Floor	83.01m ²







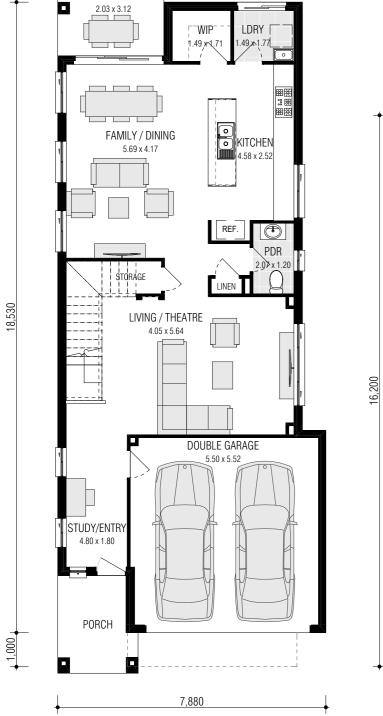
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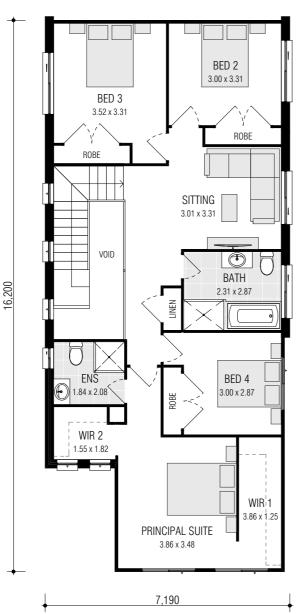
Montara 27.0

ALFRESCO



FRONTAGE MIN 9.54m





Ground Flo

First Floor 109.14m² Garage 33.05m² Alfresco 6.33m² Porch 7.01m²	Total	250.73m ²
Garage 33.05m ²	Porch	7.01m ²
	Alfresco	6.33m ²
First Floor 109.14m ²	Garage	33.05m ²
	First Floor	109.14m ²
Ground Floor 95.20m ²	Ground Floor	95.20m²

First Floor

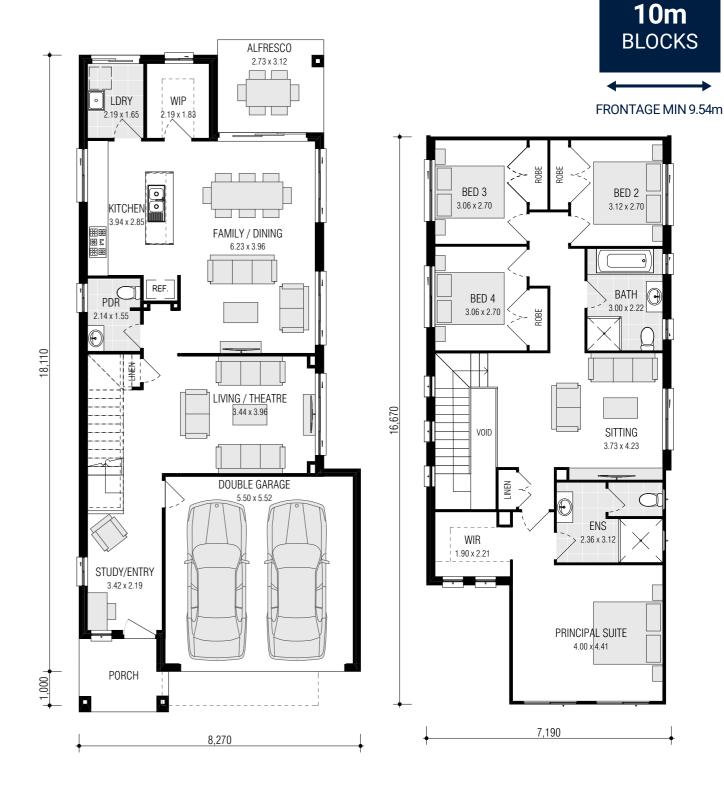






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Montara 27.1



Ground Floor

First Floor Garage	110.21m ² 33.37m ²
Alfresco	8.52m ²
Porch	5.32m ²
Total	251.39m ²







FITS ON

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Montara 29.0

FITS ON 10m **BLOCKS**

FRONTAGE MIN 9.76m



ALFRESCO

Ground Floor

Total	269.37m ²
Porch	5.68m ²
Alfresco	9.77m ²
Garage	33.37m ²
First Floor	116.60m ²
Ground Floor	103.95m ²

First Floor

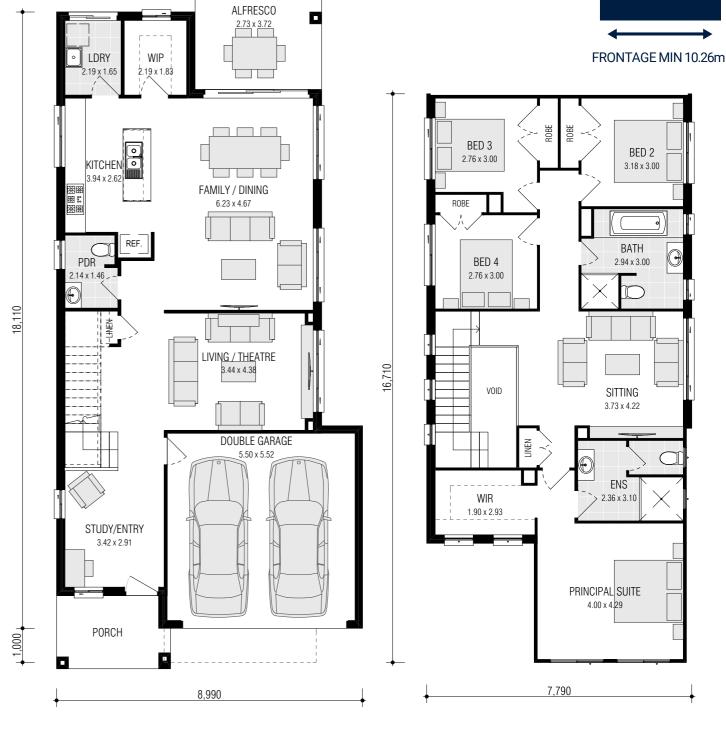
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Montara 29.2



Ground Floor

Total	271.58m ²
Porch	6.87m ²
Alfresco	10.16m ²
Garage	33.39m ²
First Floor	117.70m ²
Ground Floor	103.46m ²

First Floor







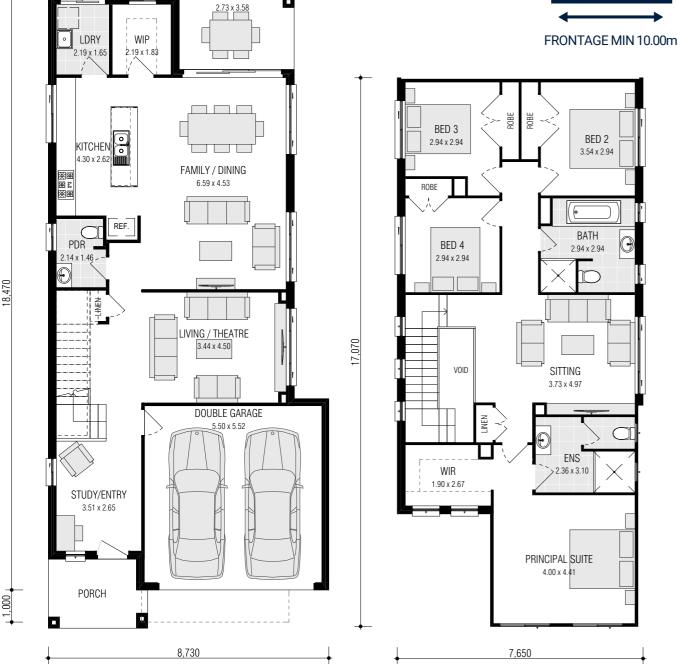
FITS ON 10.5m

BLOCKS

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Montara 29.3

FITS ON 10m **BLOCKS**



ALFRESCO

 \times

Ground Floor

First Floor

Ground Floor 103.56m² First Floor 119.03m² Garage 33.37m² Alfresco 9.77m² Porch 6.31m²	Total	272.04m²
First Floor 119.03m ² Garage 33.37m ²	Porch	6.31m ²
First Floor 119.03m ²	Alfresco	9.77m²
	Garage	33.37m ²
Ground Floor 103.56m ²	First Floor	119.03m ²
	Ground Floor	103.56m ²





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Montara 29.3 MKII



Ground Floor

105.16m²

119.53m² 33.37m²

8.55m²

5.68m²

272.29m²

STUDY / ENTRY 1.45 x 2.36

PORCH

Ground Floor

First Floor

Garage

Alfresco

Porch

Total







First Floor

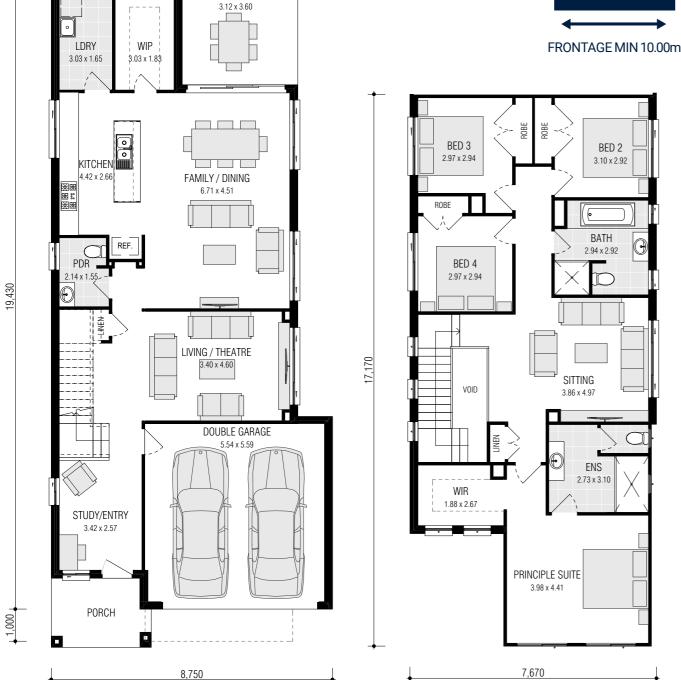


SITTING



Montara 30.0





ALFRESCO

Ground Floor

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First Floor Garage	120.22m ²
Alfresco	11.23m²
Porch	6.35m ²
Total	279.42m ²



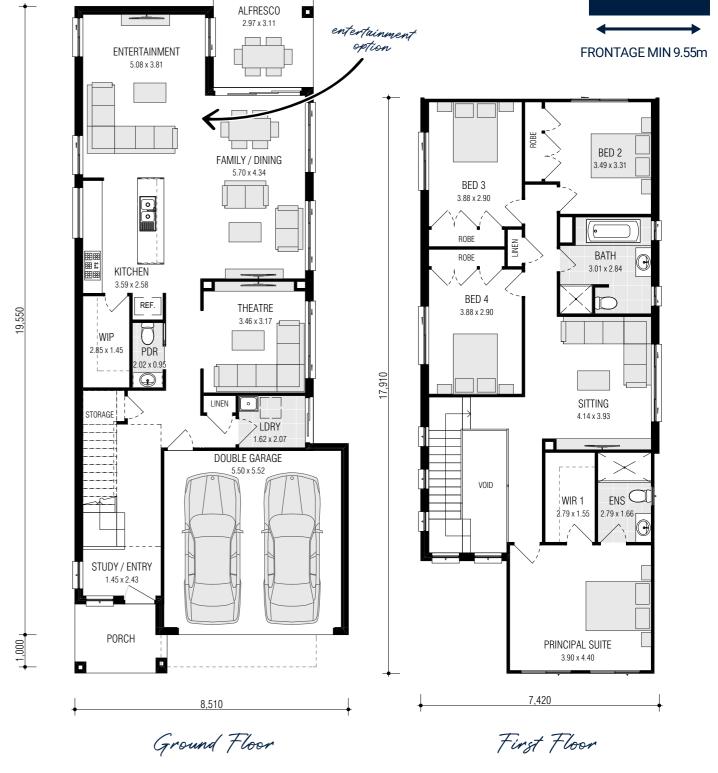




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Montara 30.0 MKII





Ground Floor 107.92m² First Floor 122.12m² Garage 33.37m² Alfresco 9.24m² Porch 5.83m² Total 278.48m²





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Montara 30.0 MKIII

KITCHEN

3.59 x 2.52

1.56 x 1.87

1.65 x 2.49

STUDY / ENTRY 1.45 x 2.43

PORCH

REF.

FITS ON 10m **BLOCKS**



FRONTAGE MIN 9.55m

BED 2

BATH

3.01 x 2.84

SITTING

4.14 x 3.93

2.79 x 1.55 2.79 x 1.66

WIR 1

PRINCIPAL SUITE

3.90 x 4.40

ENS C

4.63 x 3.81 guest bedroom option FAMILY / DINING 3.49 x 3.31 5.70 x 4.40

ALFRESCO

2.97 x 3.11

GUEST

PDR/ENS 2

1.48 x 3.17

BED 3 3.88 x 2.90 ROBE ROBE BED 4

ROBE

DOUBLE GARAGE

Ground Floor

Total	278.48m ²
Porch	5.83m ²
Alfresco	9.24m²
Garage	33.37m ²
First Floor	122.12m ²
Ground Floor	107.92m ²



First Floor

VOID



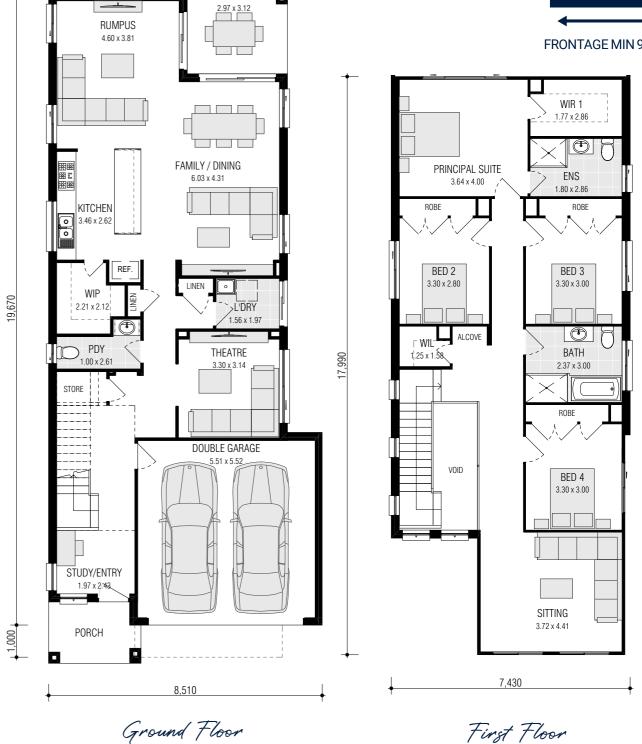
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Montara 30.1 ZERO LOT

ALFRESCO

FITS ON 10m **BLOCKS**





Ground Floor

109.54m²

122.86m²

33.40m²

9.27m²

5.23m²

280.30m²

Ground Floor

First Floor

Garage

Alfresco

Porch

Total





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Montara 30.1 MKII ZERO LOT

RUMPUS

4.60 x 3.81

LDRY

1.65 x 2.61

STUDY/ENTRY 1.97 x 2.43

PORCH

ALFRESCO

2.97 x 3.12

PDR/ENS 2 1.48 x 3.14

FITS ON 10m **BLOCKS**



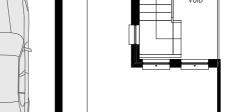
guest bedroom option 1.77 x 2.86

FAMILY / DINING PRINCIPAL SUITE 5.81 x 4.31 ENS 3.64 x 4.00 1.80 x 2.86 KITCHEN ROBE 3.46 x 2.62

> BED 2 BED 3 3.30 x 2.80 3.30 x 3.00 **GUEST** 3.00 x 3.14 BATH 1¦.25 x 1.58

2.37 x 3.00 ROBE ROBE DOUBLE GARAGE

5.51 x 5.52





Ground Floor



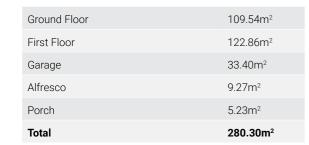
First Floor



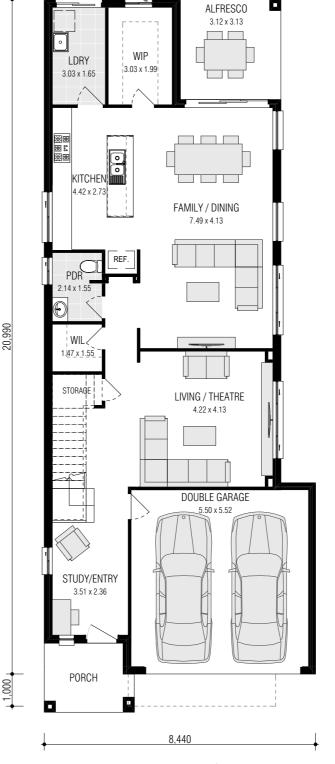
BED 4 3.30 x 3.00

SITTING

3.72 x 4.41

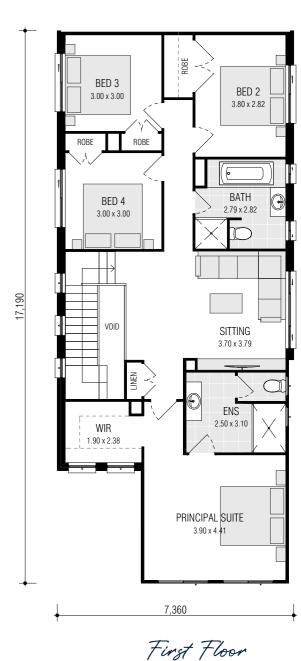


Montara 30.2





FRONTAGE MIN 9.76m



Ground Floor

Ground Floor 115.43m² First Floor 115.97m² Garage 33.37m² Alfresco $9.77m^{2}$ Porch 5.68m² Total 280.22m²







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Montara 30.4





ALFRESCO

Ground Floor

Ground Floor First Floor

Garage

Alfresco Porch

Total

109.55m²

124.74m²

33.32m²

 $8.74m^{2}$

5.83m²

282.18m²

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		D

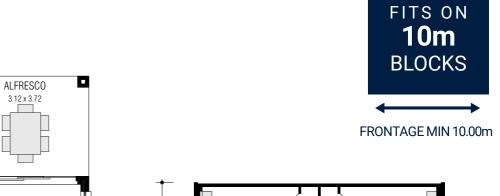


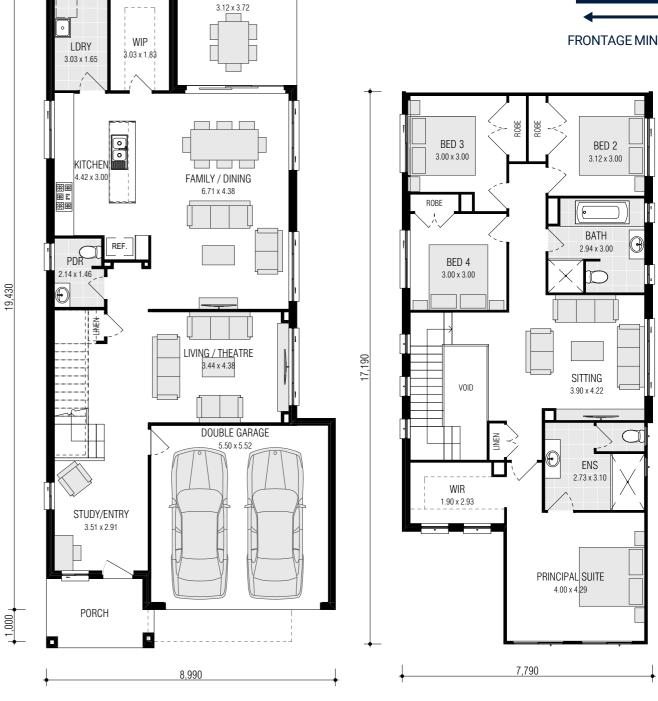


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First Floor

Montara 30.6





Ground Floor

Total	283.93m ²
Porch	6.87m ²
Alfresco	11.61m²
Garage	33.39m ²
First Floor	121.44m²
Ground Floor	110.62m ²

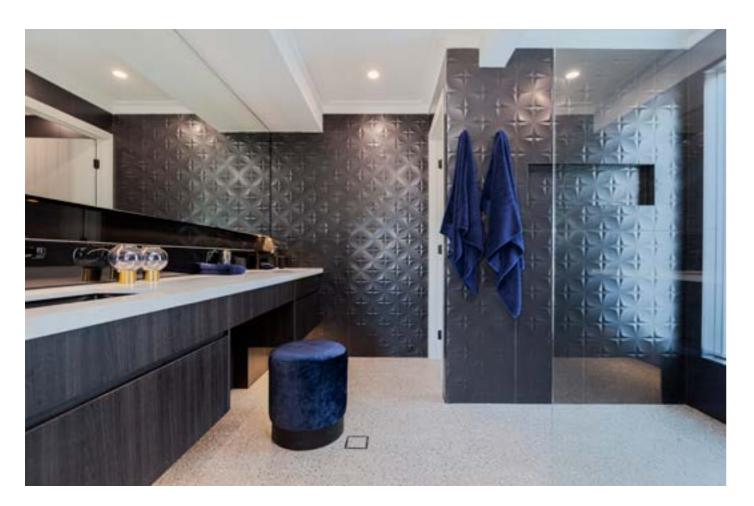












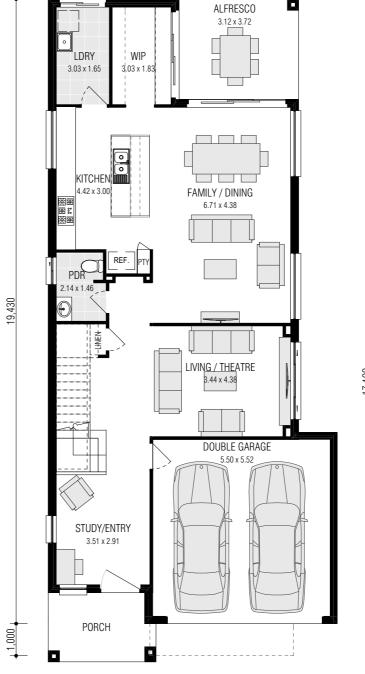




Distinct Upgrades

- Freestanding bath to the Main Bathroom
- Shower Niche to each shower (2)
- 1500 double bowl vanity to the Bathroom
- Semi Frameless Shower with smart strip drain to Bathroom
- Wall to Wall Double Bowl Vanity to Ensuite
- Fixed Panel Shower with smart strip drain to Ensuite
- Full Height Tiling to the Ensuite Shower Area, including tiling to the window reveals
- 1200 Island bench to the Kitchen
- Laminate benchtop with under bench open shelves to the Butlers
- Narrow Laminate Pantry adjacent to the Fridge Space
- Dwarf wall to the staircase
- Feature Stacker Door to the Alfresco
- Feature Stacker window to the WIP
- Feature Fixed window to the Family/Dining, Kitchen, Study, Stairs
- 1200 wide Front Entry Door

Montara 30.6 DISTINCT







FRONTAGE MIN 10.00m



Ground Floor

Total	283.93m ²
Porch	6.87m ²
Alfresco	11.61m²
Garage	33.39m²
First Floor	121.44m²
Ground Floor	110.62m ²

First Floor





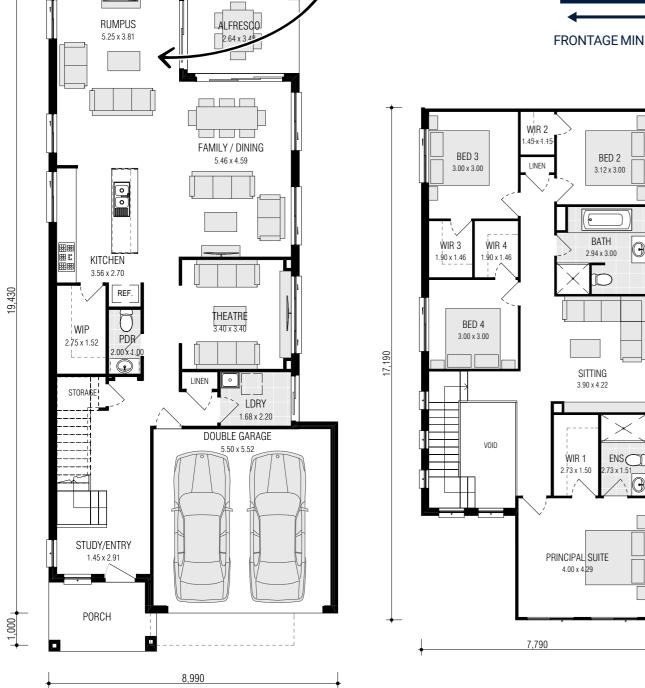


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Montara 30.6 MKII

FITS ON 10m **BLOCKS**

FRONTAGE MIN 10.00m



Ground Floor

First Floor

Total	283.93m ²
Porch	6.87m ²
Alfresco	9.19m ²
Garage	33.39m ²
First Floor	121.44m²
Ground Floor	113.04m ²

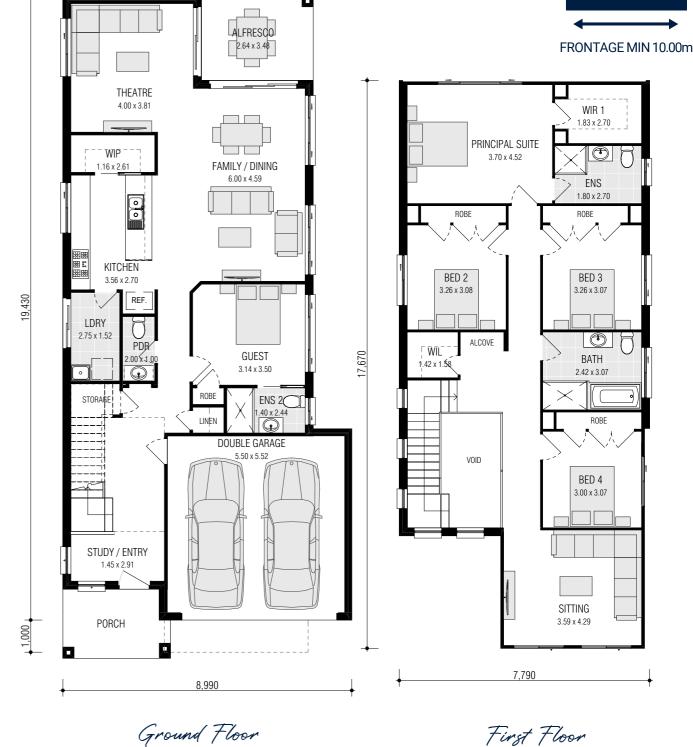




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Montara 31.0





Ground Floor

Ground Floor

First Floor Garage

Alfresco Porch Total

113.04m ²	Ú	
125.18m²	L	
33.39m ²	s & G	
design) to the standard de features, furnishing deco to the Builders Tender an	design) to the standard design features, furnishing, decorative to the Builders Tender and Cor materials and suppliers withou	

287.67m²







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Montara 31.9



Facade Options



Ground Floor

296.28m²

Ground Floor	119.41m ²
First Floor	124.78m²
Garage	33.61m ²
Alfresco	11.61m ²
Porch	6.87m ²

Grour

Total





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APOLLO



CLASSIC



HAMLET



LOGAN V2



NEWSTEAD



OXLEY BRICK



SEYMOUR



VERGE (ON DISPLAY HOMEWORLD MARSDEN PARK)

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