

Chelsea 162



MIN BLOCK: 10.5 x 21m Based on 2.8m front / 1.2m rear setback

- 3
- 2
- 2

AREA ANALYSIS

Living	112.55m ² (12.11sq)
Garage	35.78m ² (3.85sq)
Porch	2.02m ² (0.21sq)
Total	150.35m ² (16.18sq)

OVERALL DIMENSIONS

Width 10.5m Depth 17m

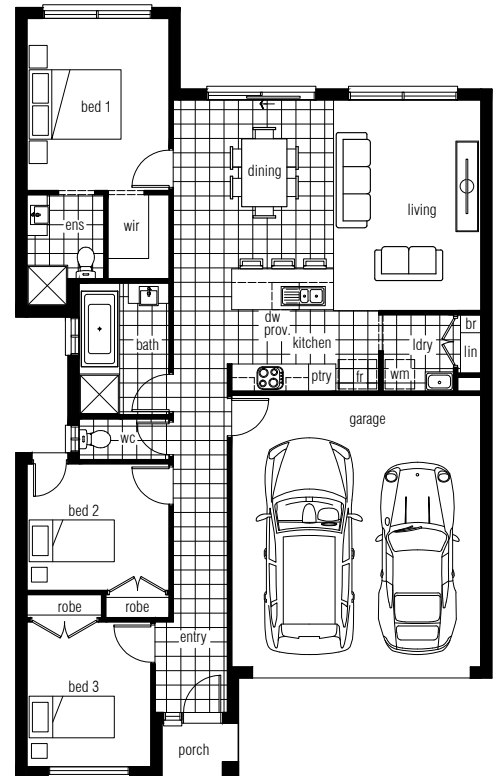
Large living and dining overlook your rear yard.

KEY FEATURES

- Central kitchen ensures the ultimate in interactivity with family and guests
- Large living and dining zones with excellent access to main yard area
- Master bedroom at rear with its own walk-in-robe, ensuite and outlook to private outdoor space
- Other two bedrooms secluded in front zone away from living zone

ROOM SIZES

Bedroom 1	3.1 x 3.8
Bedroom 2	3.1 x 2.8
Bedroom 3	2.7 x 3.2
Dining	3.5 x 3.7
Living	3.2 x 4.6



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If required, we will make further adjustments to this design to make it perfect for you. Façade image for illustrative purposes only. The floorplan may illustrate features that are optional. All depth dimensions exclude porch/verandahs if they are protruding. Room sizes to be used as a guide only – refer to working drawings for all dimensions. Bedroom measurements are clear of robes. Lot width is based on Rescode regulations on a non-corner block.

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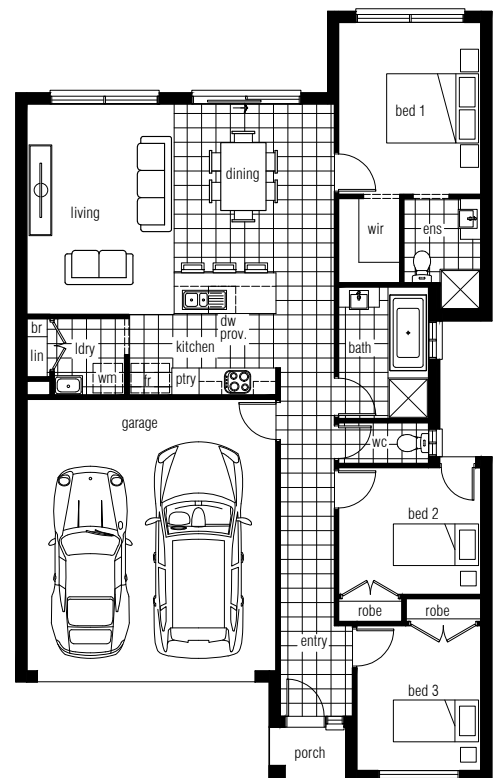
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