

# Radiance



House (width x length)  
**10.70m x 19.50m**

Minimum Lot Width#  
**12.5m+**

Minimum Lot Depth#  
**28m+**



Standard floorplan with Balmain façade

## Design Options

- + Alfresco Option
- + Extended Bathroom
- + Extended Family
- + Extended Kitchen, Galley, Pantry
- + Extended Theatre
- + Laundry Store

## Room Sizes

Master Bedroom	4.5 x 5.0m
Bedroom 2	3.5 x 3.9m
Bedroom 3	3.5 x 3.9m
Bedroom 4	3.6 x 3.9m
Games	3.7 x 4.8m
Dining	1.9 x 3.8m
Family	3.7 x 6.0m
Study	3.4 x 2.4m
Home Theatre	2.8 x 5.9m

## Specifications

Living Area	129.57m <sup>2</sup>	13.95sq
First Floor	155.85m <sup>2</sup>	16.78sq
Garage	37.86m <sup>2</sup>	4.08sq
Portico	5.24m <sup>2</sup>	0.56sq
<b>Total</b>	<b>328.52m<sup>2</sup></b>	<b>35.36sq*</b>

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\* Sizes may vary slightly as per façade range. Floorplan based on the Seaside façade - see façade pricelist for RRP. # Minimum Lot Sizes may vary due to Council requirements & estate guidelines. This work is exclusively owned by Grandville Homes Property Holdings and cannot be reproduced or copied either wholly or in part, in any form (graphic, electronic or mechanical, including photocopying and uploading to the internet) without the written permission of Grandville Homes Property Holdings. This document is for illustration purposes and should be used as a guide only. Illustrations are not to scale. Garage dimensions are external measurements only. Refer to actual working drawings.

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Optimise your floorplan

Alfresco Option



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Optimise your floorplan

Extended Bathroom



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## Optimise your floorplan

Extended Family



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## Optimise your floorplan

Extended Kitchen, Galley, Pantry



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4

3

2

1

1

2

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## Optimise your floorplan

Extended Theatre



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Optimise your floorplan

Laundry Store



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