



## DESIGN D

# FRASER

## 2 Bedroom

### Area Dimensions

Floor Area	98.00m <sup>2</sup>
Garage	20.00m <sup>2</sup>
Porch	6.16m <sup>2</sup>
Pergola	17.30m <sup>2</sup>
Patio	28.30m <sup>2</sup>
<b>TOTAL</b>	<b>169.76m<sup>2</sup></b>



Large, private, fully fenced, exposed aggregate courtyard

### Kitchen

- Spacious modern design
- Overhead cupboards to ceiling
- Stainless steel appliances
- Large walk-in pantry

### Bedroom 1

3.5 x 3.6

(clear of robe)

- Built-in mirrored robe
- TV and Telephone point
- Ceiling fan
- Direct access to rear courtyard

### Bathroom

- Spacious design
- Seat in shower
- Toilet

### Separate W/C

- With additional hand basin

### Bedroom 2

3.0 x 3.1

(clear of robe)

- Built-in mirrored robe
- Ceiling fan



### Brick Privacy Wall

- Full height to maintain privacy

### Dining

3.6 x 3.0

- Large open plan
- Easy access to kitchen and outdoor covered pergola

### Laundry

- Spacious Design
- Large broom cupboard
- Second linen cupboard
- Easy access to drying line
- 3-way access

### Living

4.7 x 5.2m

- Spacious design
- Ceiling fan
- TV point

### Garage

3.2 x 5.9m

- Automatic roll-a-door
- Internal and external access