

# The Madeira

TOTAL SIZE  
318.90m<sup>2</sup>

MIN LOT WIDTH  
14.0m



5 BEDS



3 BATHS



2 CARS



The Madeira has been designed to cater to the busy rhythm of family life. Multiple living areas offer space for private retreat, while at the rear of the house, the open-plan kitchen, dining and living area frame a generous alfresco space. Upstairs, the master suite is separated from three further bedrooms by a convenient leisure and study area.

Contemporary Facade —  
Artist Impression



Modern Facade Option —



Classic Facade Option —

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# The Madiera

Area Schedule	m <sup>2</sup>	sq
Ground Floor	134.92	14.52
First Floor	126.02	13.56
Alfresco	15.30	1.65
Garage	38.46	4.14
Front Porch	4.20	0.45
<b>Total</b>	<b>318.90</b>	<b>34.33</b>

## Key Area Dimensions

Kitchen	4620 x 2090mm
Meals	5100 x 2940mm
Family	4620 x 8030mm
Sitting	4550 x 4040mm
Leisure	5910 x 3930mm
Study	2820 x 2210mm
Master Bedroom	4030 x 3390mm
Bedroom 2	3720 x 3000mm
Bedroom 3	3000 x 3600mm
Bedroom 4	3130 x 3300mm
Guest/Bedroom 5	3110 x 3000mm
Alfresco	4750 x 3000mm
Garage	5520 x 6020mm
Home Width	12,600mm
Home Length	18,000mm

## Lot Requirements

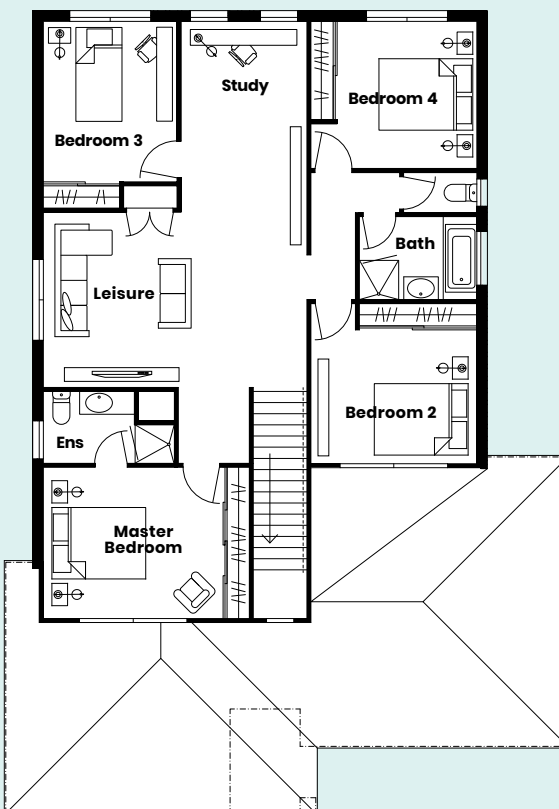
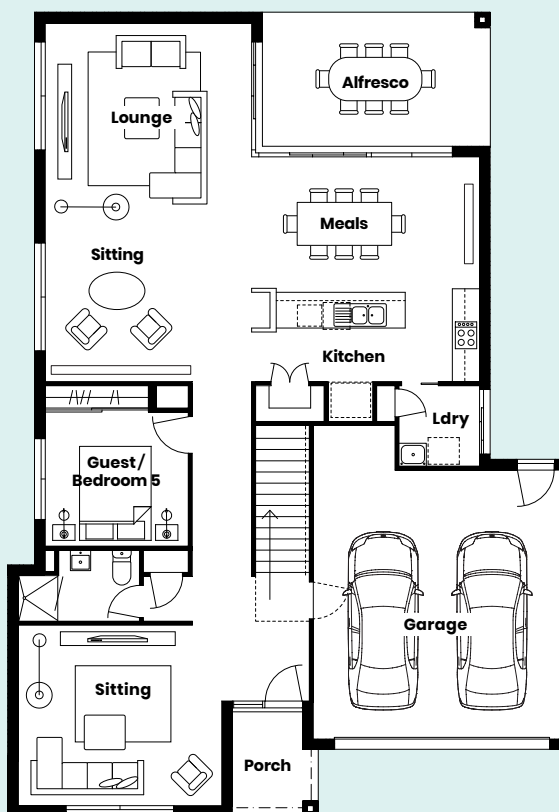
Minimum Lot Width	14m
Minimum Lot Length	25m

## When can we move in?

Call Campbell Fehring — 0400 446 099

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