

# THE JAY

## 3 BEDROOM HOUSE

PLOTS 56, 63, 70\*, 73, 76, 80\*, 92, 101\*, 102, 108\*, 109\* & 110\*



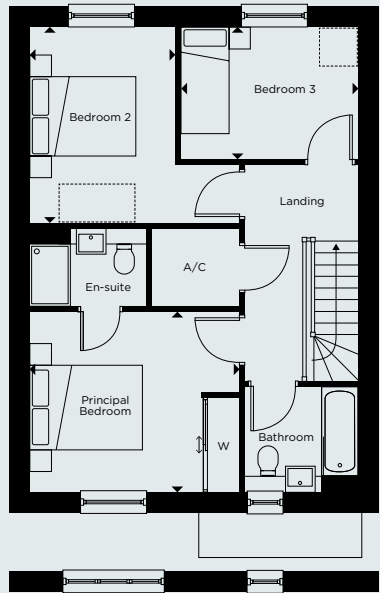
### GROUND FLOOR

Kitchen/Dining/Living	6.20m x 6.90m	20'4" x 22'7"
Study	3.40m x 1.75m	11'1" x 5'8"
Garage	3.55m x 6.85m <sup>†</sup>	11'7" x 22'5"

### FIRST FLOOR

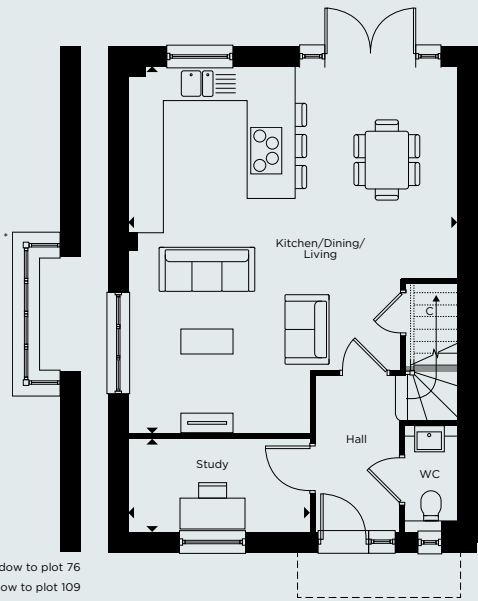
Principal Bedroom	3.90m x 3.40m	12'9" x 11'1"
Bedroom 2	2.75m x 3.75m	9'0" x 12'3"
Bedroom 3	3.35m x 2.50m	10'11" x 8'2"

\*Handed to floorplan shown. <sup>†</sup>Plot 109 has garage length of 6m.



Larger window to plots 63, 70, 73 & 80

### FIRST FLOOR



Bay window to plot 76  
\*No side window to plot 109

### GROUND FLOOR

C - CUPBOARD W - WARDROBE A/C - AIRING CUPBOARD [ ] - INDICATIVE WARDROBE POSITION

Floorplan layouts are not to scale. House layouts provide approximate measurements only and are subject to planning. Dimensions, which are taken from the indicated points of measurements are for guidance only and are not intended to be used for window treatments or items of furniture. Bathroom and kitchen layouts are indicative only and are subject to change. Wardrobe size and position may vary. The information contained within this document does not constitute part of any offer, contract or warranty. Whilst the plans have been prepared with all due care for convenience of the intending purchaser, the information herein is a preliminary guide only.