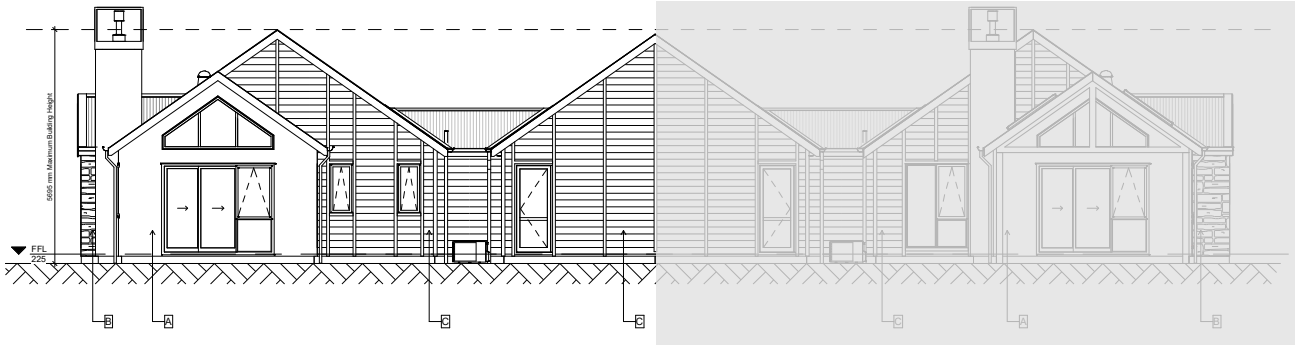




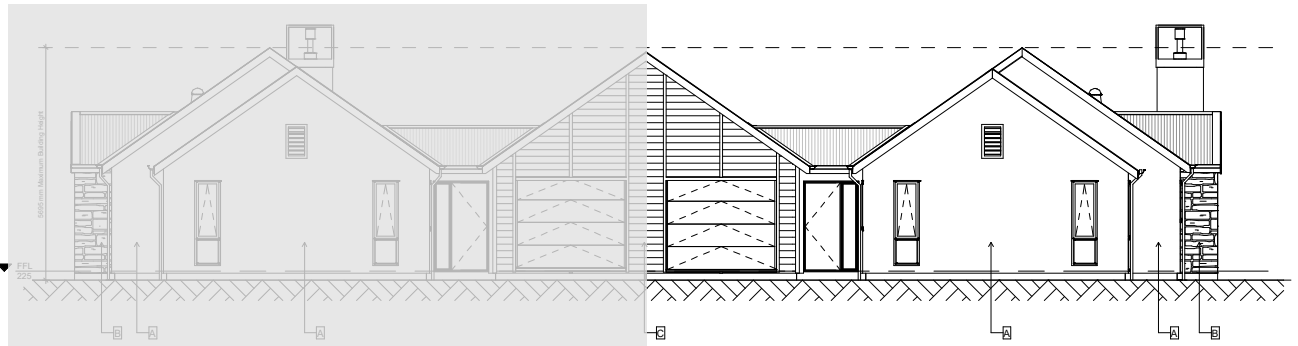
**Elevations—**  
**20 Lady Fayre Drive**



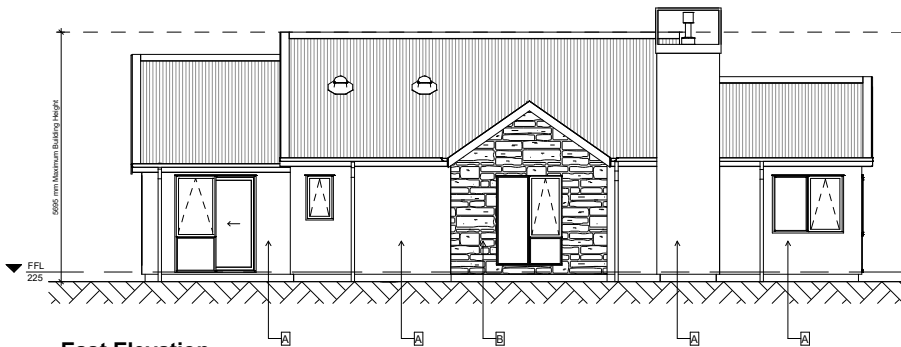
**ARROWTOWN**  
LIFESTYLE VILLAGE



**North Elevation**



**South Elevation**



**East Elevation**



**West Elevation**

\*Plan is subject to final design and council approvals. Villa styles, location and grounds may be subject to change.

# Specifications

## **Construction & Cladding**

- Weatherboard, schist and plaster over aerated autoclaved concrete (AAC) cladding
- Coloursteel roof
- 2.55m stud height with vaulted ceilings in the living and dining areas
- Double glazed, thermally broken windows

## **Interior finishes**

- High end fixtures and fittings carefully selected for design and durability
- Quality 100% wool carpet with heavy duty underlay
- Timber laminate flooring to kitchen and entry
- Tiled bathroom floors and showers
- Quality window treatments, with double track curtains in master bedroom and lounge

## **Heating**

- Rinnai feature gas fireplace
- Mitsubishi heat pump for winter heating and summer cooling

## **Kitchen**

- Quality appliances, including Fisher and Paykel single tall wall mounted oven, induction cooktop, and single dish drawer
- Engineered stone benchtop with undermounted sink, melamine cabinetry, soft close drawers

## **Bathroom and Laundry**

- Undertile heating to bathroom floors
- Large walk-in ensuite shower, with level entry access and safety handrail
- Laundry is located in the garage

## **Bedrooms**

- Spacious master bedroom suite including walk-in-wardrobe and private ensuite
- Guest bedroom with in-built robe

## **Garage**

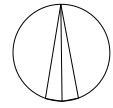
- Internal access single garage
- Fully insulated, marine carpeting

## **Conservatory**

- The lounge has been extended to include conservatory-style windows

## **Safety & Security**

- Gated village community
- Hard-wired smoke detectors
- 24-hour emergency call system



North

