

# Facade options and features



**Grande Hamptons Facade** Roof Type Colorbond Total m<sup>2</sup>/Sq 279.64/30.2



**Manhattan Facade** Roof Type Colorbond Total m<sup>2</sup>/Sq 280.77/30.2



**Grande Facade** Roof Type Colorbond Total m<sup>2</sup>/Sq 280.12/30.2



**Hamptons Facade** Roof Type Tiles Total m<sup>2</sup>/Sq 280.53/30.2



**Retro Facade** Roof Type Colorbond Total m<sup>2</sup>/Sq 279.20/30.1



**Executive Facade** Roof Type Tiles Total m<sup>2</sup>/Sq 280.52/30.2



**Cosmo Facade** Roof Type Tiles Total m<sup>2</sup>/Sq 275.81/29.7



**Metro Facade** Roof Type Tiles Total m<sup>2</sup>/Sq 276.17/29.7



Note: Artist's impressions and pictures shown in this brochure may not be standard finishes – please refer to standard inclusions list for details. Photographs may depict homes from other design ranges and are used for illustrative purposes only. Manhattan, Hamptons, and Provincial facades, as well as gables, are not available for projects classified under BAL Flame Zone (BAL-FZ) due to certification complexities.

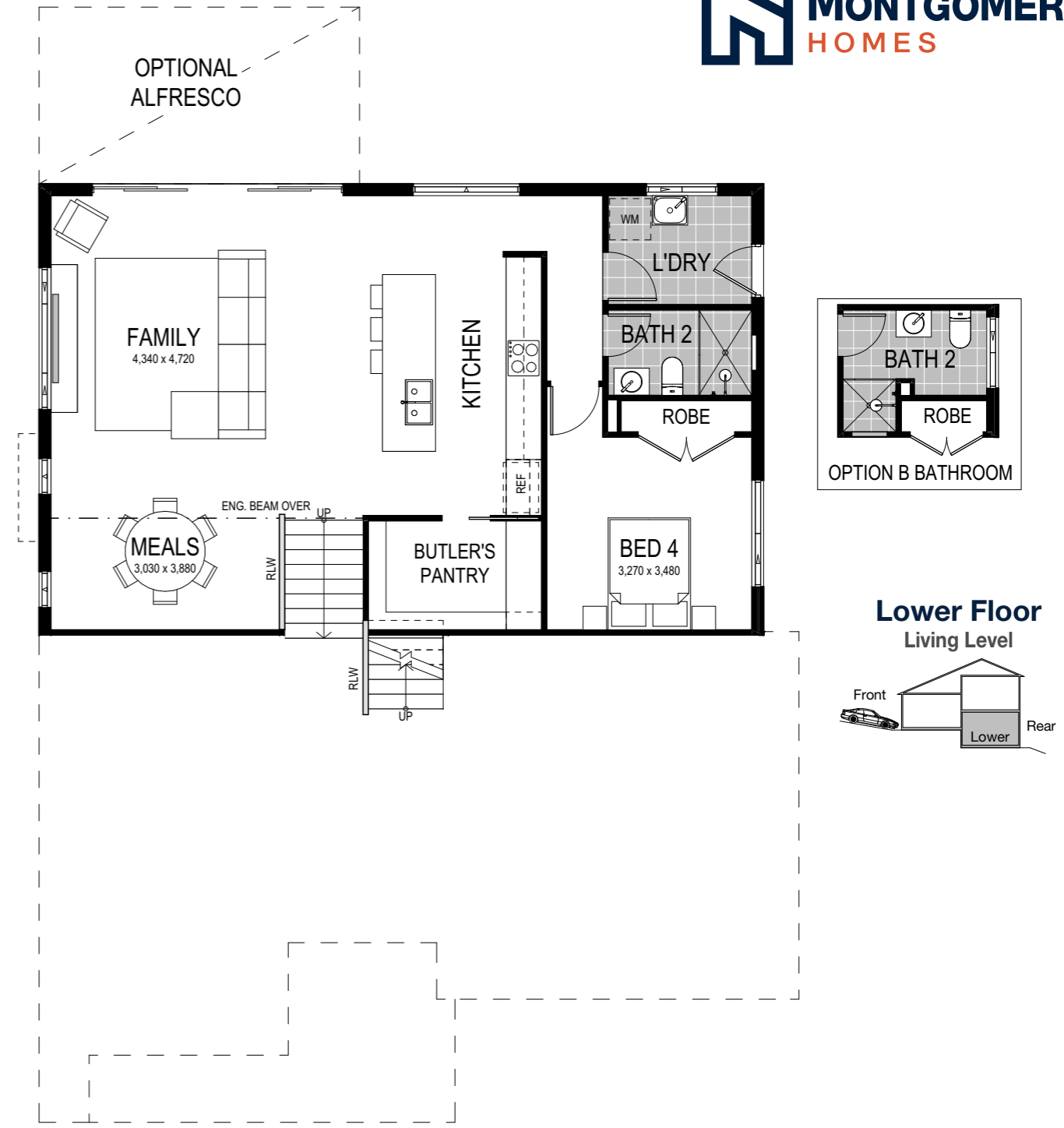
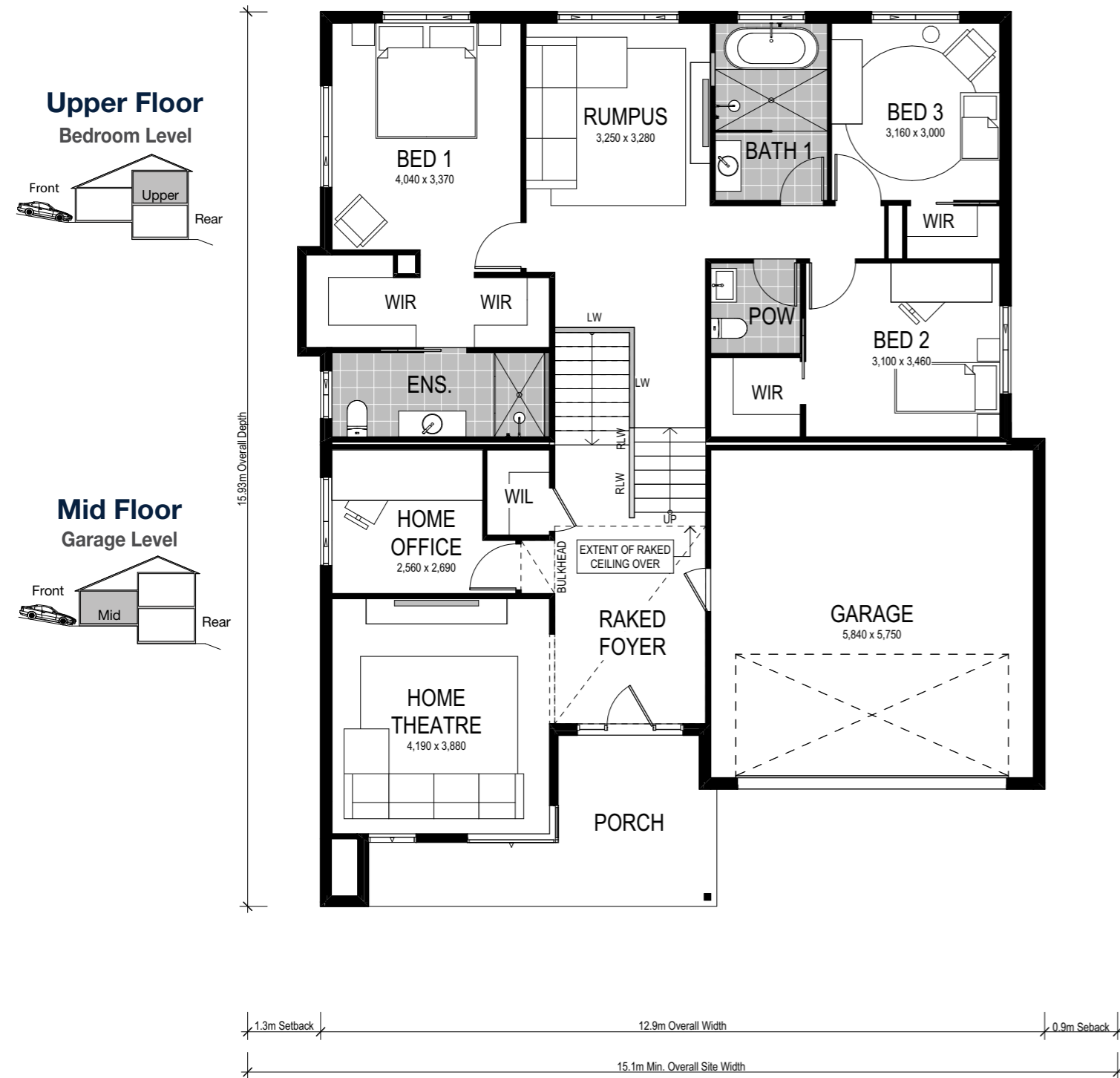
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# Carolina 2 281





Scale: 1:100. Floor plan depicts Manhattan facade.

# Carolina 2 281


-  4 Bed
-  3 Bath
-  2 Park

The Carolina 2 281 boasts a distinctive downhill design across three levels, expertly crafted by Montgomery Homes. This design optimises flow, landscape views, and natural light. The mid-level greets you with an elevated foyer, housing a home theatre and office. Descend to the lower level for an expansive entertainment area with a kitchen, family space, meals area, and optional alfresco. A guest bedroom with a nearby bathroom completes this level. Upstairs, bedrooms encircle a rumpus room, with the master suite secluded on one side. This home suits a 15.5m wide block or larger, and offers 8 facade options: Cosmo, Executive, Grande, Grande-Hamptons, Hamptons, Manhattan, Metro and Retro.

Our specially designed homes for sloping sites feature many benefits:

- ✓ Abundant natural light and air-flow
- ✓ Separate living areas on different levels
- ✓ Preserve natural drainage
- ✓ Enhance outlooks and views
- ✓ Unique and architectural looking design
- ✓ Less excavation
- ✓ A flatter driveway
- ✓ Designed to follow slope of land
- ✓ Maximise space

This home design is on display at:

 **Miranda**  
**303 The Boulevard,**  
**Miranda**