

Emerald

em-er-ald: often being described as a radiant colour of elegance and beauty, this precious gemstone has a lush green colour that is said to enhance your sense of well-being, balance and harmony.

The Emerald proudly makes the most of natural light with windows throughout the entire home, from the void entry, to the staircase well. This two-storey design is an entertainer's delight with a formal living area, media room or home theatre, open plan living-kitchen area leading out to the alfresco and a scullery that would make any neighbour jealous.

PERFECT FOR

-  **Knock-Down, Rebuild**
-  **Big families**
-  **Entertainers**
-  **Growing families**
-  **Home theatre option**
-  **Home office option**
-  **Scullery included**



Facades



Other compatible facades

Aspen ★
Cambridge
Chateaux
Classic

Delta ★
Deluxe ★
Hamptons ★
Marina

Monash
Nuvo ★
Riviera ★
Royale ★

14.99 m

MINIMUM LOT WIDTH

STCC (Subject to Council Conditions)

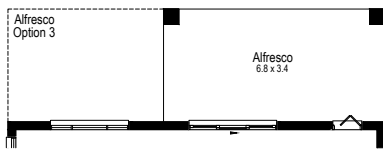
Emerald 39

4

2.5

2

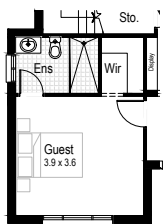
Option
Alternate
alfresco



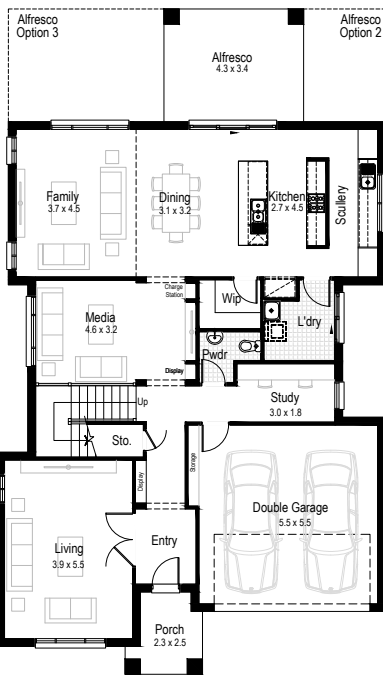
Option
Bedroom 5 in lieu of void



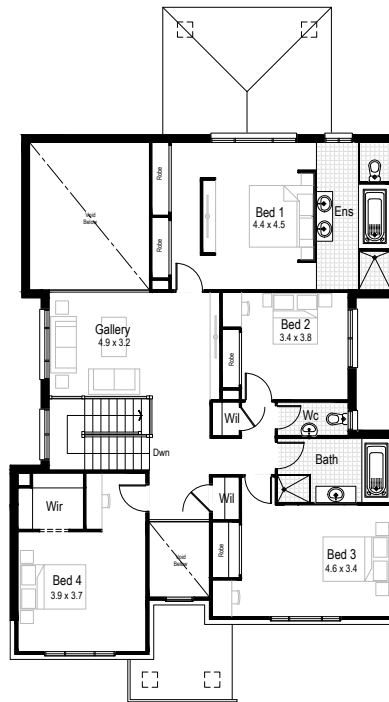
Option
Walk-in-robe
in lieu of void



Option
Guest bedroom in
lieu of living room



Ground floor



First floor



Ground floor
living area
137.47 m²



First floor
living area
170.38 m²



Garage
35.37 m²



Alfresco
15.00 m²



Porch
5.07 m²



Overall width
11.99 m



Overall length
20.53 m



Total area
363.29 m²

15.23 m

MINIMUM LOT WIDTH

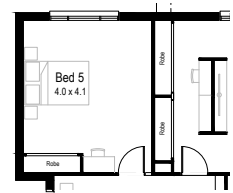
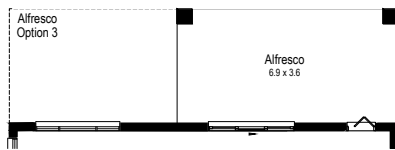
STCC (Subject to Council Conditions)

Emerald 42

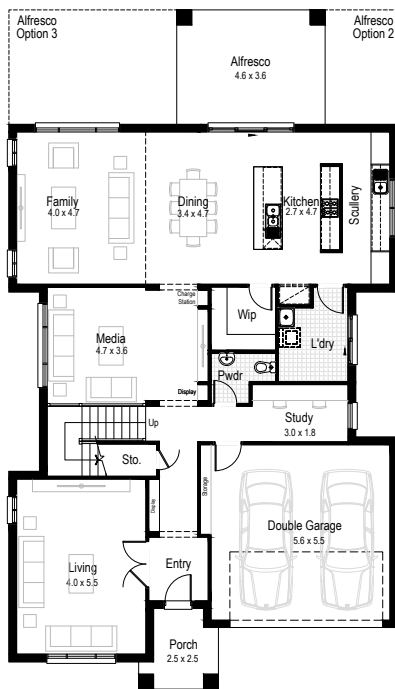
 4
  2.5
  2



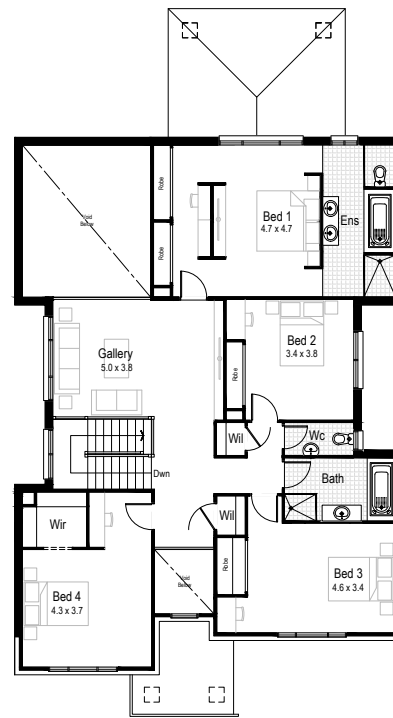
Option Alternate alfresco



Option Bedroom 5 in lieu of void



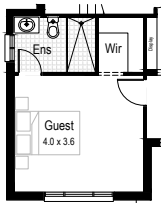
Ground floor



First floor



Option Walk-in-robe in lieu of void



Option Guest bedroom in lieu of living room



Ground floor living area
149.94 m²



First floor living area
183.63 m²



Garage
36.17 m²



Alfresco
19.15 m²



Porch
5.30 m²



Overall width
12.23 m



Overall length
21.60 m



Total area
392.45 m²

15.23 m

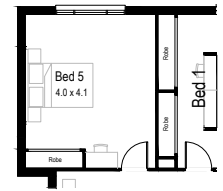
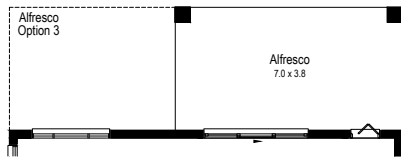
MINIMUM LOT WIDTH

STCC (Subject to Council Conditions)

Emerald 44

4 2.5 2

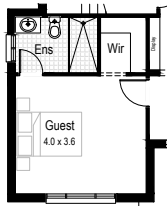
Option Alternate alfresco



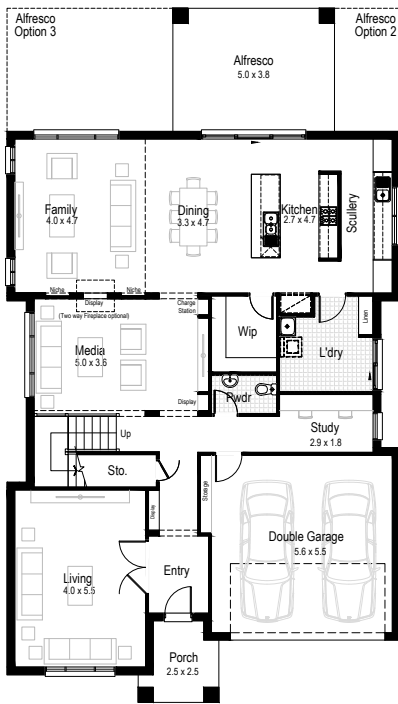
Option Bedroom 5 in lieu of void



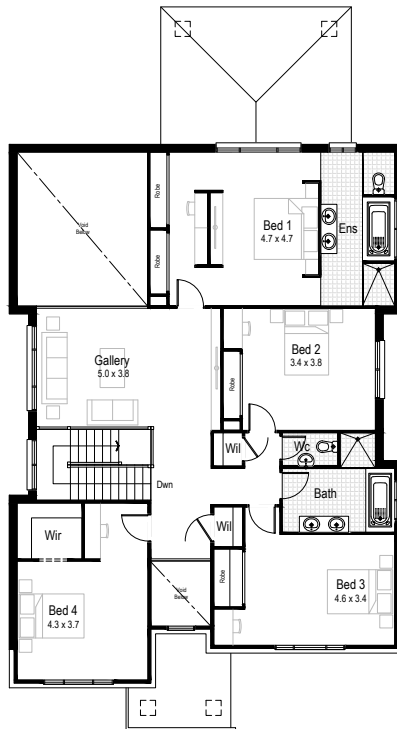
Option Walk-in-robe in lieu of void



Option Guest bedroom in lieu of living room



Ground floor



First floor



Ground floor living area
156.46 m²



First floor living area
188.95 m²



Garage
34.98 m²



Alfresco
22.98 m²



Porch
5.30 m²



Overall width
12.23 m



Overall length
21.60 m



Total area
408.67 m²

15.23 m

MINIMUM LOT WIDTH

STCC (Subject to Council Conditions)

Emerald 47



4
 2.5
 2

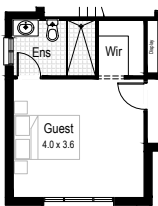
Option
Flipped alfresco
and rumpus



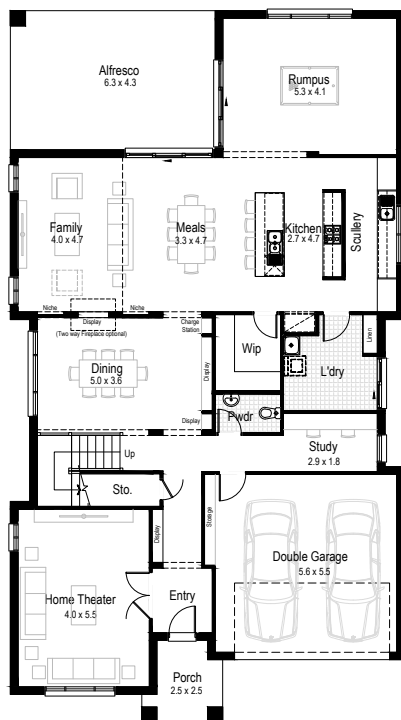
Option
Bedroom 5 in
lieu of void



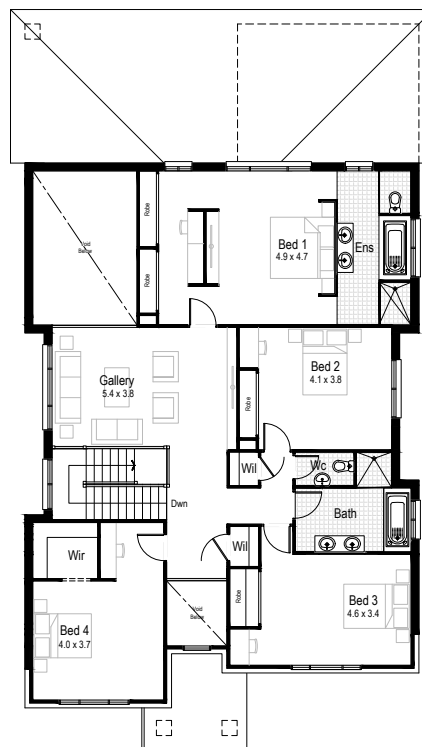
Option
Walk-in-robe
in lieu of void



Option
Guest bedroom in
lieu of living room



Ground floor



First floor



Ground floor
living area
181.70 m²



First floor
living area
188.95 m²



Garage
35.10 m²



Alfresco
27.47 m²



Porch
5.30 m²



Overall width
12.23 m



Overall length
22.09 m



Total area
438.52 m²









COMPLETE YOUR DREAM HOME

SELECT AN INCLUSIONS PACKAGE
TO SUIT YOUR STYLE AND BUDGET



WE CALL THEM NECESSITIES. **NOT UPGRADES**

When our team created our range of inclusions packages, we decided to select items that you will need at every stage of your life. That's why our standard inclusions packages include:

- | | |
|---|--|
|  Air Conditioning |  Automatic Garage Door |
|  Tiled Outdoor Alfresco |  Site Costs for Standard Lot* |
|  Carpet and Tiles Throughout |  Westinghouse Stainless Steel Appliances |
|  Built-in Robes with Mirrored Sliding Doors |  PLUS SO MUCH MORE |

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