



SIGNATURE SERIES  
/ AUSTIN 34

A majestic mix of captivating street appeal and architectural design, this five bedroom home immediately impresses. This considered floorplan exceeds expectation with multiple functional options such as an additional sixth bedroom, home theatre or even an extra rumpus room, so everyone can enjoy their own haven and space to grow.



/ FACADE OPTIONS



CITY

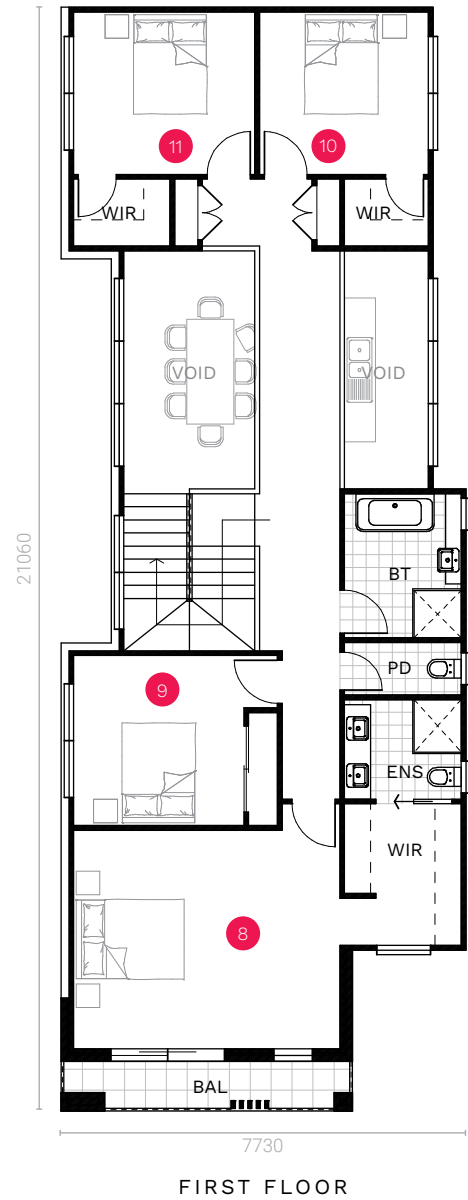
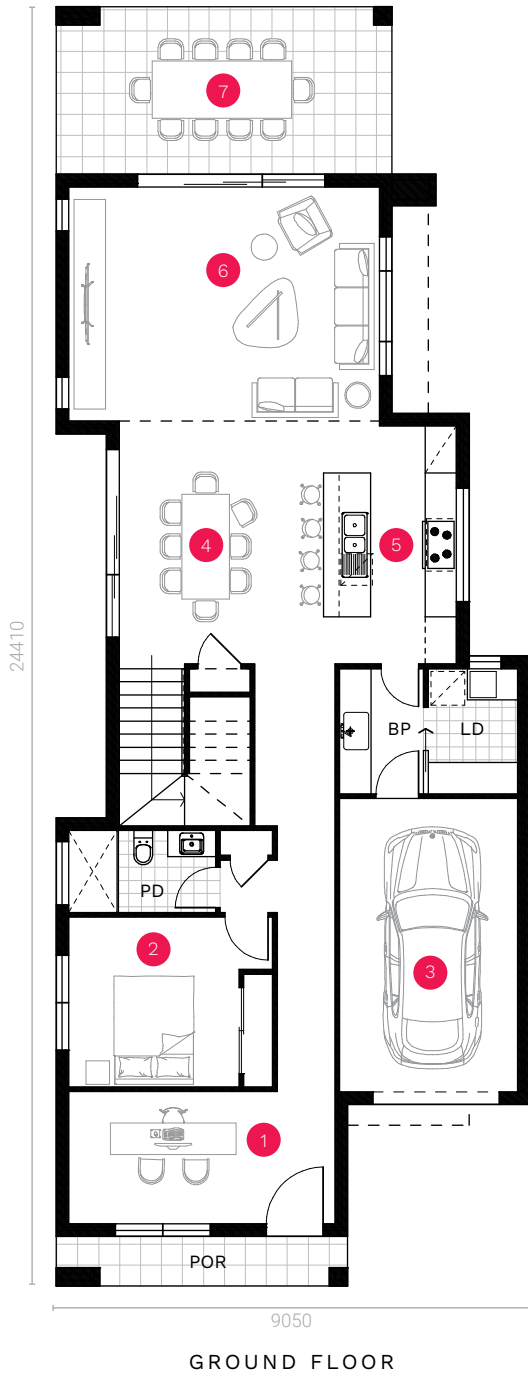


COASTAL



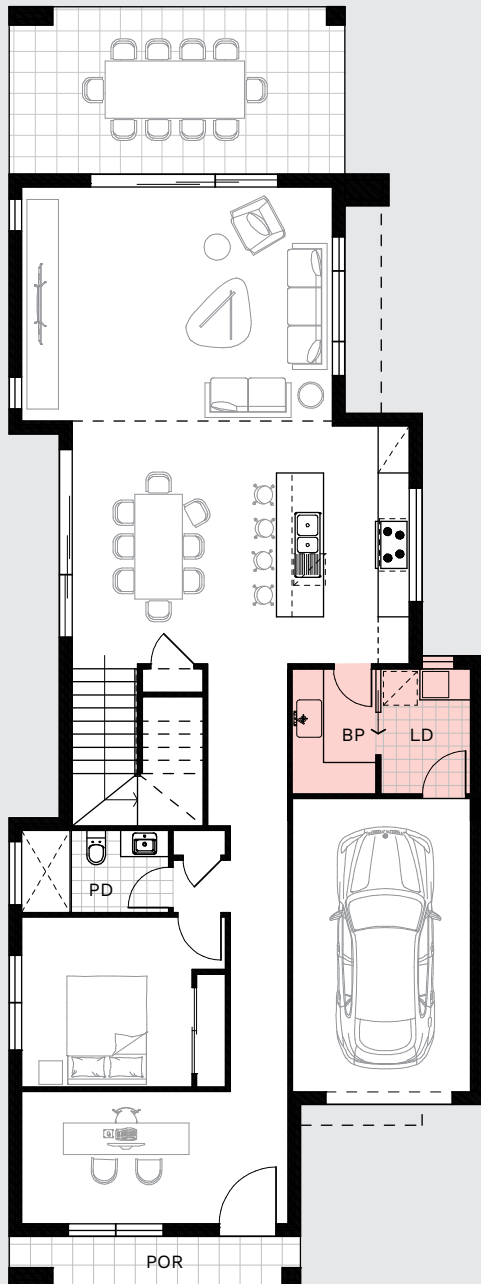
COUNTRY

# /AUSTIN 34



\*Standard floor plan based on Coastal façade.

# / DESIGN OPTIONS

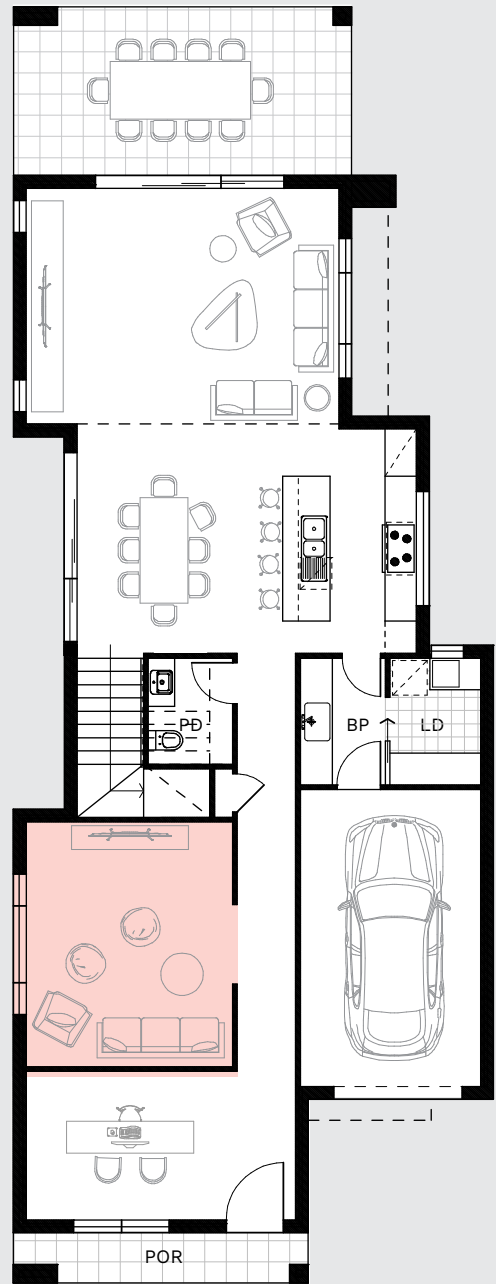


## GROUND FLOOR

### Alternate Laundry/Butler's Pantry

Laundry - 2.39 x 1.71 m

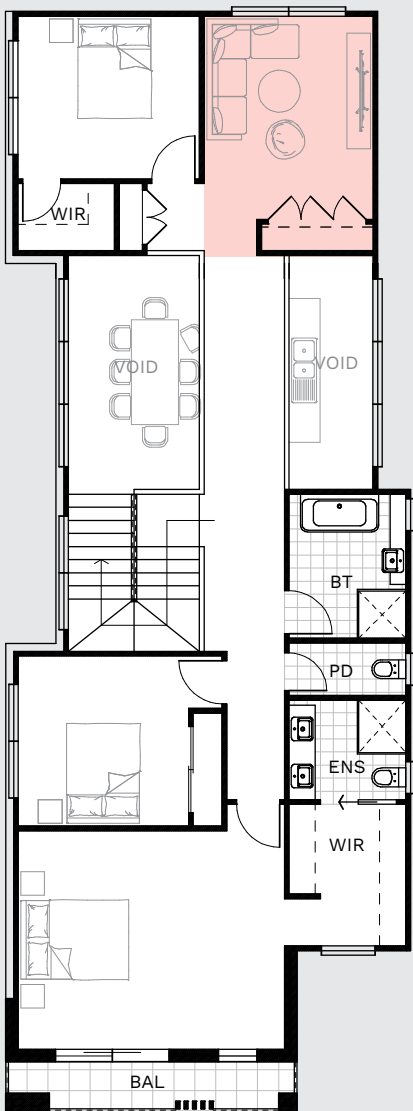
Butler's Pantry - 2.39 x 1.60 m



## GROUND FLOOR

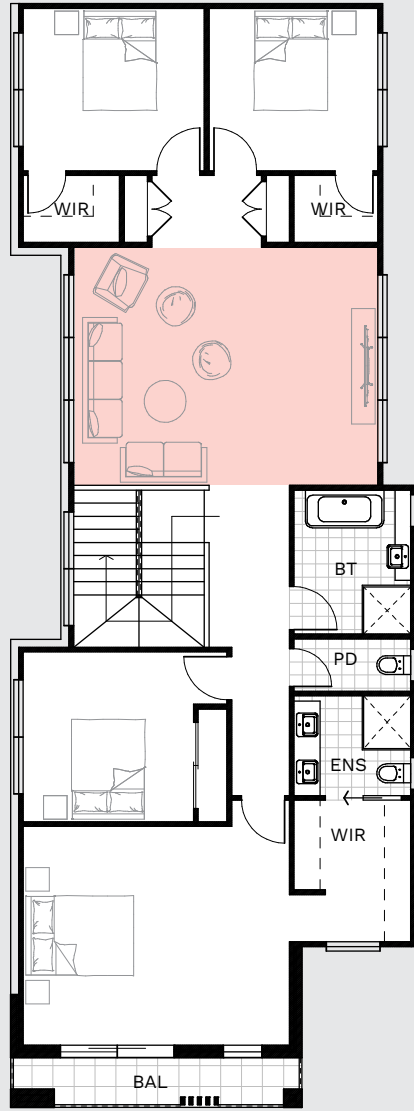
### Home Theatre

3.89 x 4.61 m



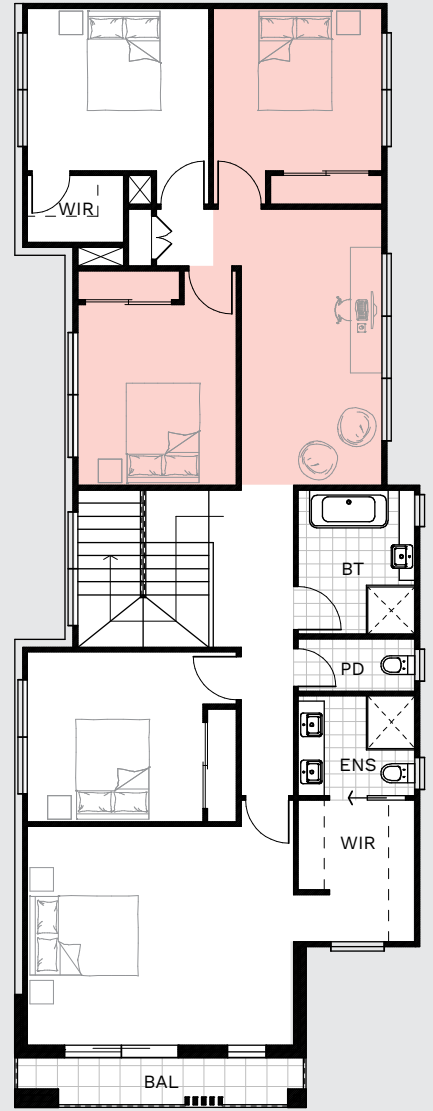
FIRST FLOOR

Rumpus  
3.22 x 3.87 m



FIRST FLOOR

No Void + Rumpus  
(subject to compliance)  
5.81 x 4.54 m



FIRST FLOOR

No Void + 6<sup>th</sup> Bedroom  
(subject to compliance)  
Bed 3 - 3.22 x 3.10m  
Bed 6 - 3.03 x 3.45m  
Study - 2.69 x 5.27m

## SPECIFICATIONS

Ground Floor	129.30 sqm
Garage	21.20 sqm
Porch	5.30 sqm
Alfresco	20.50 sqm
First Floor	138.00 sqm
Balcony	5.30 sqm
<b>TOTAL</b>	<b>319.60 sqm   34.40 sq</b>

## HOME DETAILS

1. Study	3.98 x 2.52 m
2. Guest Bedroom	3.25 x 3.24 m
3. Garage	3.40 x 5.60 m
4. Dining	3.90 x 4.54 m
5. Kitchen	2.54 x 4.54 m
6. Living	5.93 x 4.56 m
7. Alfresco	6.41 x 3.20 m
8. Master Bedroom	5.08 x 4.17 m
9. Bedroom 2	3.25 x 3.24 m
10. Bedroom 3	3.22 x 3.10 m
11. Bedroom 4	3.46 x 3.10 m



1800 667 844 | [NORTHHOMES.COM.AU](http://NORTHHOMES.COM.AU)

---

**Disclaimer:** The information contained in this document is for marketing purposes only and does not form part of the contract of sale. Although all efforts have been made to ensure that the information provided is accurate and in accordance with the provisions of the contract of sale, changes may be made during construction and dimensions, areas, fittings, finishes and specifications are subject to change without notice. Any aspects, views and perspectives disclosed in this brochure are indicative only. North Homes reserves the right to alter designs and specifications without notice at any time. All graphics depicting the houses, landscaping and shared and public spaces are indicative only. Furniture and fittings depicted are not included with any sale and purchasers must refer to the contract of sale for the list of inclusions. The position of furniture and fittings should not be taken to be indicative of power points, TV connections and other amenities. All interested parties are directed to rely on their own enquiries and consult their professional adviser in relation to the terms and materials which are included in the contract of sale. All reasonable care has been taken in the preparation of this brochure, but the vendor and its appointed agents disclaim all liability should any information conveyed by or contained within differ from the contract of sale or the actual constructed development. BL374999C