

AMELIA 22



AREAS:			
GROUND FLOOR:	158.3 m ²	GARAGE:	36.2 m ²
FIRST FLOOR:	0.0 m ²	PORCH:	2.5 m ²
	0.0 m ²	ALFRESCO:	11.0 m ²
	0.0 m ²		0.0 m ²
SUB TOTAL:	158.3 m ²	TOTAL:	207.9 m ²
	17.0 sq		22.4 sq

Total House Length	21.6 m
Total House Width	11.3 m
Minimum Block Size*	12.5 x 28m



Dimensions are approximate only.

This Brochure is for marketing purposes and should be used as a guide only. Urban specification shown, please refer to your contract specifications or speak to your New Home Consultant for full inclusion details.

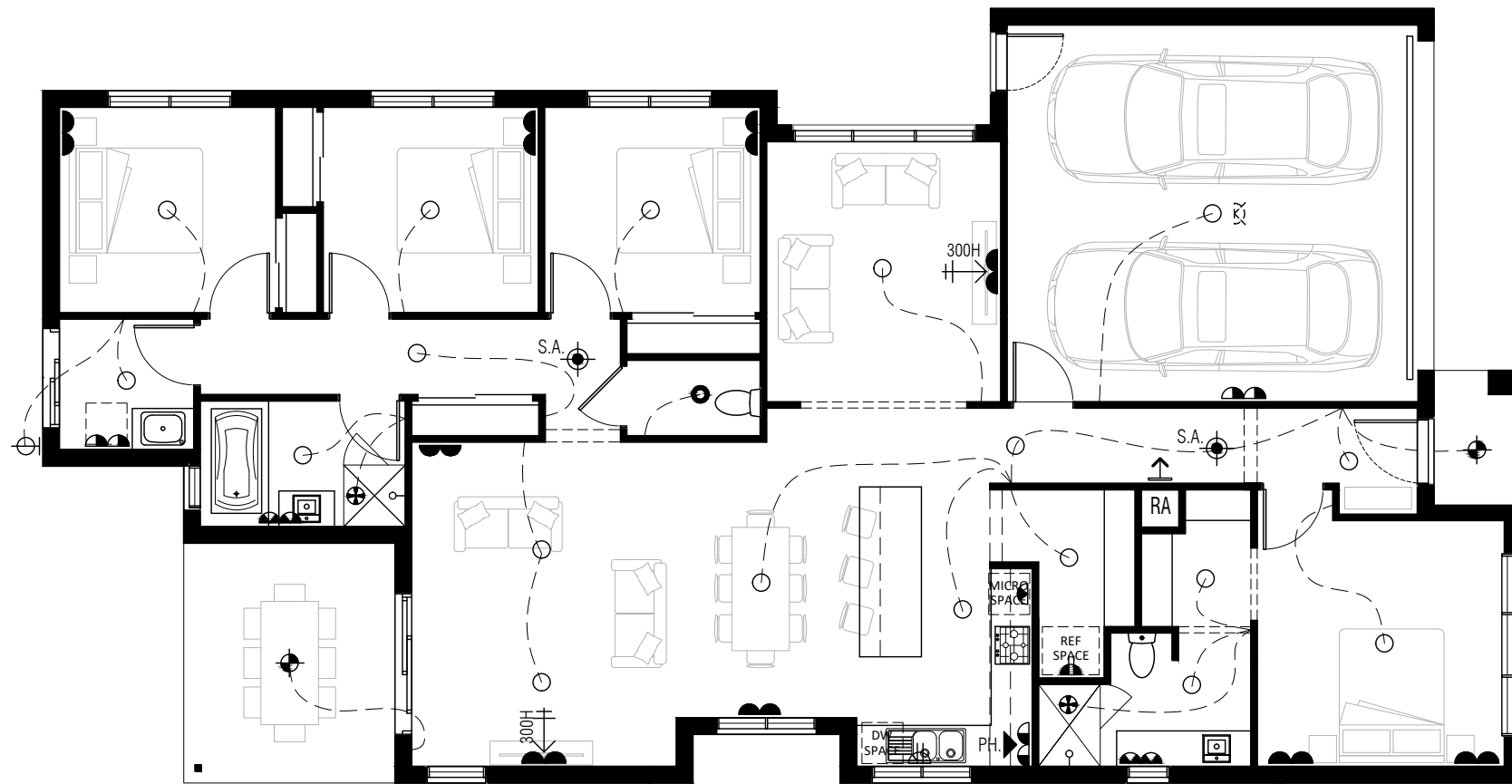
*Suggested minimum block sizes are based on a 4m front setback and 3m rear setback for New Estate Builds. Your selected block setbacks may differ from this. Speak to your New Home Consultant to confirm if this product is suitable for your blocks individual requirements.

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LIGHTING & FITTINGS			
○	CEILING LIGHT OUTLET WITH ACRYLIC SHADE.		
Ⓟ	PENDANT LIGHT AS SPEC.		
	CEILING LIGHT WITH SPEC. FITTING.		
⊙	LED (FIXED) DOWNLIGHT.		
⊙	WALL LIGHT AS SPEC..	⊙	PARAFLOOD WITH SENSOR.
ST	STAIR LIGHT	---	LED STRIP LIGHT
⊙	DOUBLE PARAFLOOD LIGHT WITH SENSOR.		
—	1200 FLURO.	JB	JUNCTION BOX (IN CEILING)
⊙	MOTION SENSOR.	<DLS	DAYLIGHT SENSOR.
⊕	EXHAUST FAN (SELF SEALING).	INSTALLED AS PER B.C.A. 3.8.5. & TO COMPLY WITH A.S.1668.2.	
⊕	COMBINATION EXHAUST FAN & LIGHT.		
DIM	DIMMER SWITCH TO FITTING AS WIRED.		
2W	TWO WAY SWITCHING TO FITTING AS WIRED.		
POWER			
⊙	DOUBLE POWER POINT @ 300MM.	UNLESS NOTED OTHERWISE	
⊙	SINGLE POWER POINT @ 750MM.		
⊙	DOUBLE POWER POINT @ 1150MM.		
⊙	DOUBLE POWER POINT @ 1400MM.		
WP	SGL WEATHER PROOF P.POINT @ 1150MM.		
WP	DOUBLE WEATHER PROOF P.POINT @ 1150MM.		
⊙	SGL P.POINT @ 600MM ON SEP. CIRCUIT.		
⊙	SGL P.POINT TO CEIL-REMOTE CONT. UNIT		
⊙	SINGLE POWER POINT @ 1800MM.		
OTHER			
S.A.	SMOKE DETECTOR.	APPROX. POSITION INSTALLED AS PER B.C.A. 3.7.2. & TO COMPLY WITH A.S.3786.	
GP	GAS BAYONET POINT @ 450mm		
M/B	EXTERNAL METER BOX.	S/B	INTERNAL SWITCHBOARD.
HWU	HOT WATER UNIT AS SPECIFIED	HWU	SOLAR HOT WATER UNIT AS SPECIFIED
MH	ROOF ACCESS (450 x 600mm)		
SECURITY & COMMUNICATIONS			
⊙	SPEAKER (IN CEILING)	CONDUIT	ELECTRICAL CONDUIT
300H	TV POINT @ SPECIFIED HEIGHT		
PH	TELEPHONE POINT TO MATCH ADJOINING POWER POINT HEIGHT		
MMP	MULTIMEDIA POINT TO MATCH ADJOINING POWER POINT HEIGHT		
T-BOX	TERMINATION BOX	D-HUB	DISTRIBUTION HUB BOX
ALARM			
K	ALARM KEYPAD	AS	ALARM STROBE & SIREN
ACP	ALARM CONTROL PANEL W/- SINGLE GPO @ 2200MM AFL		
S	ALARM SENSOR (TYPICALLY WALL MOUNTED)		
HEATING & COOLING			
⊙	CEILING REGISTER (HEATING ONLY)	HTR	GAS DUCTED HEATING UNIT
⊙	CEILING REGISTER (COOLING ONLY)	ECU	EVAP. COOLER UNIT
—	ELECTRIC WALL HEATING PANEL		
RA	RETURN AIR (WALL MOUNTED)	RA	RETURN AIR (CEILING MOUNTED)
AC-HEAD	AIR CONDITIONER HEAD	AC-CON	AIR CONDITIONER CONDENSER
⊙	CEILING FAN WITHOUT LIGHT FITTING	⊙	CEILING FAN WITH LIGHT FITTING
NOTE: HEATING & COOLING REGISTERS INDICATED ON PLAN ARE SYMBOLIC ONLY. ACTUAL REGISTERS SHAPE & LOCATION PER MANUFACTURES RECOMENDATIONS.			
IMPORTANT:			
- PROVIDE LIGHT POINT & SINGLE G.P.O. IN ROOF SPACE			
- WHERE INSTALLED, PROVIDE DIRECT POWER OUTLETS TO COOK TOP, RANGEHOOD, UNDER BENCH OVEN.			