



THE SOMERSET
 LIFESTYLE & RETIREMENT VILLAGE
 SOMERSET WEST

**REFER TO MASTERPLAN
 COLOUR CODED KEYPLAN
 FOR LOCATION OF HOUSE TYPE**

**NOTE: PRINTER COLOURS MAY
 VARY AT DIFFERENT SCALES.
 PLEASE REFER TO UNIT NAMES FOR REFERENCE.**

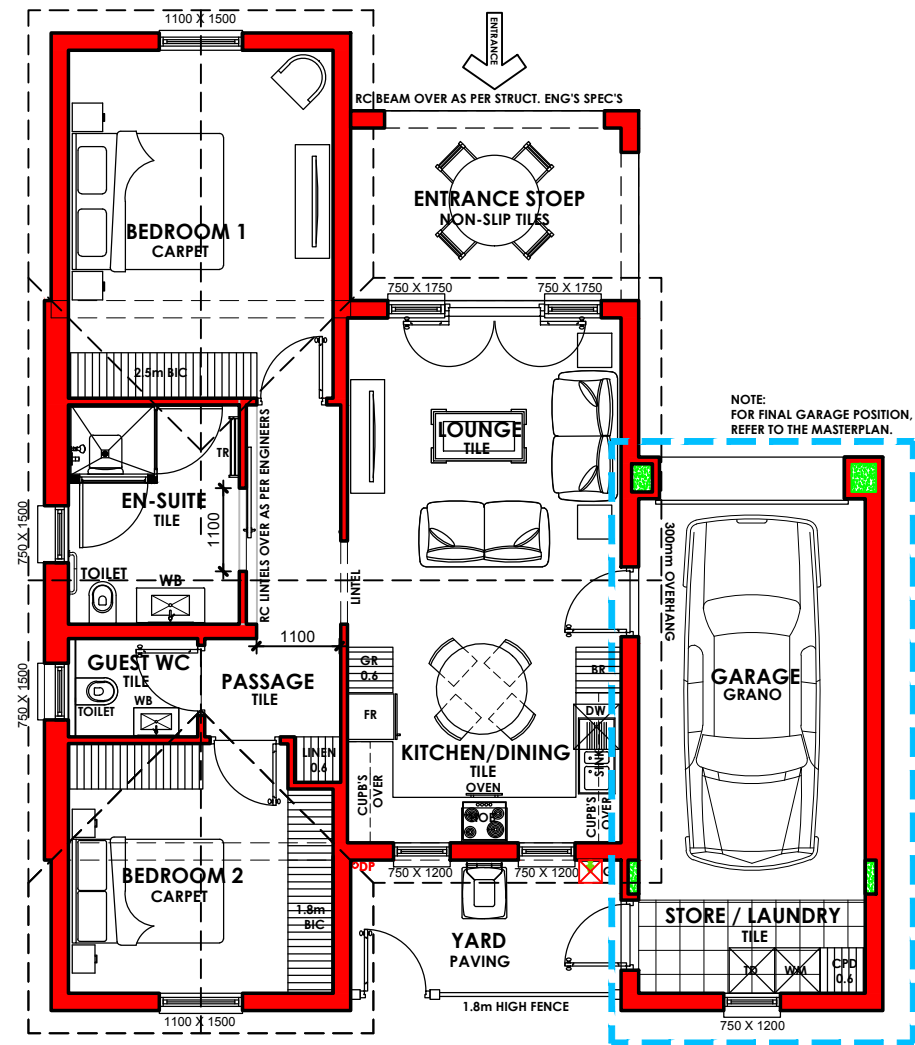
**PATIO ENCLOSURE -
 OPTIONAL EXTRA FOR PURCHASERS ACCOUNT:**

1. OPTION 1 - Covered Stoep with Open Sides.
2. OPTION 2 - Covered Stoep with Closed Sides.

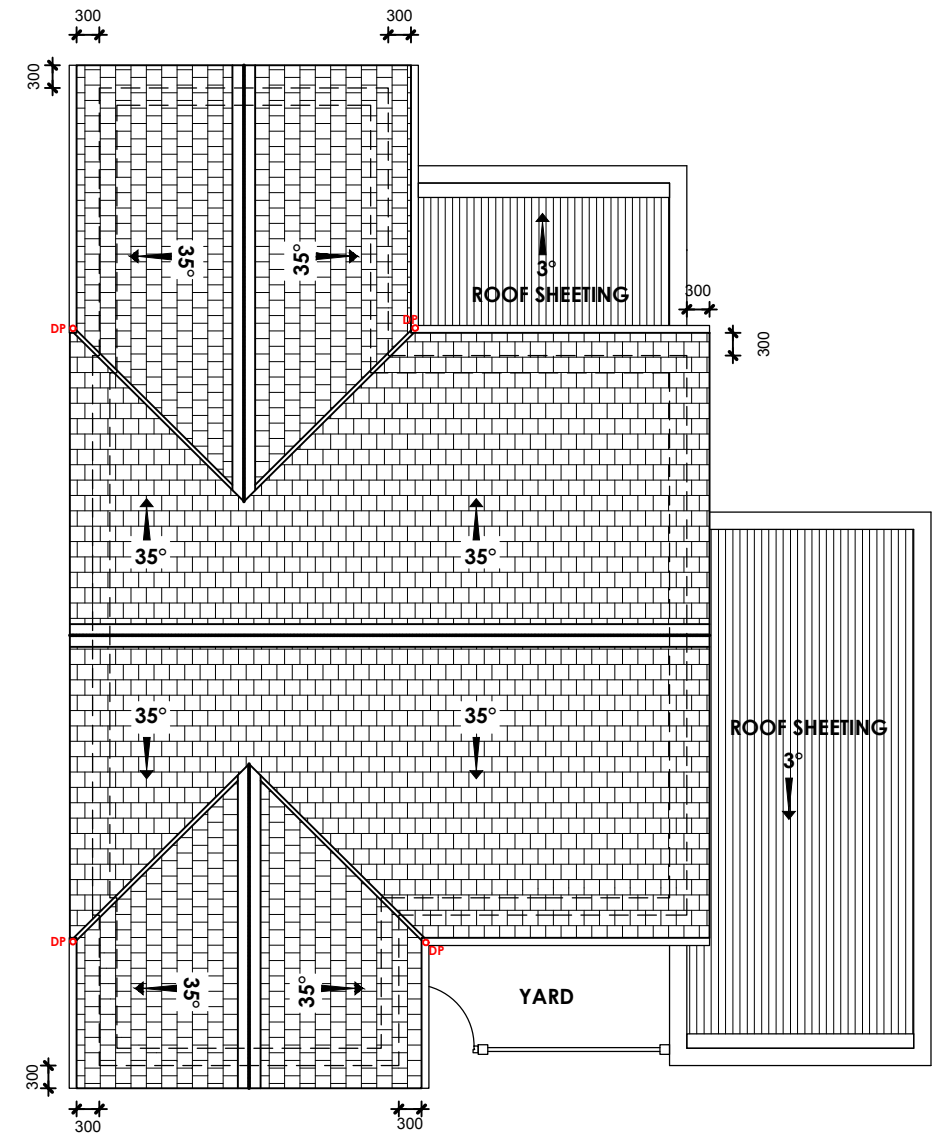
NOTE:
 ALL LEVELS AND DIMENSIONS TO BE FINALISED
 ON SITE BY ARCHITECTS AND ENGINEERS.
 ALL PLANS SUBJECT TO FINAL ADJUSTMENTS BY
 ARCHITECTS.

GENERAL NOTES:

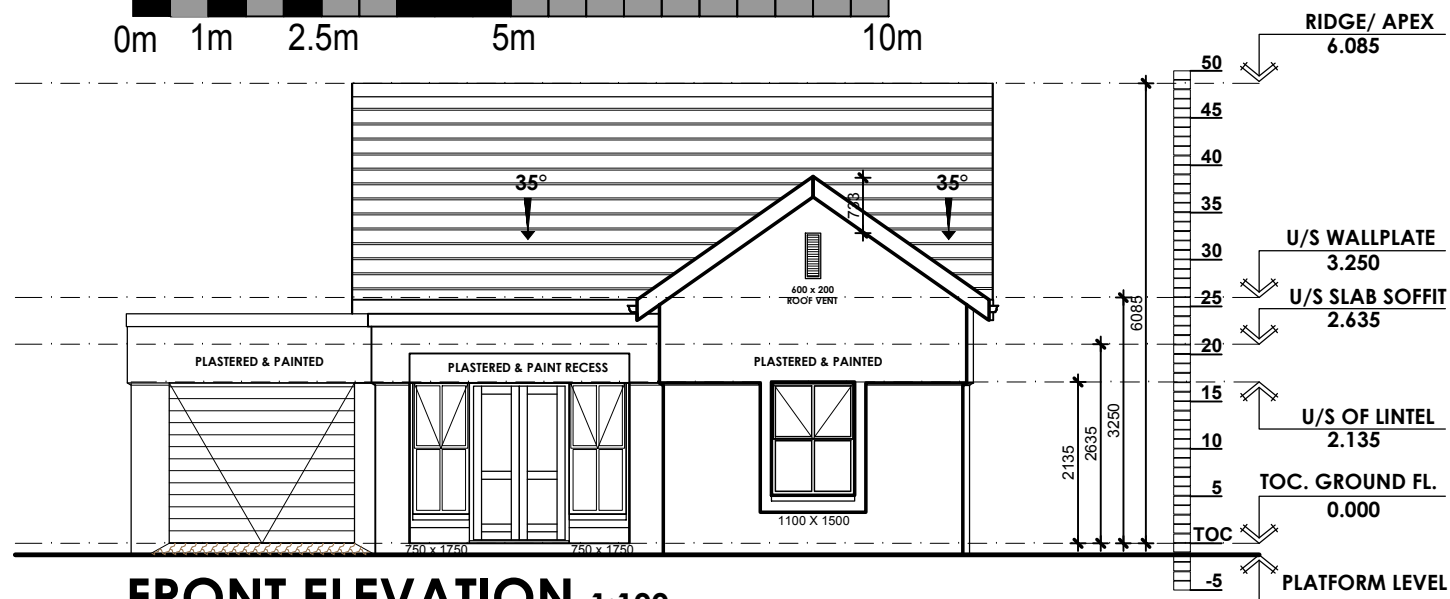
1. UNIT TYPES AND UNIT HEIGHTS ARE INTERCHANGEABLE ON THE MASTERPLAN IN ALL PHASES.
2. DRIVEWAYS AND UNIT TYPES CAN BE MIRRORED.
3. FOR UNIT, GARAGE AND YARD ORIENTATION & POSITION, REFER TO THE MASTERPLAN.
4. WINDOWS OF ADJOINING UNITS ARE SUBJECT TO FINALIZATION PENDING FINAL UNIT POSITION IN RELATION TO EACH OTHER.



FLOOR PLAN 1:100



ROOF PLAN 1:100



FRONT ELEVATION 1:100

Construction Areas	
Covered Areas -	
Ground Fl. (excl. Garage)	- 80.06m ²
Single Garage	- 24.10m ²
Covered Entrance Stoep	- 9.56m ²
Total Ground Floor Areas	- 113.72m²
Open Areas -	
Yard - Paved	- 6.58m ²
Total Open Areas	- 6.58m²

NOTES APPLICABLE TO ALL MARKETING MATERIAL:

1. ALL PLANS SUBJECT TO FINAL ADJUSTMENTS BY ARCHITECT.
2. ALL FURNITURE, APPLIANCES AND VEHICLES INDICATIVE AND NOT INCLUDED IN PURCHASE PRICE.
3. ERF SIZE, PAVING AND LANDSCAPING INDICATIVE.
4. CHIMNEY SHOWN ON ELEVATION ONLY APPLICABLE WHEN FIREPLACE OPTION IS CHOSEN.
5. DRAWINGS FOR MARKETING PURPOSES ONLY.
6. LEVELS INDICATIVE AS PER MASTER PLAN, ALL TO BE FINALIZED ON SITE.
7. FINAL POSITION FOR LOW WALLS AND YARD GATE MAY NEED TO BE ADJUSTED IN CONJUNCTION WITH ADJOINING ERF'S LOW WALLS AND YARD GATES AS PER SDP.
8. ALL WINDOW LAYOUT AND SIZES SUBJECT TO SANS 204 FENESTRATION CALCULATION.
9. WALL STIFFENER POSITIONS TO BE INDICATED ON CONSTRUCTION DRAWINGS AS PER STRUCTURAL ENGINEER'S DESIGN TO COMPLY WITH SANS 10400 PART K.
10. WIDTHS OF RETAINING WALLS INDICATED ARE INDICATIVE AND SUBJECT TO LEVEL DIFFERENCE AND INSTALLATION ON SITE.