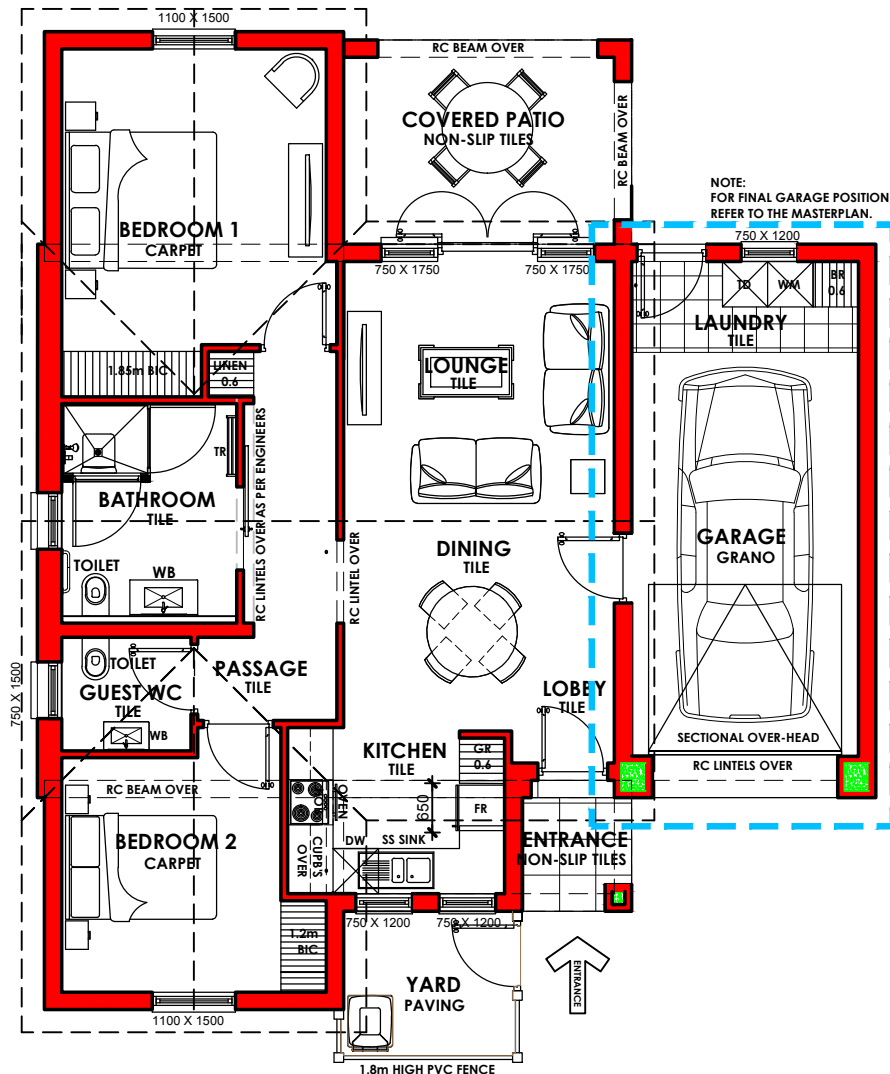
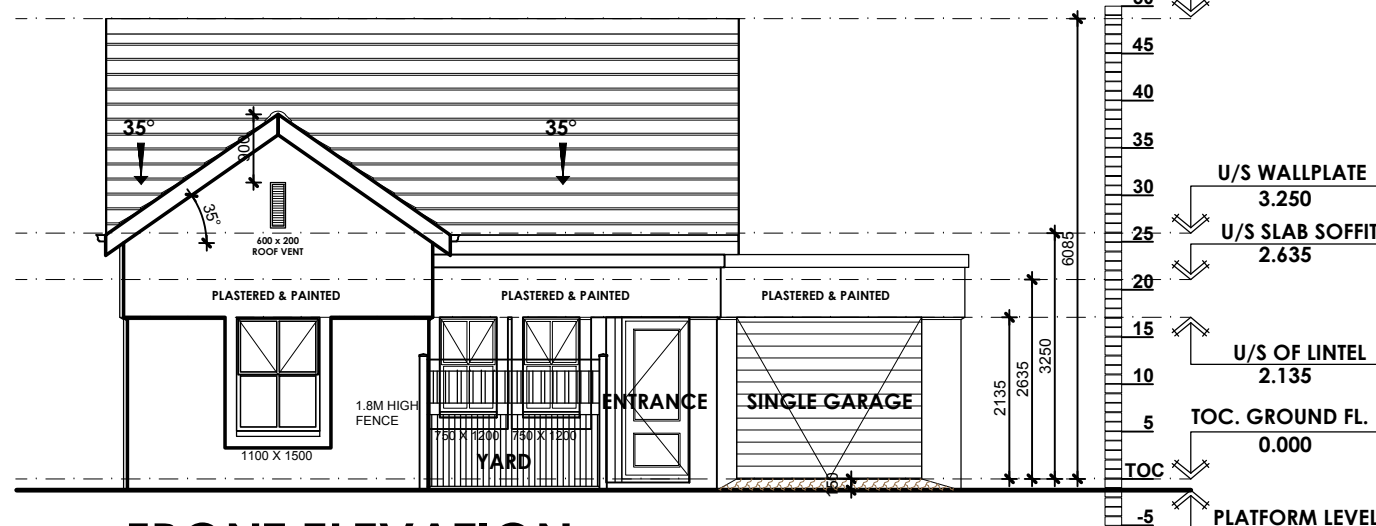




**THE SOMERSET**  
LIFESTYLE & RETIREMENT VILLAGE  
SOMERSET WEST



**FLOOR PLAN 1:100**



**FRONT ELEVATION 1:100**

REFER TO MASTERPLAN FOR LOCATION OF HOUSE TYPE

NOTE: DUE TO DIFFERENT PRINTER SETTINGS AND COLOUR VARIANCES USE UNIT NAMES FOR REFERENCE IN LIEU OF COLOUR CODED BLOCKS

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

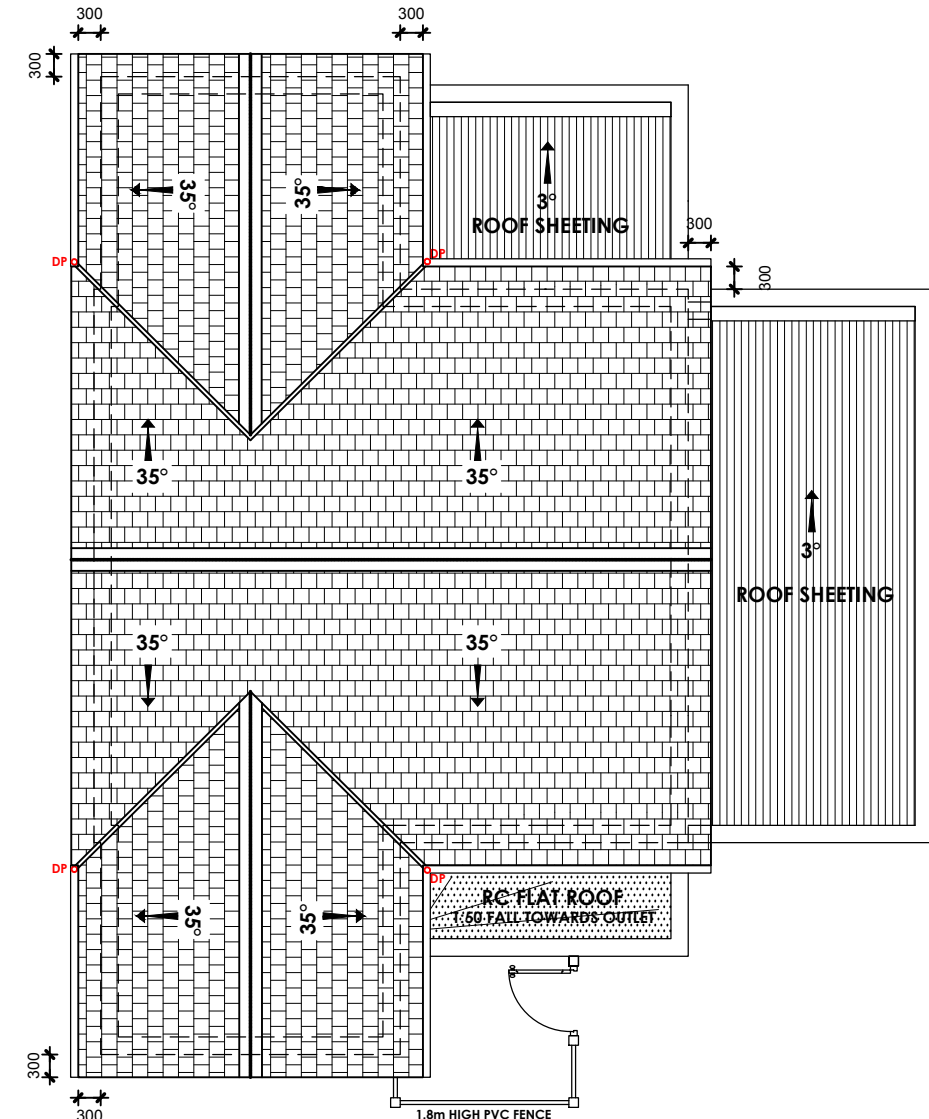
- OPTION 1 - Covered Patio with Open Sides.
- OPTION 2 - Covered Patio with Closed Sides.

**NOTE:**

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

**GENERAL NOTES:**

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



**ROOF PLAN 1:100**

Construction Areas	
<b>Covered Areas -</b>	
Ground Fl.(excl.Garage)	- 83.29m <sup>2</sup>
Single Garage	- 23.64m <sup>2</sup>
Covered Entrance Steop	- 2.17m <sup>2</sup>
Covered Patio	- 10.28m <sup>2</sup>
<b>Total Ground Floor Areas</b>	<b>- 119.38m<sup>2</sup></b>
<b>Open Areas -</b>	
Yard - Paved	- 4.80m <sup>2</sup>
<b>Total Open Areas</b>	<b>- 4.80m<sup>2</sup></b>

- NOTES APPLICABLE TO ALL MARKETING MATERIAL:**
- ALL PLANS SUBJECT TO FINAL ADJUSTMENTS BY ARCHITECT.
  - ALL FURNITURE, APPLIANCES AND VEHICLES INDICATIVE AND NOT INCLUDED IN PURCHASE PRICE.
  - ERF SIZE, PAVING AND LANDSCAPING INDICATIVE.
  - CHIMNEY SHOWN ON ELEVATION ONLY APPLICABLE WHEN FIREPLACE OPTION IS CHOSEN.
  - DRAWINGS FOR MARKETING PURPOSES ONLY.
  - LEVELS INDICATIVE AS PER MASTER PLAN, ALL TO BE FINALIZED ON SITE.
  - 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.
  - ALL WINDOW LAYOUT AND SIZES SUBJECT TO SANS 204 FENESTRATION CALCULATION.
  - WALL STIFFENER POSITIONS TO BE INDICATED ON CONSTRUCTION DRAWINGS AS PER STRUCTURAL ENGINEER'S DESIGN TO COMPLY WITH SANS 10400 PART K.
  - WIDTHS OF RETAINING WALLS INDICATED ARE INDICATIVE AND SUBJECT TO LEVEL DIFFERENCE AND INSTALLATION ON SITE.



**UNIT TYPE 4C\_SOUTH\_GT\_COVERED PATIO (For Costing)**  
(31st May 2016)

