



FOR SALE

“AS NEW” HOUSE IN RUNAWAY BAY – ONLY \$699,000

The Park is your Neighbour
Runaway Bay – a central, sought after locale

Your choice of 2 stunning complete standalone neighbouring houses
Priced from only \$699,000. Buy one or buy both.

- Top quality residences in Runaway Bay
- Designed for a lifetime of family enjoyment
- Presented to perfection & destined to impress
- Four bedrooms and two bathrooms in total
- Master Retreat; walk-in robe & fully tiled ensuite
- Entertainer's kitchen, glass splashback, quality appliances
- Stunning & sleek central island bench
- Spacious dining living areas and separate media room
- Ducted air-con throughout
- Wide outdoor covered entertaining deck
- Fully fenced rear yard, backs onto peaceful park
- Double garaging with plenty of off street parking
- Very quiet leafy street, central to all amenities
- 5 mins to Runaway Bay Shops & Harbour Town
- 2 mins to beautiful Broadwater
- Walk to local schools, parks and transport

4 BED | 2 BATH | 0 CAR

PRICE:
\$699,000

OPEN FOR INSPECTION:
N/A



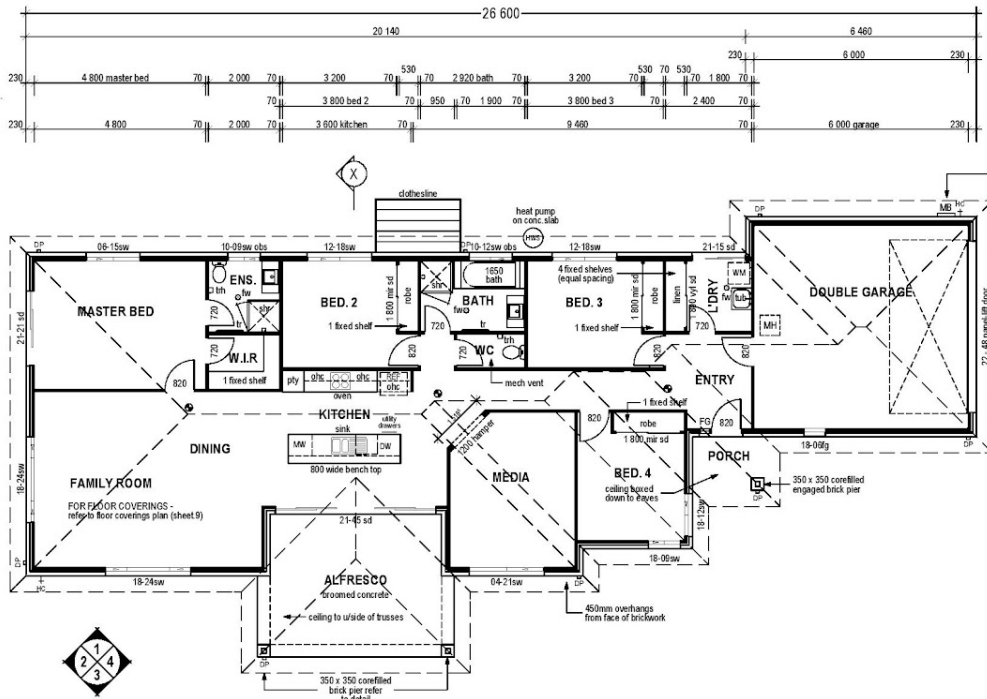
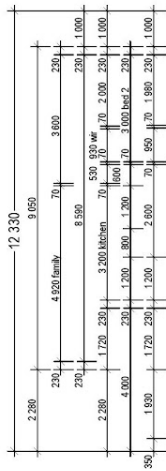
Graham Gee
0418727029
grahamg@atrealty.com.au
www.atrealty.com.au

CONSTRUCTION NOTES :

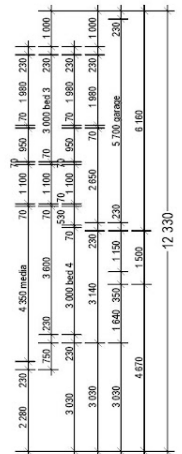
1. EXTERNAL WALLS - 230mm (10mm BRICK, 50mm CAVITY, 70mm FRAME)
2. N2 WIND DESIGN SPEED NOMINATED.
3. PROVIDE SILLATION TO ALL EXTERNAL WALLS.
4. WC DOOR TO HAVE EXTERNAL REMOVABLE HINGES IN ACCORDANCE WITH BCA-3.8.3.3
5. PROVIDE 60mm STUD FRAMING FOR CAVITY SLIDING DOORS.

GENERAL NOTES:

1. ARTICULATED JOINTS IN ACCORDANCE WITH BCA 3.3.1.8 (vol 2)
2. VENTILATION TO WC TO BE AN EXHAUST FAN IN ACCORDANCE WITH BCA-4.5.8 AS-1983.2
3. PROVIDE COLD WATER CONNECTION & G.P.O. TO DISHWASHER SPACE.
4. HOTWATER SYSTEM TO COMPLY WITH AS.3500

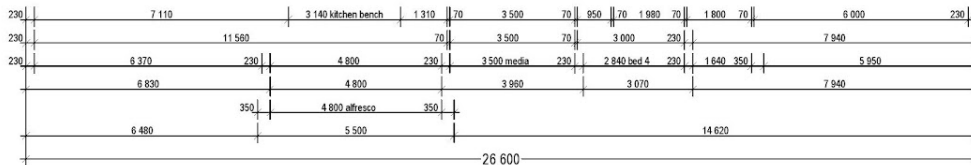


the exact location of meter box must be confirmed by electrical contractor prior to construction (subject to pillar box location)



FLOOR PLAN

SCALE 1:100



AREAS	SQ METRES
LIVING	166.8
GARAGE	39.0
PORCH	3.0
ALFRESCO	20.8
TOTAL	229.6



BUILDING DESIGNERS
Lorraine ROSS TOMALIN
QBSA Act 1991, Lic. 70836
TEL: (07) 5529 6044
EMAIL: loraine@virtualhouse.com.au

VIRTUAL HOUSE COMPANY P/L

NOTES

ALL WORK TO COMPLY WITH THE PROVISIONS OF THE BUILDING CODE OF AUSTRALIA, AUSTRALIAN STANDARD AND ANY BYLAWS OR REQUIREMENTS OF THE LOCAL AUTHORITY.
USE DIMENSIONS ONLY
DO NOT SCALE - VERIFY ALL DIMENSIONS PRIOR TO ORDERING OR SHOP FABRICATION.



FINE EDGE
— HOMES —

David Manion

PO Box 4206 Ashmore 4214
mobile: 0417 759 885
fax: 07 5597 5885
email: david@fineedgehomes.com.au

CLIENT

SINGLE STOREY RESIDENCE FOR
MR. CHRIS PEETERS AT
LOT 175 (6B) DEAGON DRIVE,
RUNAWAY BAY, QLD

NOTES

DRAWING ISSUE 3 - 22.02.13

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JOB No: 1278

SHT No: 2 OF 7

DRN: VHC

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.