

## Model D01 - Demerara Series - 3083 sf

This model uses as its inspiration Guyana's traditional

Townhouse with its volumetric arrangement of spaces and distinct roof lines and features:-

- a formal approach and driveway
- private patios.
- a two vehicle carport
- 1892 sf main floor
- 1191 sf upper floor
- 3 bedrooms
- 3 full baths
- 1 half bath
- A formal dining room

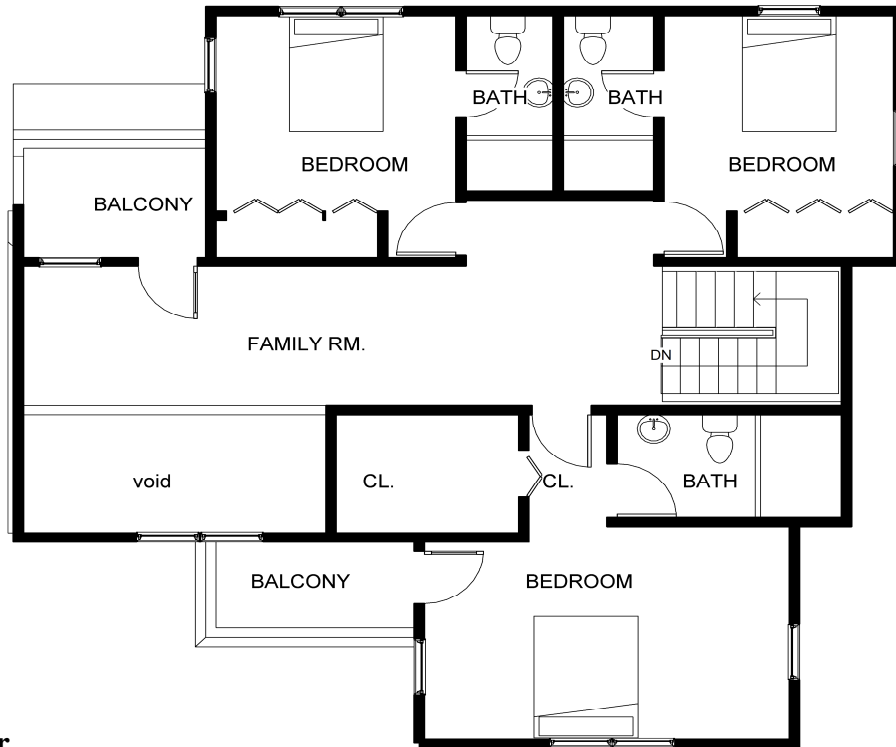


Entry View

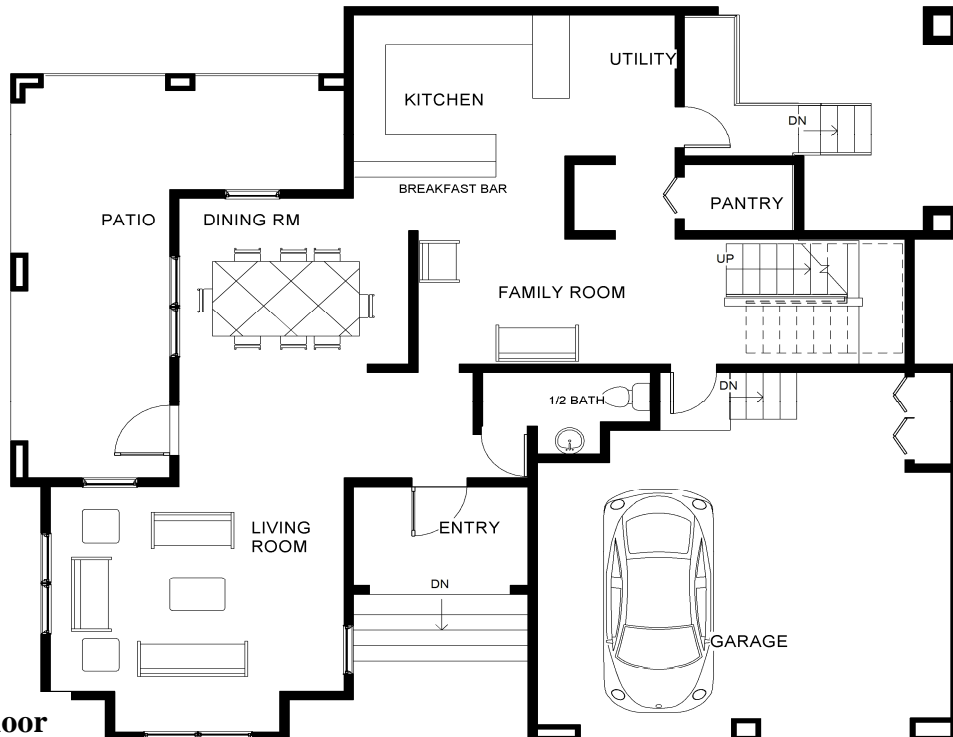
The design also features a partially double height living room, a large kitchen, breakfast bar, pantry and utility / laundry room

Material selections include:-

- External Walls - 6" Plastered and painted block-walls
- Roof: - Stone coated metal tiles.
- Windows: - " Abel Astralite" uPVC clad casement windows
- Floor Finishes: - A combination of thru body porcelain tiles and laminate timber flooring
- Driveway Paving:- Brick and concrete pavers
- Soil disposal: - Septic tank



**Upper Floor**



**Lower Floor**