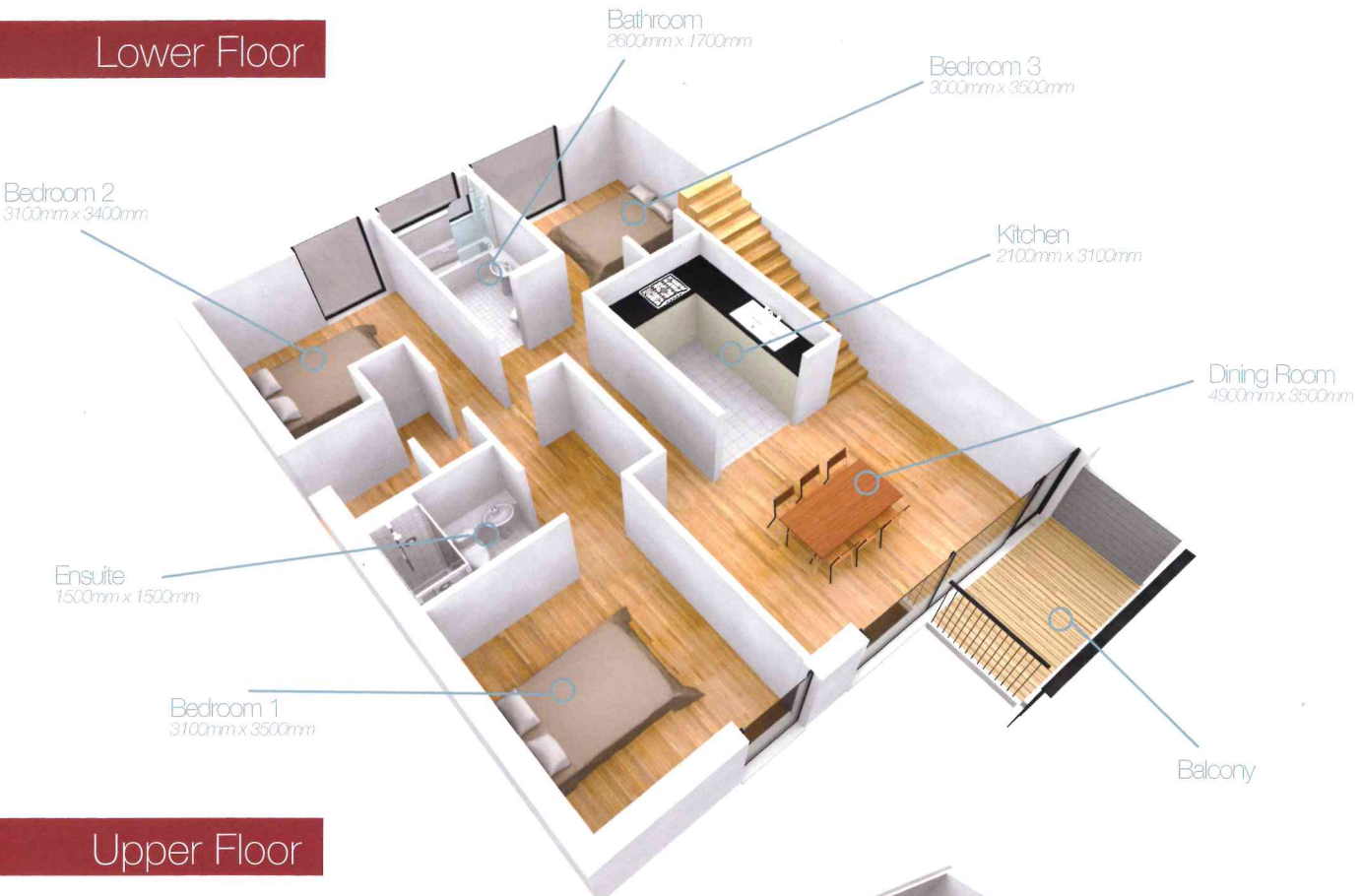
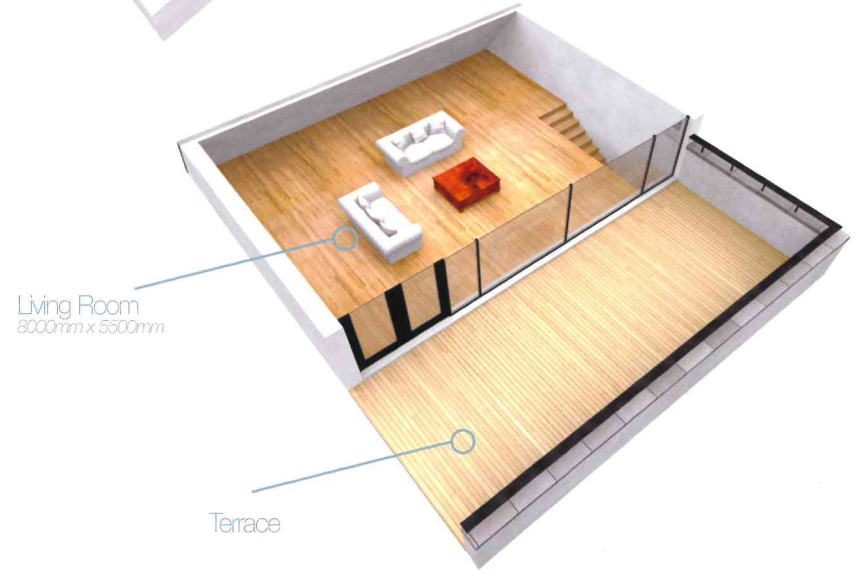


# Duplex Penthouse 3 Bedroom

## Lower Floor



## Upper Floor



Avenue

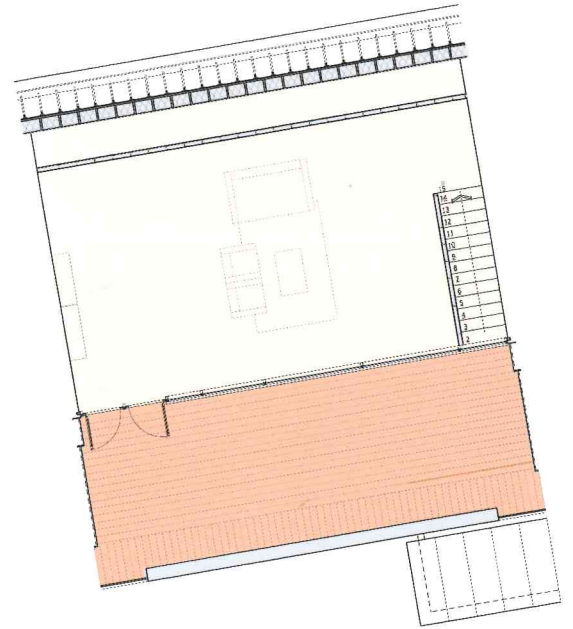
Type 17 only downstairs – type 17i to 17ii upstairs

|    |        |                          |                       |
|----|--------|--------------------------|-----------------------|
| 6C | WILLOW | 2nd & 3rd Floor          | upper floor type 17ii |
| 6D | WILLOW | 2nd & 3rd Floor          | upper floor type 17i  |
| 6E | WILLOW | 2nd & 3rd Floor          | upper floor type 17ii |
| 5C | WILLOW | 2nd & 3rd Floor Mirrored | upper floor type 17i  |
| 5D | WILLOW | 2nd & 3rd Floor Mirrored | upper floor type 17i  |
| 5E | WILLOW | 2nd & 3rd Floor Mirrored | upper floor type 17i  |
| 5A | MAPLE  | 2nd & 3rd Floor Mirrored | upper floor type 17i  |

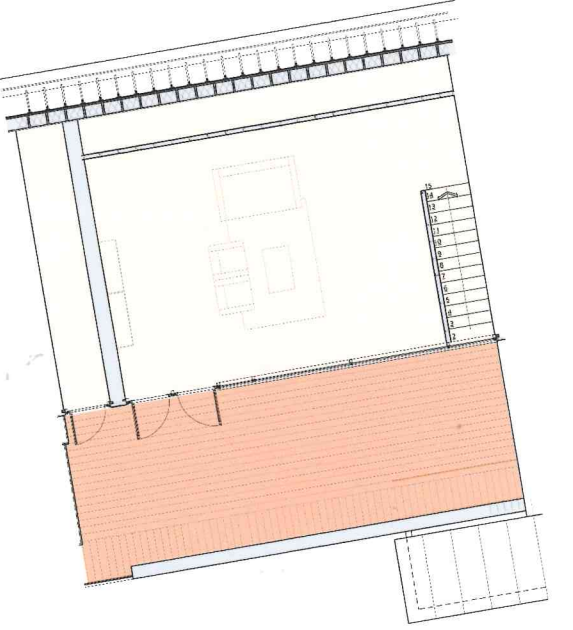
|    |       |                          |                       |
|----|-------|--------------------------|-----------------------|
| 6A | MAPLE | 2nd & 3rd Floor          | upper floor type 17ii |
| 3B | MAPLE | 2nd & 3rd Floor Mirrored | upper floor type 17i  |
| 8A | LIME  | 2nd & 3rd Floor Mirrored | upper floor type 17ii |
| 5B | LIME  | 2nd & 3rd Floor          | upper floor type 17i  |
| 6B | LIME  | 2nd & 3rd Floor Mirrored | upper floor type 17i  |
| 6C | LIME  | 2nd & 3rd Floor          | upper floor type 17i  |
| 5C | LIME  | 2nd & 3rd Floor Mirrored | upper floor type 17i  |
| 8A | BEECH | 2nd & 3rd Floor          | upper floor type 17ii |

# Upper Floor Variations

17(i) (135 Sq.m.)



17(ii) (127 Sq.m.)



## DUPLEX PENTHOUSE

The Duplex Penthouse is on two levels. The lower level comprises of a kitchen and a dining room, three bedrooms (one ensuite) and a bathroom. The upper level is accessed by an internal staircase and is an open plan living area of approx 22 sq m opening onto a very large south facing balcony of approx. 17.5 Sq m.

The Duplex Penthouse kitchen is upgraded to include black granite worktops to contrast the hi-gloss porcelain cream doors.

Avenue

