

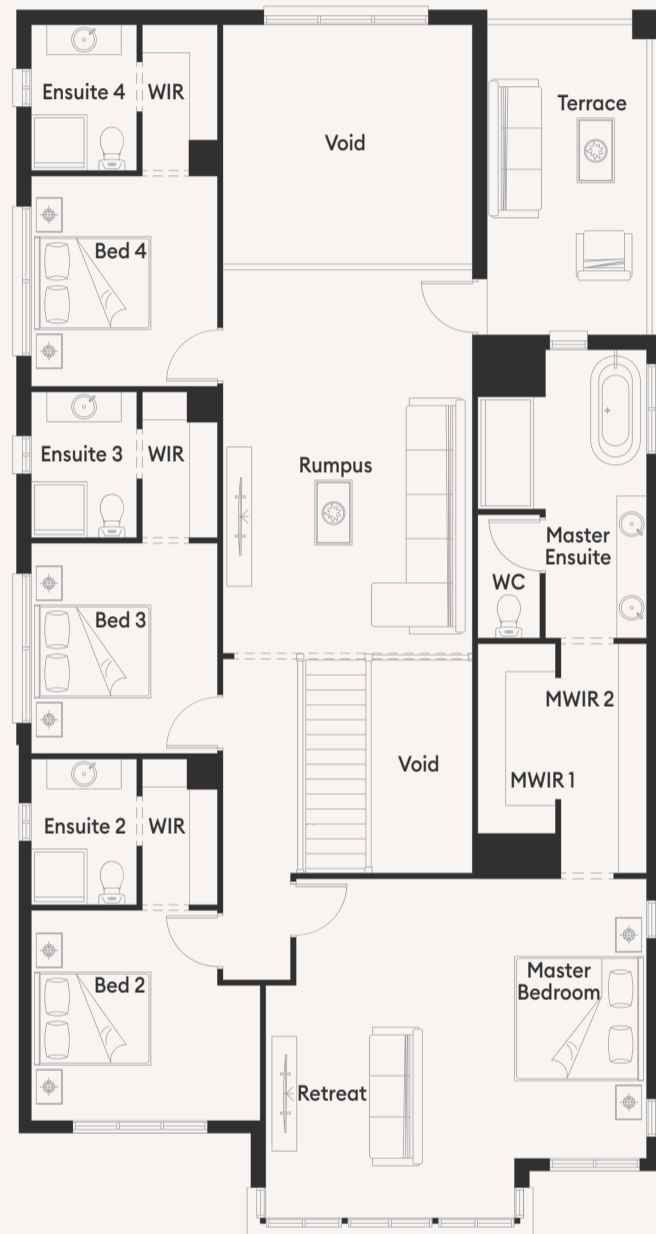
# Waldorf Grange 44



House (width x length)  
**12.20m x 20.55m**

Minimum Lot Width#  
**14m+**

Minimum Lot Depth#  
**32m+**



Standard floorplan with Retro façade

## Room Sizes

Family	4.0 x 5.2m
Theatre	3.6 x 5.8m
Dining	2.8 x 5.0m
Lounge	2.5 x 4.8m
Study	2.1 x 2.9m
Master Bed	2.1 x 4.5m
Bedroom 2	3.7 x 3.4m
Bedroom 3	3.0 x 3.4m
Bedroom 4	3.0 x 3.4m
Terrace	2.6 x 5.0m
Rumpus	4.0 x 6.2m
Retreat	4.0 x 5.5m

## Specifications

Ground floor	157.42m <sup>2</sup>	16.95sq
First floor	181.89m <sup>2</sup>	19.58sq
Garage	38.04m <sup>2</sup>	4.09sq
Alfresco	14.72m <sup>2</sup>	1.58sq
Terrace	14.72m <sup>2</sup>	1.58sq
Porch	4.38m <sup>2</sup>	0.47sq*
<b>Total</b>	<b>411.17m<sup>2</sup></b>	<b>44.26sq*</b>

# PORTER DAVIS