



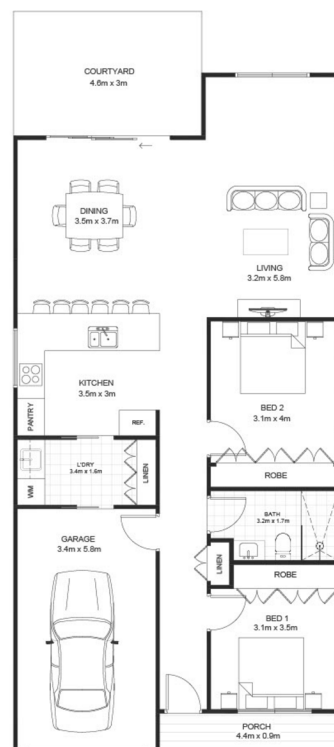
# GRIFFITH HILL LIFESTYLE ESTATE

by LINCOLN PLACE

## The YATES

2  1  1 

The Yates is the ultimate in low-maintenance living. This home offers a spacious open plan design, connecting the modern kitchen to a dining room and spacious lounge room. There are two bedrooms both with built in robes and a family bathroom. The home also includes a laundry with storage for added convenience. A garage for one car and private courtyard complete this thoughtfully designed home.



\*Artist's impression only

For more information please contact:

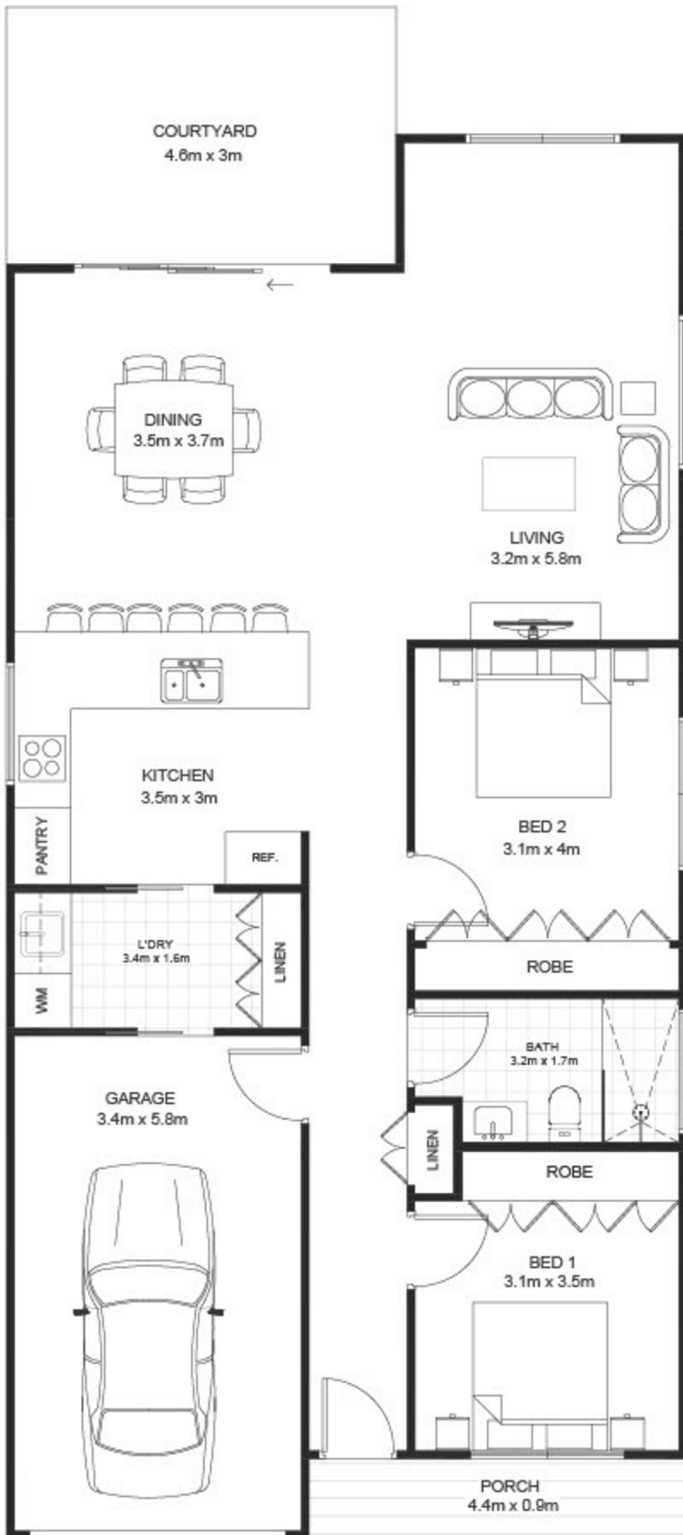
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2 1 1

## AREA

|                      |                           |
|----------------------|---------------------------|
| Internal Living Area | 75.8m <sup>2</sup>        |
| External Area        | 17.8m <sup>2</sup>        |
| Garage               | 20m <sup>2</sup>          |
| <b><u>TOTAL</u></b>  | <b>113.6m<sup>2</sup></b> |

## DIMENSIONS (M)

|           |           |
|-----------|-----------|
| Living    | 3.2 x 5.8 |
| Dining    | 3.5 x 3.7 |
| Kitchen   | 3.5 x 3.0 |
| Bed 1     | 3.1 x 3.5 |
| Bed 2     | 3.1 x 4.0 |
| Bathroom  | 3.2 x 1.7 |
| Laundry   | 3.4 x 1.5 |
| Courtyard | 4.6 x 3.0 |
| Porch     | 4.4 x 0.9 |
| Garage    | 3.4 x 5.8 |

DISCLAIMER: This plan is an artist's impression. Measurements are approximate and are to be used as a guide only.

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