

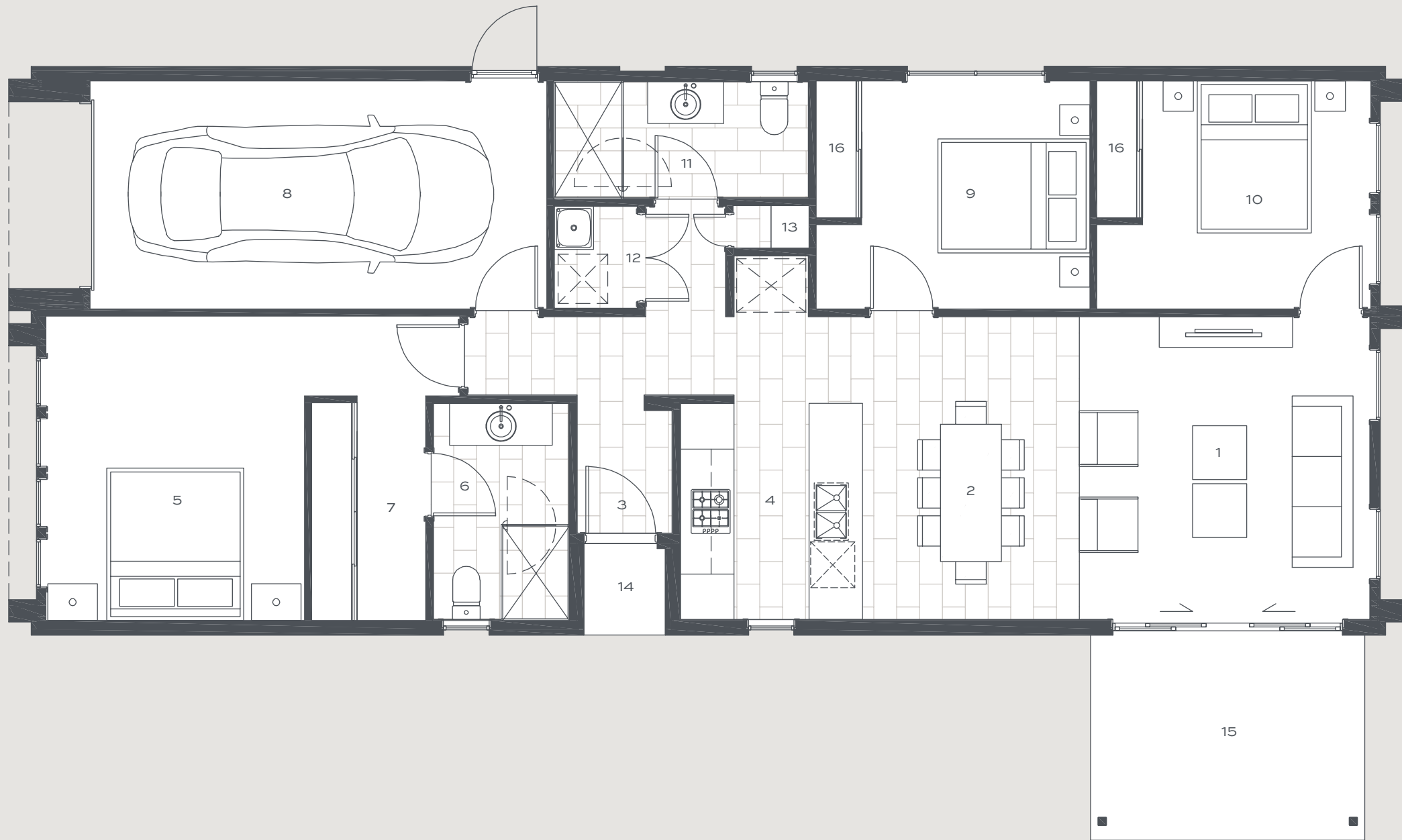
# PARK RESIDENCES

T H E H E I G H T S

Sunland Group



*Type HL 1814*



# PARK RESIDENCES

Type HL 1814

Lot No. 12

Floor Area 130m<sup>2</sup>



- 1/ LIVING 2/ DINING 3/ ENTRY 4/ KITCHEN
- 5/ BEDROOM 1 6/ ENSUITE 7/ WALK-IN ROBE
- 8/ GARAGE 9/ BEDROOM 2 10/ BEDROOM 3
- 11/ BATHROOM 12/ LAUNDRY 13/ LINEN
- 14/ PORCH 15/ PATIO 16/ ROBE

## Internal Finishes

### WALLS

Plasterboard wall lining.  
Paint finish.

Villaboard wall lining in  
bathrooms. Paint finish.

### CEILING

Plasterboard ceiling lining.  
Paint finish.

### EXTERNAL DOOR (ENTRY)

Solid core flush panel door.  
Gloss paint finish.

### INTERNAL DOORS

Hollow core flush panel doors.  
Gloss paint finish.

### FLOORS

Reinforced insitu concrete  
slab.

Porcelain tiles  
(refer to floor plans for extent).

Carpet  
(refer to floor plans for extent).

### GENERAL

Split system cassette type air  
conditioning units in main  
Living areas and Bedroom 1.

Ceiling fans in Bedrooms 2, 3  
(All lots) & Bedroom 4  
(Lots 1-9 only).

Free to air television points in  
Bedroom 1 & Living room.

Pay television provisions for  
future connection to pay  
service installed in Living  
Room.

NBN provisions for future  
connection of one ISP account  
to central modem point  
installed in Living Room.

Telephone points in Bedroom  
1, Kitchen & Living Room.

LED Downlights throughout  
the home.

Minimum of 1 light switch at  
entrance to each room.

Mechanical ventilation in all  
Bathrooms & Laundry.

Minimum of 1 double power  
point to each Living Room and  
Bedroom.

### KITCHEN

Melamine laminate cabinetry.

Reconstituted stone  
bench tops.

Stainless steel appliances  
including; dishwasher, 600mm  
wide oven, gas cooktop &  
rangehood.

Mirror splashback.

Kitchen mixer.

Kitchen sink.

Cold water connection  
in fridge alcove.

### LAUNDRY

Laundry tub unit.

Laundry mixer.

Porcelain floor tiles &  
splashback.

### GUEST POWDER ROOM (LOTS 1 TO 9 ONLY)

Porcelain floor tiles.

Vanity basin and vanity mixer.

Toilet suite.

Hand towel rail.

### FAMILY BATHROOM

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basin & vanity mixer.

Shower recess  
- Semi frameless glass shower  
screen (Height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head.

In-wall shower mixer.

Bath (Lots 10 to 11 only).

Bath spout mixer  
(Lots 10 to 11 only).

Toilet suite (Lots 10 to 12 only).

Bathroom accessories  
including; towel rail, toilet roll  
holder (Lots 10 to 12 only) &  
soap dish.

### ENSUITE

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basins & vanity mixers.

Shower recess  
- Semi frameless glass shower  
screen (height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head and hand-held  
shower.

In-wall shower mixer.

Bath (Lots 1 to 9 only).

Bath spout mixer  
(Lots 1 to 9 only).

Toilet suite.

Bathroom accessories  
including; towel rail, toilet roll  
holder & soap dish.

### WALK THROUGH ROBE (BEDROOM 1 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WALK IN ROBES (BEDROOM 1 - LOTS 10 TO 12 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WARDROBES (BEDROOMS 2 & 3 - ALL LOTS) AND (BEDROOM 4 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### LINEN CUPBOARDS

Fixed shelving.

## External Finishes

### WALLS

Hebel cladding. Exterior grade  
applied textured paint finish.

Fibre cement composite  
weatherboard cladding.  
Exterior grade paint finish.

Fibre cement composite  
sheet cladding. Exterior  
grade paint finish.

Formed architectural  
mouldings. Exterior grade  
applied textured paint finish.

### WINDOWS

Aluminium framed windows  
and sliding doors. Powdercoat  
finish.

Matching flyscreens.

### ROOF

Metal deck roofing.  
Colorbond finish.

Metal fascia and gutters.  
Colourbond finish to match  
roofing.

Downpipes. Exterior grade  
paint finish to match adjacent  
wall colour.

### GARAGE

Attached lockup garage with  
remote controlled, Colorbond  
finish, sectional garage door.

### PATIO

Aluminium framed structure  
with SHS posts, powdercoat  
finish with insulated  
Colorbond roof sheeting  
(Lots 1 to 9 & 12 only).

Exposed aggregate insitu  
concrete Patio slab  
(Lots 1 to 9 and 12 only).

Integrated Patio under roof,  
porcelain tiled concrete slab  
(Lots 10 and 11 only).

### GENERAL

Exposed aggregate concrete  
driveway, entry path and  
porch slab.

Landscaping.

Gas hot water system.

Clothes line.

External light fittings.

Fencing.

Please Note: Fittings may change  
during construction. Sunland Group  
reserves the right to change fittings  
with equivalent products if the  
product becomes unavailable.

# Sunland Group

1300 826 939 | [sunlandgroup.com.au](http://sunlandgroup.com.au) | Rifle Range Road, Pimpama, Queensland 4209

Indicative floor plan only. All floor areas measured to the external face of external walls. All external areas (external entry porches and patios) are excluded from area calculation. All reasonable care has been taken in the preparation of these floor plans. To the best of our knowledge, no relevant information has been omitted. However Sunland Group Limited and its appointed agents disclaim all liability should any information or matter contained herein differ from the contract of sale or the actual constructed development. All information is correct at the time of printing. © Sunland Group Limited. All rights reserved.

# PARK RESIDENCES

T H E H E I G H T S

Sunland Group



*Type HL 1817-3*



## PARK RESIDENCES

Type HL 1817-3

Lot No. 1, 4, 7

Floor Area 172m<sup>2</sup>

0 5m

1/ LIVING 2/ DINING 3/ ENTRY 4/ KITCHEN  
 5/ BEDROOM 1 6/ ENSUITE 7/ WALK-THROUGH ROBE  
 8/ GARAGE 9/ BEDROOM 2 10/ BEDROOM 3  
 11/ BEDROOM 4 12/ POWDER ROOM 13/ BATHROOM  
 14/ LAUNDRY 15/ LINEN 16/ PORCH 17/ PATIO 18/ ROBE

## Internal Finishes

### WALLS

Plasterboard wall lining.  
Paint finish.

Villaboard wall lining in  
bathrooms. Paint finish.

### CEILING

Plasterboard ceiling lining.  
Paint finish.

### EXTERNAL DOOR (ENTRY)

Solid core flush panel door.  
Gloss paint finish.

### INTERNAL DOORS

Hollow core flush panel doors.  
Gloss paint finish.

### FLOORS

Reinforced insitu concrete  
slab.

Porcelain tiles  
(refer to floor plans for extent).

Carpet  
(refer to floor plans for extent).

### GENERAL

Split system cassette type air  
conditioning units in main  
Living areas and Bedroom 1.

Ceiling fans in Bedrooms 2, 3  
(All lots) & Bedroom 4  
(Lots 1-9 only).

Free to air television points in  
Bedroom 1 & Living room.

Pay television provisions for  
future connection to pay  
service installed in Living  
Room.

NBN provisions for future  
connection of one ISP account  
to central modem point  
installed in Living Room.

Telephone points in Bedroom  
1, Kitchen & Living Room.

LED Downlights throughout  
the home.

Minimum of 1 light switch at  
entrance to each room.

Mechanical ventilation in all  
Bathrooms & Laundry.

Minimum of 1 double power  
point to each Living Room and  
Bedroom.

### KITCHEN

Melamine laminate cabinetry.

Reconstituted stone  
bench tops.

Stainless steel appliances  
including; dishwasher, 600mm  
wide oven, gas cooktop &  
rangehood.

Mirror splashback.

Kitchen mixer.

Kitchen sink.

Cold water connection  
in fridge alcove.

### LAUNDRY

Laundry tub unit.

Laundry mixer.

Porcelain floor tiles &  
splashback.

### GUEST POWDER ROOM

(LOTS 1 TO 9 ONLY)

Porcelain floor tiles.

Vanity basin and vanity mixer.

Toilet suite.

Hand towel rail.

### FAMILY BATHROOM

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basin & vanity mixer.

Shower recess  
- Semi frameless glass shower  
screen (Height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head.

In-wall shower mixer.

Bath (Lots 10 to 11 only).

Bath spout mixer  
(Lots 10 to 11 only).

Toilet suite (Lots 10 to 12 only).

Bathroom accessories  
including; towel rail, toilet roll  
holder (Lots 10 to 12 only) &  
soap dish.

### ENSUITE

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basins & vanity mixers.

Shower recess  
- Semi frameless glass shower  
screen (height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head and hand-held  
shower.

In-wall shower mixer.

Bath (Lots 1 to 9 only).

Bath spout mixer  
(Lots 1 to 9 only).

Toilet suite.

Bathroom accessories  
including; towel rail, toilet roll  
holder & soap dish.

### WALK THROUGH ROBE

(BEDROOM 1 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WALK IN ROBES

(BEDROOM 1 - LOTS 10 TO 12 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WARDROBES

(BEDROOMS 2 & 3 - ALL LOTS) AND  
(BEDROOM 4 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### LINEN CUPBOARDS

Fixed shelving.

## External Finishes

### WALLS

Hebel cladding. Exterior grade  
applied textured paint finish.

Fibre cement composite  
weatherboard cladding.  
Exterior grade paint finish.

Fibre cement composite  
sheet cladding. Exterior  
grade paint finish.

Formed architectural  
mouldings. Exterior grade  
applied textured paint finish.

### WINDOWS

Aluminium framed windows  
and sliding doors. Powdercoat  
finish.

Matching flyscreens.

### ROOF

Metal deck roofing.  
Colorbond finish.

Metal fascia and gutters.  
Colourbond finish to match  
roofing.

Downpipes. Exterior grade  
paint finish to match adjacent  
wall colour.

### GARAGE

Attached lockup garage with  
remote controlled, Colorbond  
finish, sectional garage door.

### PATIO

Aluminium framed structure  
with SHS posts, powdercoat  
finish with insulated  
Colorbond roof sheeting  
(Lots 1 to 9 & 12 only).

Exposed aggregate insitu  
concrete Patio slab  
(Lots 1 to 9 and 12 only).

Integrated Patio under roof,  
porcelain tiled concrete slab  
(Lots 10 and 11 only).

### GENERAL

Exposed aggregate concrete  
driveway, entry path and  
porch slab.

Landscaping.

Gas hot water system.

Clothes line.

External light fittings.

Fencing.

Please Note: Fittings may change  
during construction. Sunland Group  
reserves the right to change fittings  
with equivalent products if the  
product becomes unavailable.

# Sunland Group

1300 826 939 | [sunlandgroup.com.au](http://sunlandgroup.com.au) | Rifle Range Road, Pimpama, Queensland 4209

Indicative floor plan only. All floor areas measured to the external face of external walls. All external areas (external entry porches and patios) are excluded from area calculation. All reasonable care has been taken in the preparation of these floor plans. To the best of our knowledge, no relevant information has been omitted. However Sunland Group Limited and its appointed agents disclaim all liability should any information or matter contained herein differ from the contract of sale or the actual constructed development. All information is correct at the time of printing. © Sunland Group Limited. All rights reserved.

# PARK RESIDENCES

T H E H E I G H T S

Sunland Group



*Type HL 1817-2*



## PARK RESIDENCES

Type HL 1817-2

Lot No. 3, 5, 9

Floor Area 172m<sup>2</sup>

0 5m

1/ LIVING 2/ DINING 3/ ENTRY 4/ KITCHEN  
 5/ BEDROOM 1 6/ ENSUITE 7/ WALK-THROUGH ROBE  
 8/ GARAGE 9/ BEDROOM 2 10/ BEDROOM 3  
 11/ BEDROOM 4 12/ POWDER ROOM 13/ BATHROOM  
 14/ LAUNDRY 15/ LINEN 16/ PORCH 17/ PATIO 18/ ROBE



## Internal Finishes

### WALLS

Plasterboard wall lining.  
Paint finish.

Villaboard wall lining in  
bathrooms. Paint finish.

### CEILING

Plasterboard ceiling lining.  
Paint finish.

### EXTERNAL DOOR (ENTRY)

Solid core flush panel door.  
Gloss paint finish.

### INTERNAL DOORS

Hollow core flush panel doors.  
Gloss paint finish.

### FLOORS

Reinforced insitu concrete  
slab.

Porcelain tiles  
(refer to floor plans for extent).

Carpet  
(refer to floor plans for extent).

### GENERAL

Split system cassette type air  
conditioning units in main  
Living areas and Bedroom 1.

Ceiling fans in Bedrooms 2, 3  
(All lots) & Bedroom 4  
(Lots 1-9 only).

Free to air television points in  
Bedroom 1 & Living room.

Pay television provisions for  
future connection to pay  
service installed in Living  
Room.

NBN provisions for future  
connection of one ISP account  
to central modem point  
installed in Living Room.

Telephone points in Bedroom  
1, Kitchen & Living Room.

LED Downlights throughout  
the home.

Minimum of 1 light switch at  
entrance to each room.

Mechanical ventilation in all  
Bathrooms & Laundry.

Minimum of 1 double power  
point to each Living Room and  
Bedroom.

### KITCHEN

Melamine laminate cabinetry.

Reconstituted stone  
bench tops.

Stainless steel appliances  
including; dishwasher, 600mm  
wide oven, gas cooktop &  
rangehood.

Mirror splashback.

Kitchen mixer.

Kitchen sink.

Cold water connection  
in fridge alcove.

### LAUNDRY

Laundry tub unit.

Laundry mixer.

Porcelain floor tiles &  
splashback.

### GUEST POWDER ROOM

(LOTS 1 TO 9 ONLY)

Porcelain floor tiles.

Vanity basin and vanity mixer.

Toilet suite.

Hand towel rail.

### FAMILY BATHROOM

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basin & vanity mixer.

Shower recess  
- Semi frameless glass shower  
screen (Height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head.

In-wall shower mixer.

Bath (Lots 10 to 11 only).

Bath spout mixer  
(Lots 10 to 11 only).

Toilet suite (Lots 10 to 12 only).

Bathroom accessories  
including; towel rail, toilet roll  
holder (Lots 10 to 12 only) &  
soap dish.

### ENSUITE

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basins & vanity mixers.

Shower recess  
- Semi frameless glass shower  
screen (height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head and hand-held  
shower.

In-wall shower mixer.

Bath (Lots 1 to 9 only).

Bath spout mixer  
(Lots 1 to 9 only).

Toilet suite.

Bathroom accessories  
including; towel rail, toilet roll  
holder & soap dish.

### WALK THROUGH ROBE

(BEDROOM 1 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WALK IN ROBES

(BEDROOM 1 - LOTS 10 TO 12 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WARDROBES

(BEDROOMS 2 & 3 - ALL LOTS) AND  
(BEDROOM 4 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### LINEN CUPBOARDS

Fixed shelving.

## External Finishes

### WALLS

Hebel cladding. Exterior grade  
applied textured paint finish.

Fibre cement composite  
weatherboard cladding.  
Exterior grade paint finish.

Fibre cement composite  
sheet cladding. Exterior  
grade paint finish.

Formed architectural  
mouldings. Exterior grade  
applied textured paint finish.

### WINDOWS

Aluminium framed windows  
and sliding doors. Powdercoat  
finish.

Matching flyscreens.

### ROOF

Metal deck roofing.  
Colorbond finish.

Metal fascia and gutters.  
Colourbond finish to match  
roofing.

Downpipes. Exterior grade  
paint finish to match adjacent  
wall colour.

### GARAGE

Attached lockup garage with  
remote controlled, Colorbond  
finish, sectional garage door.

### PATIO

Aluminium framed structure  
with SHS posts, powdercoat  
finish with insulated  
Colorbond roof sheeting  
(Lots 1 to 9 & 12 only).

Exposed aggregate insitu  
concrete Patio slab  
(Lots 1 to 9 and 12 only).

Integrated Patio under roof,  
porcelain tiled concrete slab  
(Lots 10 and 11 only).

### GENERAL

Exposed aggregate concrete  
driveway, entry path and  
porch slab.

Landscaping.

Gas hot water system.

Clothes line.

External light fittings.

Fencing.

Please Note: Fittings may change  
during construction. Sunland Group  
reserves the right to change fittings  
with equivalent products if the  
product becomes unavailable.

# Sunland Group

1300 826 939 | [sunlandgroup.com.au](http://sunlandgroup.com.au) | Rifle Range Road, Pimpama, Queensland 4209

Indicative floor plan only. All floor areas measured to the external face of external walls. All external areas (external entry porches and patios) are excluded from area calculation. All reasonable care has been taken in the preparation of these floor plans. To the best of our knowledge, no relevant information has been omitted. However Sunland Group Limited and its appointed agents disclaim all liability should any information or matter contained herein differ from the contract of sale or the actual constructed development. All information is correct at the time of printing. © Sunland Group Limited. All rights reserved.

# PARK RESIDENCES

T H E H E I G H T S

Sunland Group



*Type HL 1817-1*



## PARK RESIDENCES

Type HL 1817-1

Lot No. 2, 6, 8

Floor Area 172m<sup>2</sup>

0 5m

1/ LIVING 2/ DINING 3/ ENTRY 4/ KITCHEN  
 5/ BEDROOM1 6/ ENSUITE 7/ WALK-THROUGH ROBE  
 8/ GARAGE 9/ BEDROOM2 10/ BEDROOM 3  
 11/ BEDROOM4 12/ POWDER ROOM 13/ BATHROOM  
 14/ LAUNDRY 15/ LINEN 16/ PORCH 17/ PATIO 18/ ROBE

## Internal Finishes

### WALLS

Plasterboard wall lining.  
Paint finish.

Villaboard wall lining in  
bathrooms. Paint finish.

### CEILING

Plasterboard ceiling lining.  
Paint finish.

### EXTERNAL DOOR (ENTRY)

Solid core flush panel door.  
Gloss paint finish.

### INTERNAL DOORS

Hollow core flush panel doors.  
Gloss paint finish.

### FLOORS

Reinforced insitu concrete  
slab.

Porcelain tiles  
(refer to floor plans for extent).

Carpet  
(refer to floor plans for extent).

### GENERAL

Split system cassette type air  
conditioning units in main  
Living areas and Bedroom 1.

Ceiling fans in Bedrooms 2, 3  
(All lots) & Bedroom 4  
(Lots 1-9 only).

Free to air television points in  
Bedroom 1 & Living room.

Pay television provisions for  
future connection to pay  
service installed in Living  
Room.

NBN provisions for future  
connection of one ISP account  
to central modem point  
installed in Living Room.

Telephone points in Bedroom  
1, Kitchen & Living Room.

LED Downlights throughout  
the home.

Minimum of 1 light switch at  
entrance to each room.

Mechanical ventilation in all  
Bathrooms & Laundry.

Minimum of 1 double power  
point to each Living Room and  
Bedroom.

### KITCHEN

Melamine laminate cabinetry.

Reconstituted stone  
bench tops.

Stainless steel appliances  
including; dishwasher, 600mm  
wide oven, gas cooktop &  
rangehood.

Mirror splashback.

Kitchen mixer.

Kitchen sink.

Cold water connection  
in fridge alcove.

### LAUNDRY

Laundry tub unit.

Laundry mixer.

Porcelain floor tiles &  
splashback.

### GUEST POWDER ROOM

(LOTS 1 TO 9 ONLY)

Porcelain floor tiles.

Vanity basin and vanity mixer.

Toilet suite.

Hand towel rail.

### FAMILY BATHROOM

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basin & vanity mixer.

Shower recess  
- Semi frameless glass shower  
screen (Height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head.

In-wall shower mixer.

Bath (Lots 10 to 11 only).

Bath spout mixer  
(Lots 10 to 11 only).

Toilet suite (Lots 10 to 12 only).

Bathroom accessories  
including; towel rail, toilet roll  
holder (Lots 10 to 12 only) &  
soap dish.

### ENSUITE

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basins & vanity mixers.

Shower recess  
- Semi frameless glass shower  
screen (height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head and hand-held  
shower.

In-wall shower mixer.

Bath (Lots 1 to 9 only).

Bath spout mixer  
(Lots 1 to 9 only).

Toilet suite.

Bathroom accessories  
including; towel rail, toilet roll  
holder & soap dish.

### WALK THROUGH ROBE

(BEDROOM 1 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WALK IN ROBES

(BEDROOM 1 - LOTS 10 TO 12 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WARDROBES

(BEDROOMS 2 & 3 - ALL LOTS) AND  
(BEDROOM 4 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### LINEN CUPBOARDS

Fixed shelving.

## External Finishes

### WALLS

Hebel cladding. Exterior grade  
applied textured paint finish.

Fibre cement composite  
weatherboard cladding.  
Exterior grade paint finish.

Fibre cement composite  
sheet cladding. Exterior  
grade paint finish.

Formed architectural  
mouldings. Exterior grade  
applied textured paint finish.

### WINDOWS

Aluminium framed windows  
and sliding doors. Powdercoat  
finish.

Matching flyscreens.

### ROOF

Metal deck roofing.  
Colorbond finish.

Metal fascia and gutters.  
Colourbond finish to match  
roofing.

Downpipes. Exterior grade  
paint finish to match adjacent  
wall colour.

### GARAGE

Attached lockup garage with  
remote controlled, Colorbond  
finish, sectional garage door.

### PATIO

Aluminium framed structure  
with SHS posts, powdercoat  
finish with insulated  
Colorbond roof sheeting  
(Lots 1 to 9 & 12 only).

Exposed aggregate insitu  
concrete Patio slab  
(Lots 1 to 9 and 12 only).

Integrated Patio under roof,  
porcelain tiled concrete slab  
(Lots 10 and 11 only).

### GENERAL

Exposed aggregate concrete  
driveway, entry path and  
porch slab.

Landscaping.

Gas hot water system.

Clothes line.

External light fittings.

Fencing.

Please Note: Fittings may change  
during construction. Sunland Group  
reserves the right to change fittings  
with equivalent products if the  
product becomes unavailable.

# Sunland Group

1300 826 939 | [sunlandgroup.com.au](http://sunlandgroup.com.au) | Rifle Range Road, Pimpama, Queensland 4209

Indicative floor plan only. All floor areas measured to the external face of external walls. All external areas (external entry porches and patios) are excluded from area calculation. All reasonable care has been taken in the preparation of these floor plans. To the best of our knowledge, no relevant information has been omitted. However Sunland Group Limited and its appointed agents disclaim all liability should any information or matter contained herein differ from the contract of sale or the actual constructed development. All information is correct at the time of printing. © Sunland Group Limited. All rights reserved.

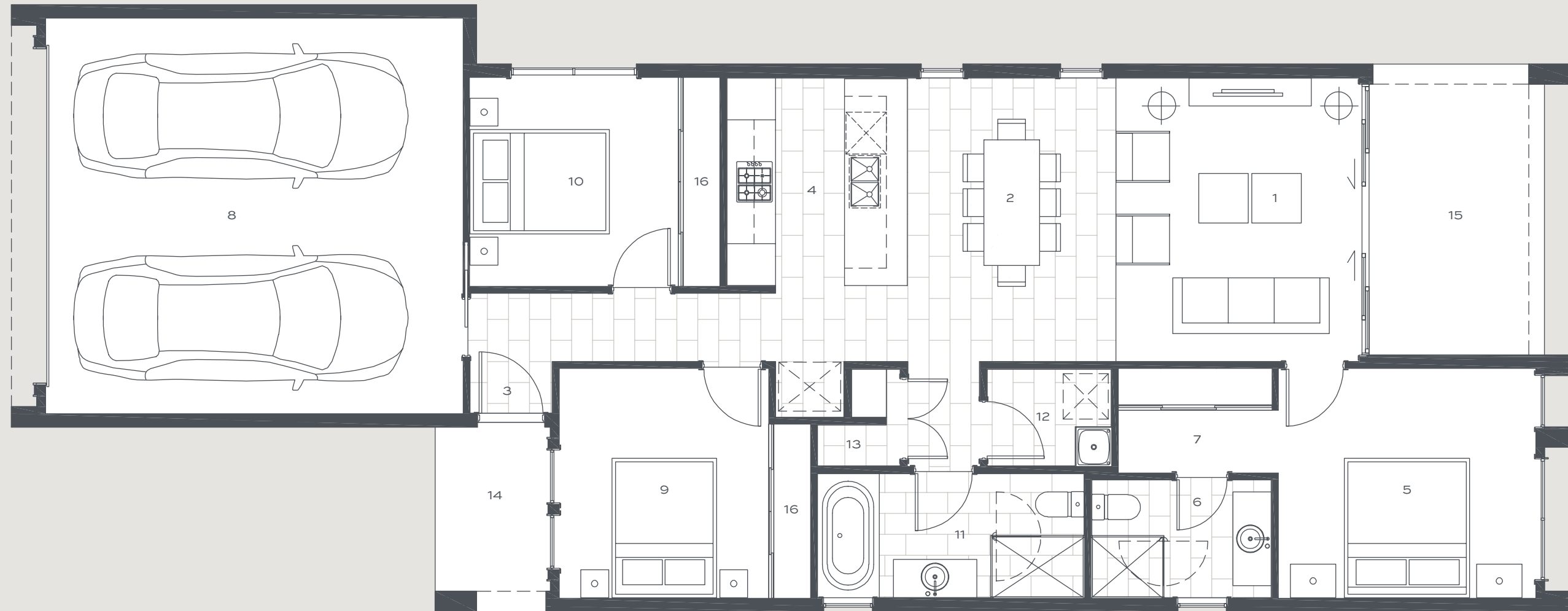
# PARK RESIDENCES

T H E H E I G H T S

Sunland Group



*Type HL 1812-2*



PARK RESIDENCES

Type HL 1812-2

Lot No. 11  
 Floor Area 145m<sup>2</sup>



1/ LIVING 2/ DINING 3/ ENTRY 4/ KITCHEN  
 5/ BEDROOM 1 6/ ENSUITE 7/ WALK-IN ROBE  
 8/ GARAGE 9/ BEDROOM 2 10/ BEDROOM 3  
 11/ BATHROOM 12/ LAUNDRY 13/ LINEN AND  
 STORE 14/ PORCH 15/ PATIO 16/ ROBE

## Internal Finishes

### WALLS

Plasterboard wall lining.  
Paint finish.

Villaboard wall lining in  
bathrooms. Paint finish.

### CEILING

Plasterboard ceiling lining.  
Paint finish.

### EXTERNAL DOOR (ENTRY)

Solid core flush panel door.  
Gloss paint finish.

### INTERNAL DOORS

Hollow core flush panel doors.  
Gloss paint finish.

### FLOORS

Reinforced insitu concrete  
slab.

Porcelain tiles  
(refer to floor plans for extent).

Carpet  
(refer to floor plans for extent).

### GENERAL

Split system cassette type air  
conditioning units in main  
Living areas and Bedroom 1.

Ceiling fans in Bedrooms 2, 3  
(All lots) & Bedroom 4  
(Lots 1-9 only).

Free to air television points in  
Bedroom 1 & Living room.

Pay television provisions for  
future connection to pay  
service installed in Living  
Room.

NBN provisions for future  
connection of one ISP account  
to central modem point  
installed in Living Room.

Telephone points in Bedroom  
1, Kitchen & Living Room.

LED Downlights throughout  
the home.

Minimum of 1 light switch at  
entrance to each room.

Mechanical ventilation in all  
Bathrooms & Laundry.

Minimum of 1 double power  
point to each Living Room and  
Bedroom.

### KITCHEN

Melamine laminate cabinetry.

Reconstituted stone  
bench tops.

Stainless steel appliances  
including; dishwasher, 600mm  
wide oven, gas cooktop &  
rangehood.

Mirror splashback.

Kitchen mixer.

Kitchen sink.

Cold water connection  
in fridge alcove.

### LAUNDRY

Laundry tub unit.

Laundry mixer.

Porcelain floor tiles &  
splashback.

### GUEST POWDER ROOM (LOTS 1 TO 9 ONLY)

Porcelain floor tiles.

Vanity basin and vanity mixer.

Toilet suite.

Hand towel rail.

### FAMILY BATHROOM

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basin & vanity mixer.

Shower recess  
- Semi frameless glass shower  
screen (Height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head.

In-wall shower mixer.

Bath (Lots 10 to 11 only).

Bath spout mixer  
(Lots 10 to 11 only).

Toilet suite (Lots 10 to 12 only).

Bathroom accessories  
including; towel rail, toilet roll  
holder (Lots 10 to 12 only) &  
soap dish.

### ENSUITE

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basins & vanity mixers.

Shower recess  
- Semi frameless glass shower  
screen (height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head and hand-held  
shower.

In-wall shower mixer.

Bath (Lots 1 to 9 only).

Bath spout mixer  
(Lots 1 to 9 only).

Toilet suite.

Bathroom accessories  
including; towel rail, toilet roll  
holder & soap dish.

### WALK THROUGH ROBE (BEDROOM 1 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WALK IN ROBES (BEDROOM 1 - LOTS 10 TO 12 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WARDROBES (BEDROOMS 2 & 3 - ALL LOTS) AND (BEDROOM 4 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### LINEN CUPBOARDS

Fixed shelving.

## External Finishes

### WALLS

Hebel cladding. Exterior grade  
applied textured paint finish.

Fibre cement composite  
weatherboard cladding.  
Exterior grade paint finish.

Fibre cement composite  
sheet cladding. Exterior  
grade paint finish.

Formed architectural  
mouldings. Exterior grade  
applied textured paint finish.

### WINDOWS

Aluminium framed windows  
and sliding doors. Powdercoat  
finish.

Matching flyscreens.

### ROOF

Metal deck roofing.  
Colorbond finish.

Metal fascia and gutters.  
Colourbond finish to match  
roofing.

Downpipes. Exterior grade  
paint finish to match adjacent  
wall colour.

### GARAGE

Attached lockup garage with  
remote controlled, Colorbond  
finish, sectional garage door.

### PATIO

Aluminium framed structure  
with SHS posts, powdercoat  
finish with insulated  
Colorbond roof sheeting  
(Lots 1 to 9 & 12 only).

Exposed aggregate insitu  
concrete Patio slab  
(Lots 1 to 9 and 12 only).

Integrated Patio under roof,  
porcelain tiled concrete slab  
(Lots 10 and 11 only).

### GENERAL

Exposed aggregate concrete  
driveway, entry path and  
porch slab.

Landscaping.

Gas hot water system.

Clothes line.

External light fittings.

Fencing.

Please Note: Fittings may change  
during construction. Sunland Group  
reserves the right to change fittings  
with equivalent products if the  
product becomes unavailable.

# Sunland Group

1300 826 939 | [sunlandgroup.com.au](http://sunlandgroup.com.au) | Rifle Range Road, Pimpama, Queensland 4209

Indicative floor plan only. All floor areas measured to the external face of external walls. All external areas (external entry porches and patios) are excluded from area calculation. All reasonable care has been taken in the preparation of these floor plans. To the best of our knowledge, no relevant information has been omitted. However Sunland Group Limited and its appointed agents disclaim all liability should any information or matter contained herein differ from the contract of sale or the actual constructed development. All information is correct at the time of printing. © Sunland Group Limited. All rights reserved.

# PARK RESIDENCES

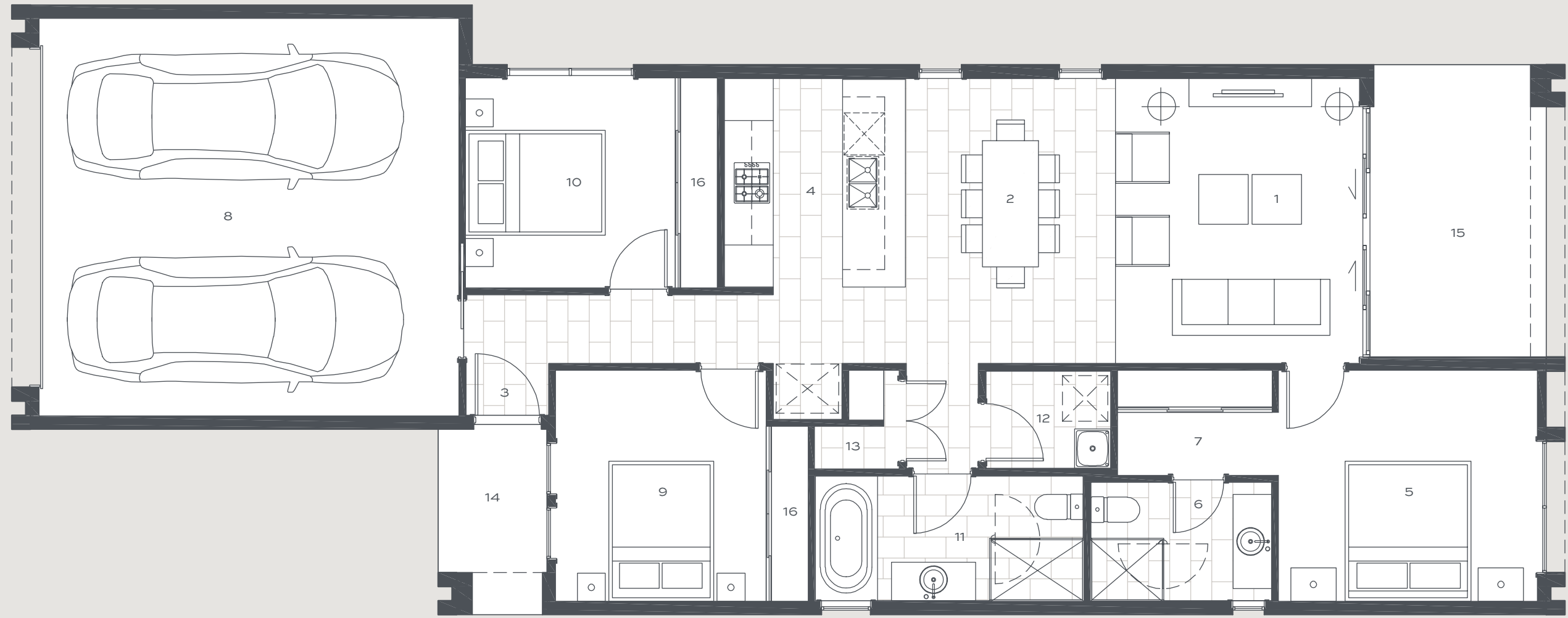
T H E H E I G H T S

Sunland Group



*Type HL 1812-1*





PARK RESIDENCES

Type HL 1812-1

Lot No. 10  
 Floor Area 146m<sup>2</sup>



1/ LIVING 2/ DINING 3/ ENTRY 4/ KITCHEN  
 5/ BEDROOM 1 6/ ENSUITE 7/ WALK-IN ROBE  
 8/ GARAGE 9/ BEDROOM 2 10/ BEDROOM 3  
 11/ BATHROOM 12/ LAUNDRY 13/ LINEN AND  
 STORE 14/ PORCH 15/ PATIO 16/ ROBE

## Internal Finishes

### WALLS

Plasterboard wall lining.  
Paint finish.

Villaboard wall lining in  
bathrooms. Paint finish.

### CEILING

Plasterboard ceiling lining.  
Paint finish.

### EXTERNAL DOOR (ENTRY)

Solid core flush panel door.  
Gloss paint finish.

### INTERNAL DOORS

Hollow core flush panel doors.  
Gloss paint finish.

### FLOORS

Reinforced insitu concrete  
slab.

Porcelain tiles  
(refer to floor plans for extent).

Carpet  
(refer to floor plans for extent).

### GENERAL

Split system cassette type air  
conditioning units in main  
Living areas and Bedroom 1.

Ceiling fans in Bedrooms 2, 3  
(All lots) & Bedroom 4  
(Lots 1-9 only).

Free to air television points in  
Bedroom 1 & Living room.

Pay television provisions for  
future connection to pay  
service installed in Living  
Room.

NBN provisions for future  
connection of one ISP account  
to central modem point  
installed in Living Room.

Telephone points in Bedroom  
1, Kitchen & Living Room.

LED Downlights throughout  
the home.

Minimum of 1 light switch at  
entrance to each room.

Mechanical ventilation in all  
Bathrooms & Laundry.

Minimum of 1 double power  
point to each Living Room and  
Bedroom.

### KITCHEN

Melamine laminate cabinetry.

Reconstituted stone  
bench tops.

Stainless steel appliances  
including; dishwasher, 600mm  
wide oven, gas cooktop &  
rangehood.

Mirror splashback.

Kitchen mixer.

Kitchen sink.

Cold water connection  
in fridge alcove.

### LAUNDRY

Laundry tub unit.

Laundry mixer.

Porcelain floor tiles &  
splashback.

### GUEST POWDER ROOM

(LOTS 1 TO 9 ONLY)

Porcelain floor tiles.

Vanity basin and vanity mixer.

Toilet suite.

Hand towel rail.

### FAMILY BATHROOM

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basin & vanity mixer.

Shower recess  
- Semi frameless glass shower  
screen (Height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head.

In-wall shower mixer.

Bath (Lots 10 to 11 only).

Bath spout mixer  
(Lots 10 to 11 only).

Toilet suite (Lots 10 to 12 only).

Bathroom accessories  
including; towel rail, toilet roll  
holder (Lots 10 to 12 only) &  
soap dish.

### ENSUITE

Porcelain floor tiles.

Melamine laminate vanity  
cabinet with reconstituted  
stone top.

Vanity basins & vanity mixers.

Shower recess  
- Semi frameless glass shower  
screen (height 2050mm).

Porcelain wall tiles to shower  
recess.

Shower head and hand-held  
shower.

In-wall shower mixer.

Bath (Lots 1 to 9 only).

Bath spout mixer  
(Lots 1 to 9 only).

Toilet suite.

Bathroom accessories  
including; towel rail, toilet roll  
holder & soap dish.

### WALK THROUGH ROBE

(BEDROOM 1 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WALK IN ROBES

(BEDROOM 1 - LOTS 10 TO 12 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### WARDROBES

(BEDROOMS 2 & 3 - ALL LOTS) AND  
(BEDROOM 4 - LOTS 1 TO 9 ONLY)

Mirrored sliding doors.

Shelf & hanging rails.

### LINEN CUPBOARDS

Fixed shelving.

## External Finishes

### WALLS

Hebel cladding. Exterior grade  
applied textured paint finish.

Fibre cement composite  
weatherboard cladding.  
Exterior grade paint finish.

Fibre cement composite  
sheet cladding. Exterior  
grade paint finish.

Formed architectural  
mouldings. Exterior grade  
applied textured paint finish.

### WINDOWS

Aluminium framed windows  
and sliding doors. Powdercoat  
finish.

Matching flyscreens.

### ROOF

Metal deck roofing.  
Colorbond finish.

Metal fascia and gutters.  
Colourbond finish to match  
roofing.

Downpipes. Exterior grade  
paint finish to match adjacent  
wall colour.

### GARAGE

Attached lockup garage with  
remote controlled, Colorbond  
finish, sectional garage door.

### PATIO

Aluminium framed structure  
with SHS posts, powdercoat  
finish with insulated  
Colorbond roof sheeting  
(Lots 1 to 9 & 12 only).

Exposed aggregate insitu  
concrete Patio slab  
(Lots 1 to 9 and 12 only).

Integrated Patio under roof,  
porcelain tiled concrete slab  
(Lots 10 and 11 only).

### GENERAL

Exposed aggregate concrete  
driveway, entry path and  
porch slab.

Landscaping.

Gas hot water system.

Clothes line.

External light fittings.

Fencing.

Please Note: Fittings may change  
during construction. Sunland Group  
reserves the right to change fittings  
with equivalent products if the  
product becomes unavailable.

# Sunland Group

1300 826 939 | [sunlandgroup.com.au](http://sunlandgroup.com.au) | Rifle Range Road, Pimpama, Queensland 4209

Indicative floor plan only. All floor areas measured to the external face of external walls. All external areas (external entry porches and patios) are excluded from area calculation. All reasonable care has been taken in the preparation of these floor plans. To the best of our knowledge, no relevant information has been omitted. However Sunland Group Limited and its appointed agents disclaim all liability should any information or matter contained herein differ from the contract of sale or the actual constructed development. All information is correct at the time of printing. © Sunland Group Limited. All rights reserved.