

Stamford.



Allow yourself to imagine the lifestyle you've always wanted, in the home you deserve!

With an abundance of living space both inside and out, the Stamford 317 is the ideal family home. A separate ground floor bedroom with private ensuite and lounge is ideal for teenagers or guests, while the upper floor features a separate kids' zone with activity room, bathroom and powder room.

Entertaining is covered via a well-appointed kitchen with butler's pantry, huge open-plan living area, large master bathroom and first-floor balcony to the front of the home, while sliding glass doors to the rear easily open to reveal a breezy alfresco area.

Stamford Designs offer individually crafted facades that will inspire you by providing a choice of homes that reflect your personal lifestyle and preferences.

Welcome **home.**

G.J. Gardner. HOMES

Stamford facade options.

G.J. Gardner's tailored facades give you the opportunity to personalise your home. With Executive, Classic, Resort & Urban facades to choose from, you can bring your home to life, making it as individual as you are!

CLASSIC



RESORT



URBAN



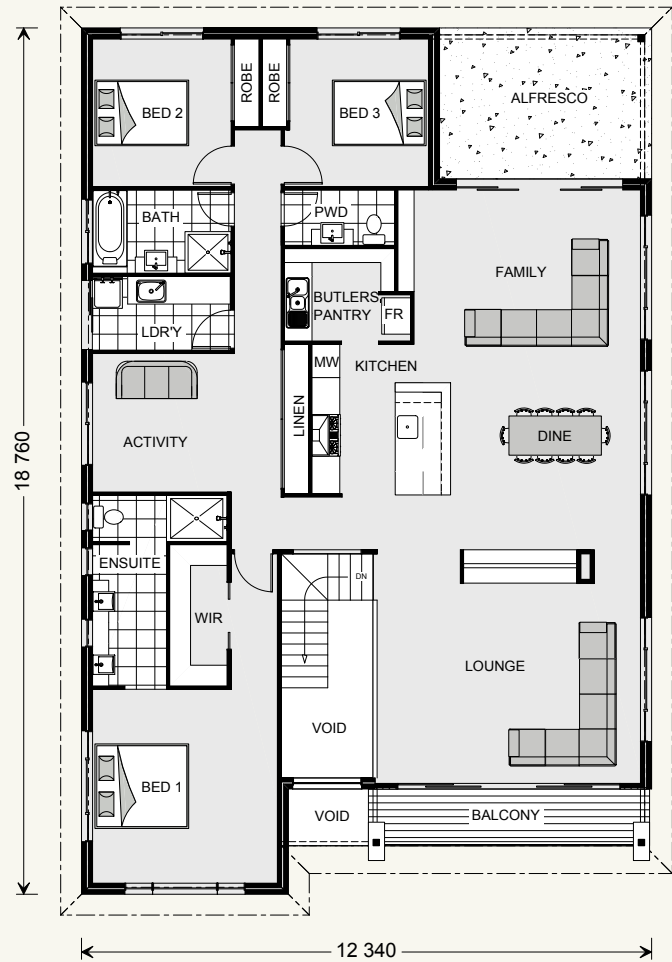
Images may depict fixtures, finishes and features not supplied by G.J. Gardner Homes. These items include planter boxes, retaining walls, water features, pergolas, screens and decorative landscaping items such as fencing and outdoor kitchens and barbecues.

Stamford 317.

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FEATURES

- + Huge open-plan family room
- + Kitchen and butler's pantry
- + Guest bedroom with ensuite
- + Activity room



SPECIFICATIONS

Floor Area-Ground

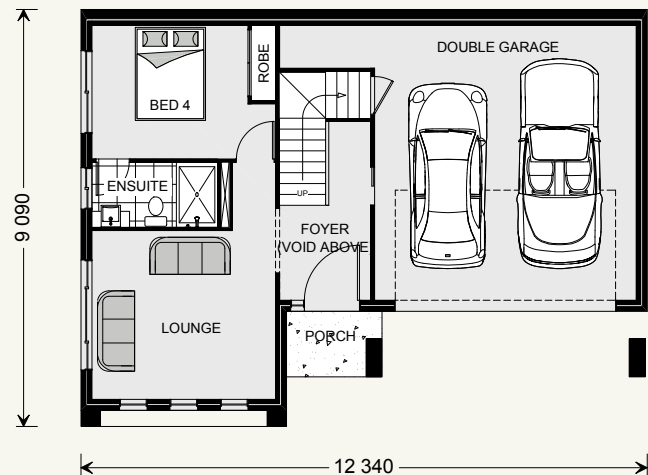
Living:	49.1 m ²
Garage:	41.7 m ²
Porch:	3.0 m ²
Total:	93.8 m ²

Floor Area-Upper

Living:	188.1 m ²
Alfresco:	15.0 m ²
Balcony:	7.5 m ²
Void:	12.5 m ²
Total:	223.1 m ²
Width:	12.34 m
Length:	18.76 m

Total Area

Total:	316.9 m ²
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NOTES

**Locals always
at hand.**

Designing and building your ideal home is an exciting experience, and when you partner with professional and established builders – G.J. Gardner Homes, the journey will be fulfilling and rewarding.



Internal photographs are from different G.J. Gardner Homes to those featured in this brochure.

Contact us on **132 789**
or visit gjjardner.com.au

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