



**Spacious and Bold The Santorini
is the ultimate backyard
accessory.**

**From pool house to home office
The Santorini has got you covered!**

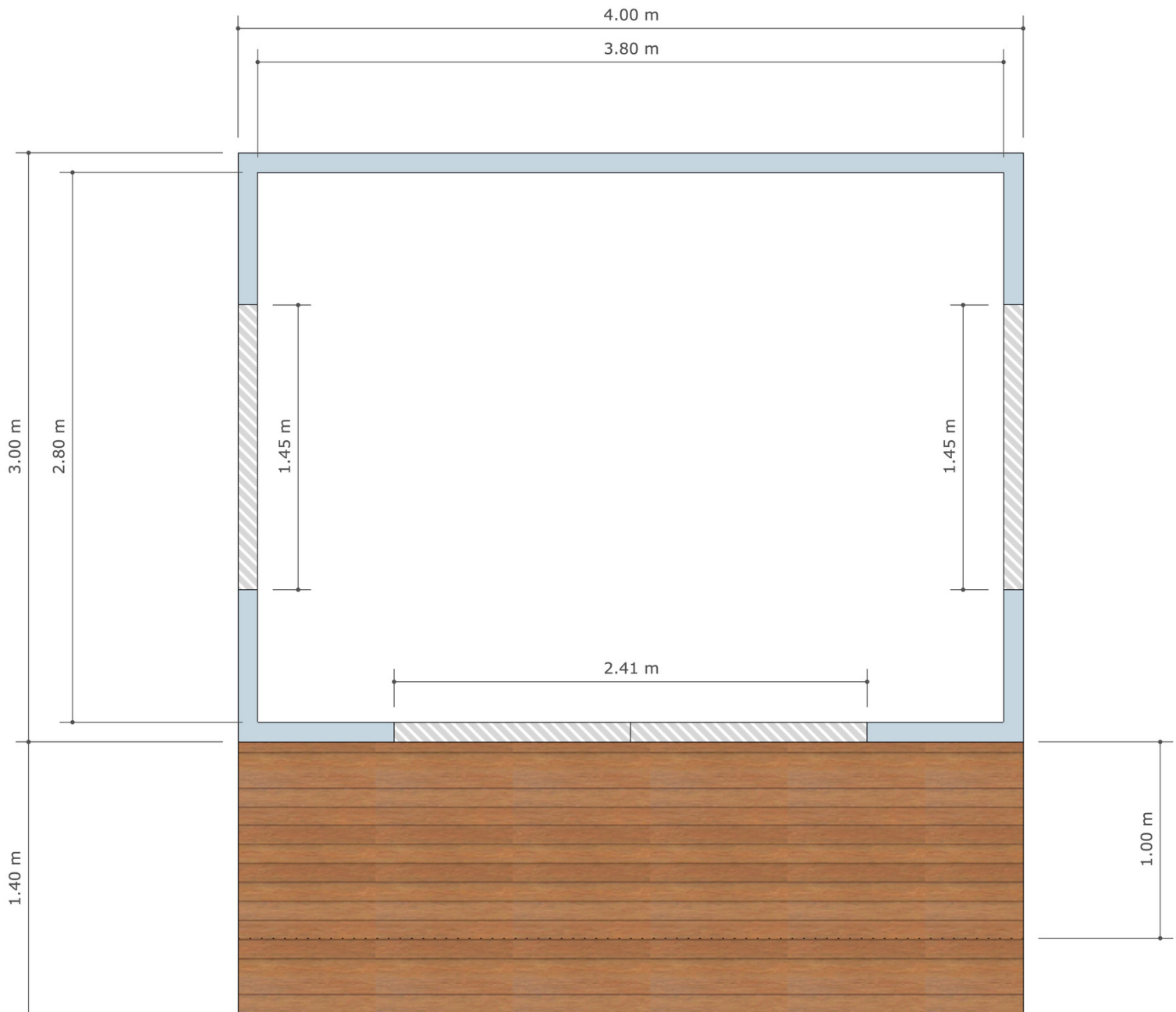
- ✓ **Under 20m²**
- ✓ **Quick and Simple to Build**
- ✓ **Modern Sleek Design**
- ✓ **Versatile and Easy to Install**
- ✓ **Full Fit out or Built to Lockup**

**AUSTRALIAN
BUILT & OWNED**



FEATURES

- ✓ Colorbond Gutters, Roof & Fascia
- ✓ Decking Options
- ✓ Roof & Wall Insulation
- ✓ Internal Lining Options
- ✓ Steel Frame Construction
- ✓ Cantilever Awning
- ✓ Particle Flooring
- ✓ Roof and Gutter Colour Options
- ✓ Bespoke Design
- ✓ Easily Installed
- ✓ Low Maintenance
- ✓ Steel Piers
- ✓ Single or Double Glazed windows
- ✓ Steel Engineered Sub Floor



SPECIFICATIONS

Sub Floor

- Steel Engineered Sub Floor
- 19mm Yellow Tongue Flooring

Structure

- Steel Engineered Frame

Wall Cladding

- Weathertex, Colorbond Corrugated or Weatherboard options available.

Roofing

- Colorbond Corrugated Iron (Choice of Colour)
- Downpipes (PVC) to ground, Gutters & Flashing (Choice of Colour)

Insulation

Batt Insulation

- R2.5 to Walls
- R2.5 to Roof
- R1.5 to Floor

(Additional requirements to be determined by energy assessor, if req)

Internal Lining

- 10mm Plasterboard with Moulded Skirting and Architraves.

Plumbing

- Down pipe to ground unless required for permit to be connected to storm water

Deck & Cover

- Decking 1m deep x 4m wide.
- Verandah Coverage of 1 Metre

Windows & Doors

- 2 x 1450mm (W) x 857mm (H) SG Awning Window
- 1 x 2410mm (W) x 2100mm (H) SG Sliding Door
- Single Glazed - DG Optional
- Aluminium Frame - Timber Optional

Floor Coverings

- Your choice of Hybrid Laminate Flooring

Electrical

- 4 x Power Points
- 1 x Smoke Detector
- 1 x 2 Gang Light Switch
- 2 x Downlights to Suit
- 1 x Exterior up/down light