



Birdie Villa

The Birdie Villa offers 227 m² of surface area and 2 en-suite bedrooms, each with its own small private garden.

The design of this villa maximises opening on the garden.

Its glazed sitting room fitted with a decking is next to the swimming pool with its cosy sunbed...

Part of the terrace is not roofed, for permanent enjoyment of sunlight and starlight.

Birdie | LAYOUT AND AREAS

	M ²
1 Kitchen & Dining room	38.4
2 Bedroom 1	17.0
3 Attached bathroom	5.5
4 Powder room	2.1
5 Attached bathroom	9.1
6 Master bedroom	30.9
7 Open verandah	53.0
8 Plunge pool (optional)	8.0
9 Living room	26.6
10 Service yard	22.8
11 Employee toilet	1.7
12 Pump & Generator	4.0
13 Laundry	6.4
14 Scullery	5.5
15 Corridor	1.9
16 Golf cart store *	6.9
17 Car port *	36.4
GROSS INTERNAL AREA	192.4
Villa	175.0
Golf cart store	9.0
Car port	43.0
GROSS EXTERNAL AREA	227.0



* Optional