



## FACADE DESIGN PLAN

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**HOTSPACE**

# Before & After – HOUSE 1

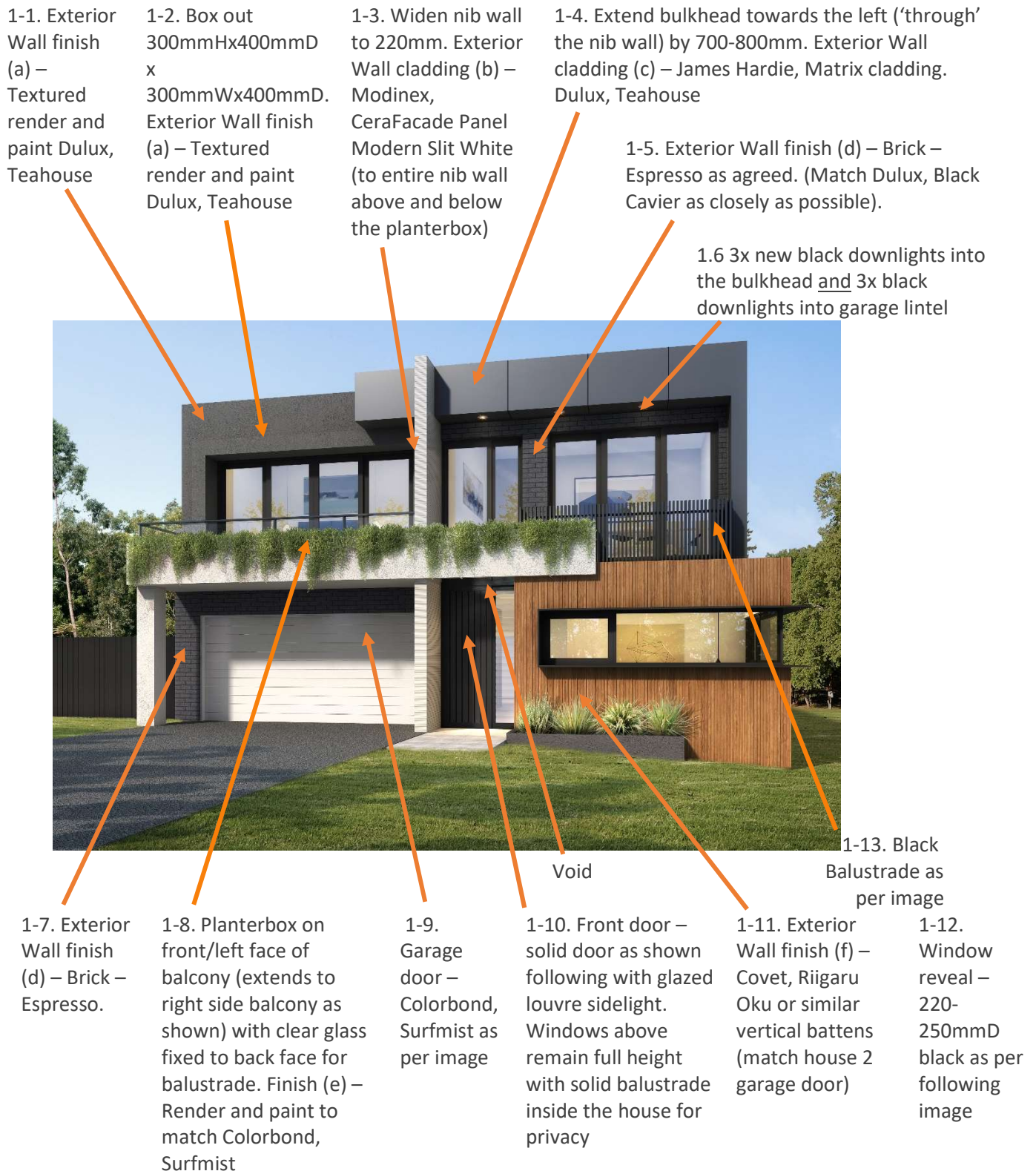
AFTER



BEFORE (DRAWING PROVIDED BY CLIENT'S ARCHITECT)



# HOUSE 1 – Façade Details



1-1., 1-2 and 1-4 - Exterior Wall finish (a) and (c) - painted Dulux, Teahouse



1-3. Exterior Wall cladding (b) – Modinex, CeraFacade Panel Modern Slit White



(much lighter in reality, similar to Surfmist)

1-5. and 1-7 Exterior Wall finish (d) – Brick to match Dulux, Black Caviar



1-9. Colorbond, Surfmist garage door





1-10. All window/door joinery to be black. Front door is vertical timber (similar to shown) but painted Dulux, Black Caviar, with glass louvres to the right.



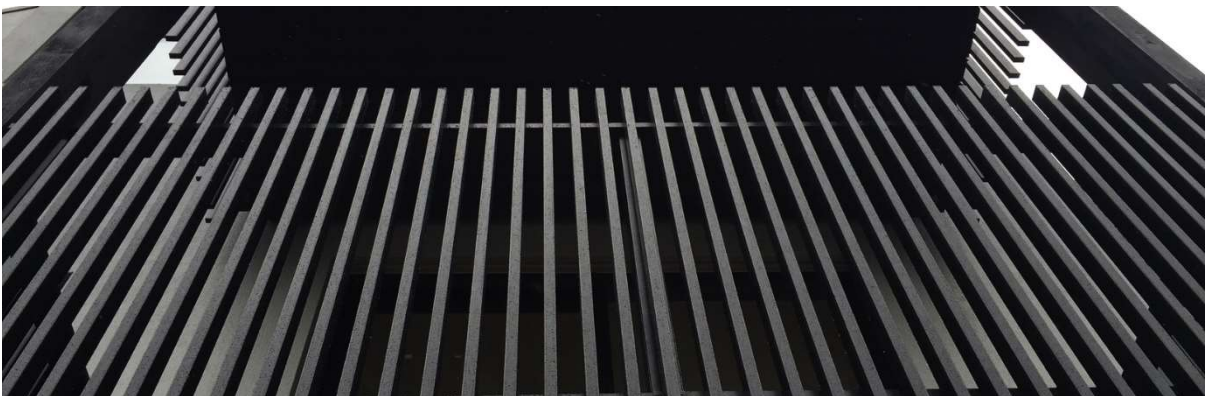
1-11 Covet, Riigaru Oku

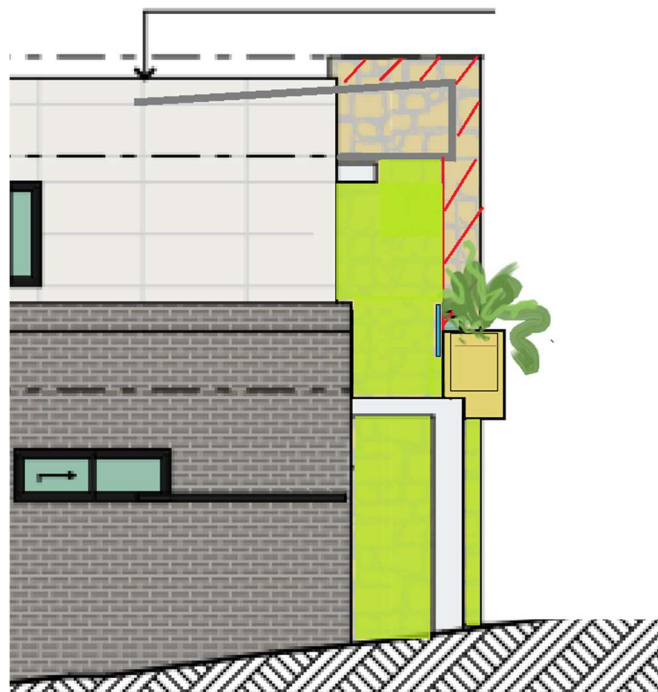
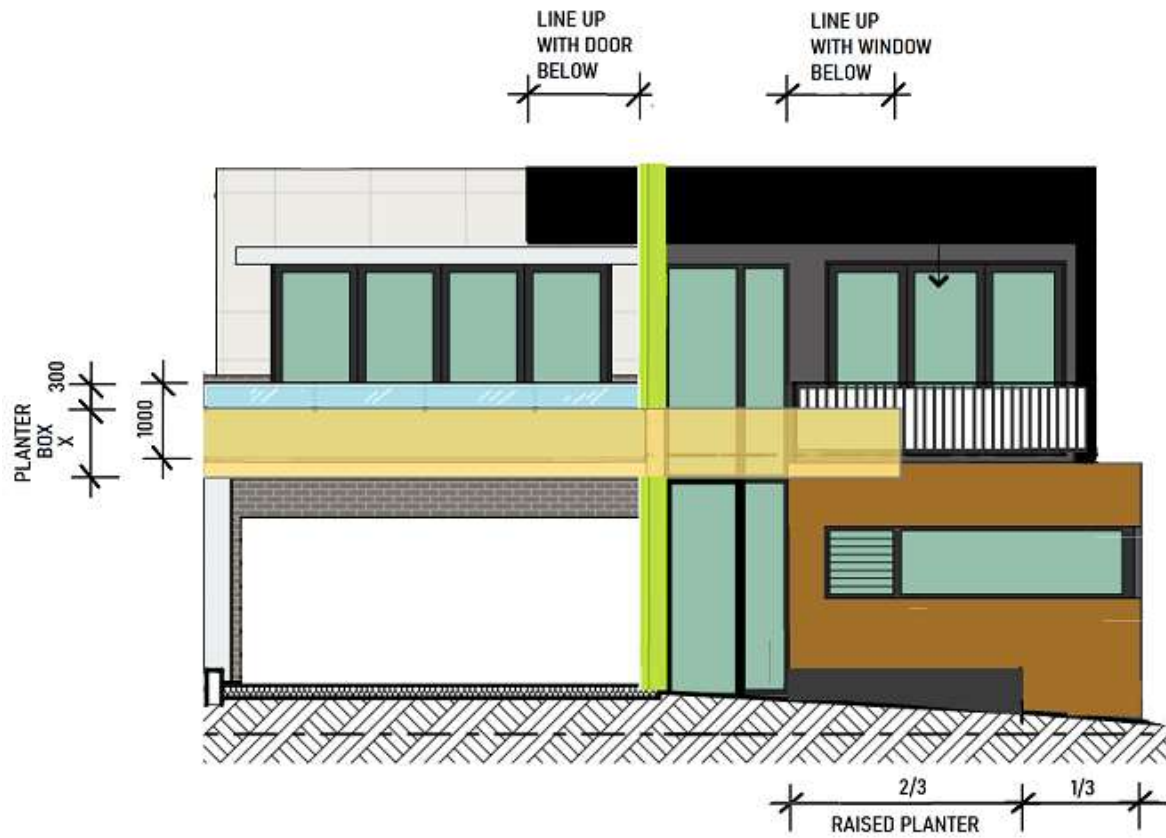


1-12. Black window reveals. Material TBC but will be 220-250mmD and painted/powdercoated black to match window joinery



1-13. Black handrail/balustrade – battens must be thick enough, deep enough and close enough together to avoid the planterbox In front becoming a climable object (liaise with balustrade supplier). Similar to the below. Black powdercoated.







# Before & After – HOUSE 2

AFTER



BEFORE (DRAWING PROVIDED BY CLIENT'S ARCHITECT)



## NOTE RE: COLOURS DISPLAYED IN THIS FAÇADE DESIGN PLAN

Please be aware that all device screens and printers are different, so it's essential to view the recommended colours and products in the flesh. We are able to order paint samples for you (can take 5-7 days), or you may wish to collect from your local paint store.

# HOUSE 2 – Façade Details

2-1. Exterior Wall finish (g) - Brick to match Dulux, Milton Moon as closely as possible. Mortar to be a touch darker than the brick colour

2-2. Box out 400mmHx300mmD x 400mmWx300mmD. Exterior Wall finish (h) – Render and paint Sufmist to match nib wall

2-3. Widen nib wall to 220mm. Exterior Wall finish (i) – Cerafacade Modern Slit White from Modinex

2-4. Pergola – as per following image (black).

2-5. Exterior Wall finish (j) – Render and paint Dulux, Milton Moon



2-6. Exterior Wall finish (j) – Render and paint Dulux, Milton Moon

2-7. Balustrade – 3x frameless clear glass panels on brushed chrome spigots.

2-8. Garage door and surround – flush garage door. Covet, Riigaru Oku or similar

2-9. Front door to match garage door with glazed louvre side light. Windows above remain full height with solid balustrade inside the house for privacy

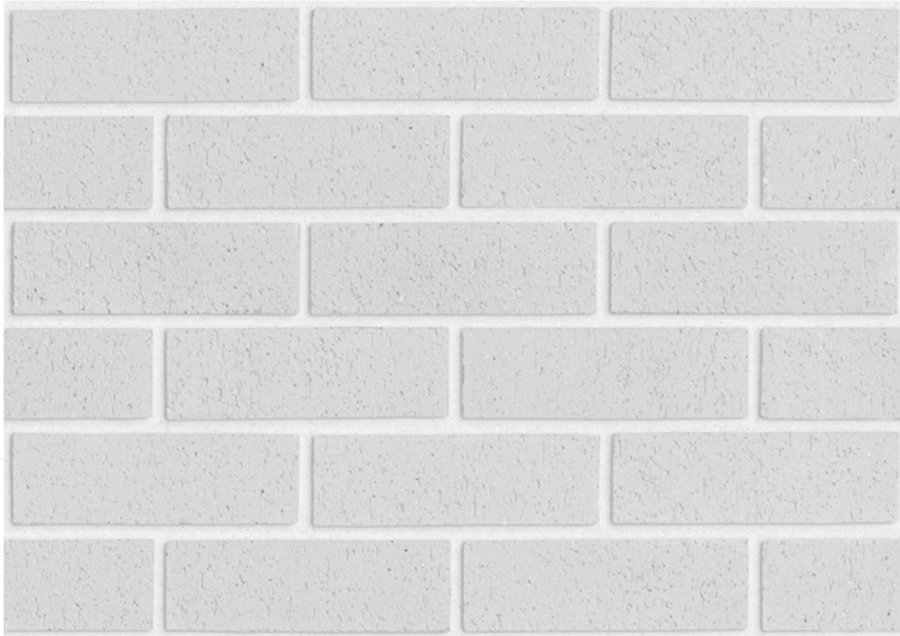
2-10. Exterior Wall finish (k) – Render and paint Dulux, Western Myall

A11. Black joinery & handrail

2-11. Lighting - add 3x new white downlights into the boxed out area above the Master bedroom door (evenly spaced). Also black wall lights each side of front window.

Note: Main brick for the rest of the house to match the colour Dulux, Milton Moon with mortar to match Dulux, Teahouse. Remaining finishes to be applied around back and sides of house as required.

2-1. Exterior Wall finish (g) - Brick to match Dulux, Milton Moon as closely as possible. Mortar to match Dulux, Teahouse

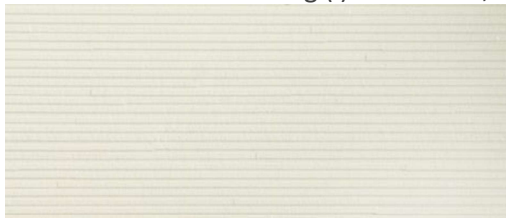


Similar to this but brick is slightly darker (see below) and mortar matches Dulux, Teahouse



Dulux, Milton Moon

2-3. Exterior Wall cladding (i) – Modinex, CeraFacade Panel Modern Slit White



(much lighter in reality, similar to Surfmist)

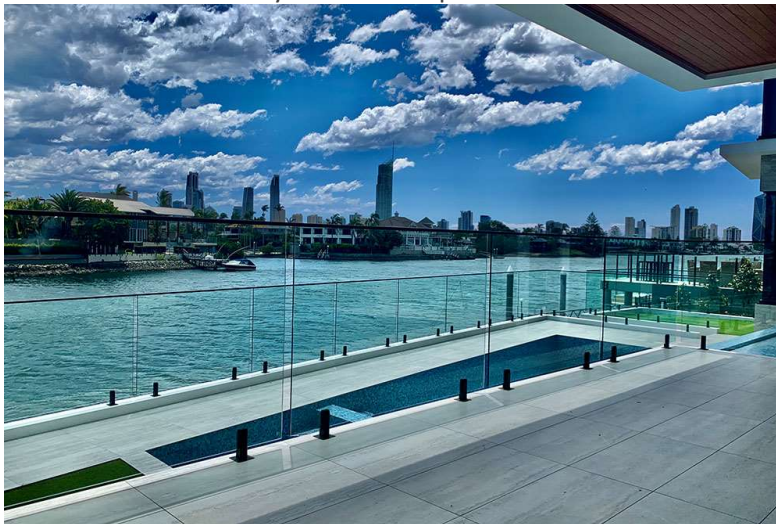


2-4.



Pergola is similar to this except that the battens run underneath the soffit, terminating at the wall. Pergola is approx 800mm (front to back) PLUS depth of soffit

2-7. Like this but ideally without a top rail



2-8. Covet, Riigaru Oku



2-9 All window/door joinery to be black. Front door is aluminium 'timber' to match garage door, with glass louvres to the right.



2-10. Exterior Wall finish (k) – Render and paint Dulux, Western Myall



2-11. Black cylindrical wall lights





# HOUSE 1 & 2 – Landscaping, Driveway, Path, Steps, fencing and mailboxes

1/2-1. Dark grey exposed aggregate driveways



1/2-2. Light/Mid Grey travertine style pavers to front steps and landings

1/2-3. Landscaping – Vines here  
Japanese Maple here



1/2-4. Planter boxes with cascading plants

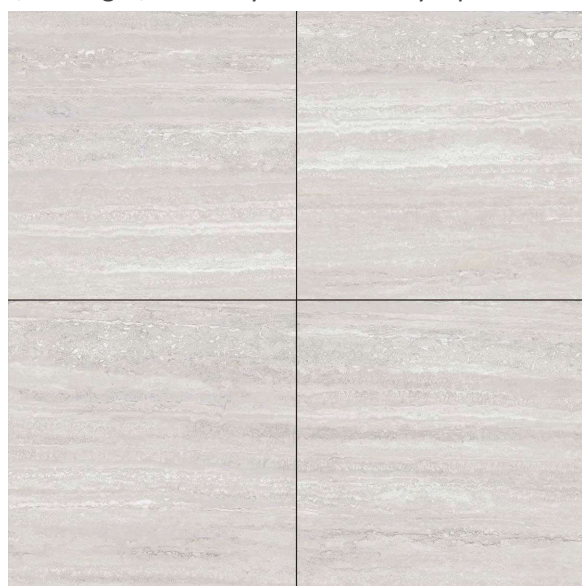
1/2-5. Front fences – as per following

1/2-6. Mailboxes – custom built rendered as shown above. Both black

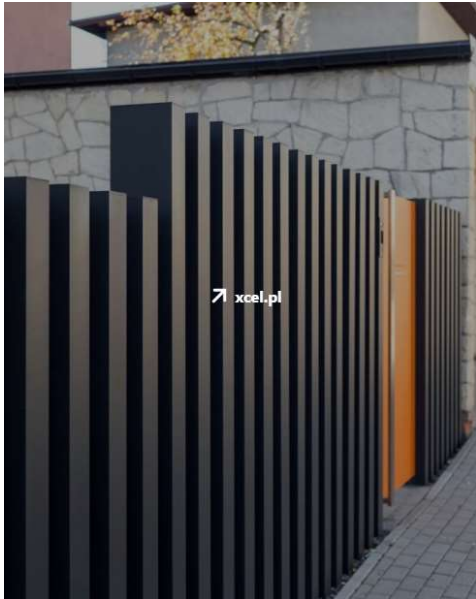
1/2-1. Dark grey exposed aggregate driveways



1/2-2. Light/Mid Grey travertine style pavers



1/2-5. Front fences – as shown below. Black posts approx 150x150mm each. Top edge can be sloped to follow the slope of the land.



We look forward to reviewing your  
New-Façade Design Plan with you and will be in touch  
in the coming days to arrange a time.

Jane and the Hotspace team



[www.hotspaceconsultants.com](http://www.hotspaceconsultants.com)

