



TWIN LAKES VINEYARD

Residence

Shiraz Cluster



Master Development Plan



Site Development Plan



SECOND FLOOR PLAN



TWIN LAKES VINEYARD
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THIRD FLOOR PLAN



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TYP. LOWER LEVEL FLOOR PLAN



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One-Bedroom Unit



Two-Bedroom Unit



Two-Bedroom Unit

Two-Bedroom Residence

- Master bedroom with own toilet & bath
- Modular closets for all bedrooms
- Ceramic tiles in living and dining area
- Ceramic plank flooring for bedrooms
- Ceramic tiles in kitchen and toilet & baths
- Partial glass shower enclosure for toilet & baths
- Ceramic tiles in maid's/utility room
- Maid's room with own toilet
- Kitchen with modular undercounter and overhead cabinet
- Kitchen and toilets with mechanical ventilation

One-Bedroom Residence

- Ceramic tiles in living and dining area
- Ceramic plank flooring for bedroom
- Ceramic tiles in kitchen and toilet & bath
- Partial glass shower enclosure for toilet & bath
- Kitchen with modular under counter and overhead cabinet
- Kitchen and toilets with mechanical ventilation

Typical Residential Features

- Entrance panel door with viewer
- Individual electric and water sub-meters
- Individual mail boxes with keys
- Provision for cable TV lines
- Provision for telephone/ internet-ready lines per unit
- Provision for hot and cold water supply lines
- Multi-point water heater
- Split-type air-conditioning unit
- Individual Condominium Certificate of Title (CCT)

Ground Floor

- Lounge area per Cluster
- 2 High-speed, interior-finished passenger elevators per Cluster
- Centralized mail room per cluster
- Parking area

Building Facilities/Services

- Automatic fire sprinkler system for all units
- Overhead water tank and underground cistern for ample water supply
- Standby power generator for common and selected areas
- Building administration/security office at Merlot Cluster

Development Features and Highlights

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