

The compact Colorado was designed to appeal to first-time buyers. **Ingrid Waltham** reports.



The full-height windows allow plenty of light into the main bedroom at the front of the Colorado in Byford.



From the kitchen, the cook can still keep an eye on the meals area and the alfresco area.

Lots of space in perfect design for a small block

The continuing trend for smaller blocks was a key consideration in the design of the Colorado, the new display home from Blueprint Homes in the Glades estate at Byford.

The design is a new addition to the builder's portfolio and is ideal for blocks with a minimum frontage of 16.05m and a minimum area of 416sqm.

Blueprint Homes' general manager Craig Park said that while the Colorado was more compact in area, it offered well-designed living spaces and effectively zoned bedroom areas.

"The home was designed to appeal mainly to first-homebuyers but it sits equally well with people looking to downsize to a smaller, more manageable home without sacrificing quality or fit out," Mr Park said. "Functionality and affordability were key

considerations in the design."

The elevation features attached rendered piers and a blade wall, giving the home a contemporary but understated appeal.

Entry is through timber double doors into the central living hub. The entry also provides privacy to the main bedroom and a lounge or theatre, effectively creating an adult's zone at the front of the home, away from the main activity.

The main bedroom has full-height windows to the front garden, a walk-in robe and an ensuite with a single vanity, shower and toilet.

A long island bench/breakfast bar with pendant lighting defines the kitchen in the casual, open-plan dining and living area. The island contains the sinks and dishwasher, while separate work areas incorporate a five-burner, stainless-steel gas hotplate,

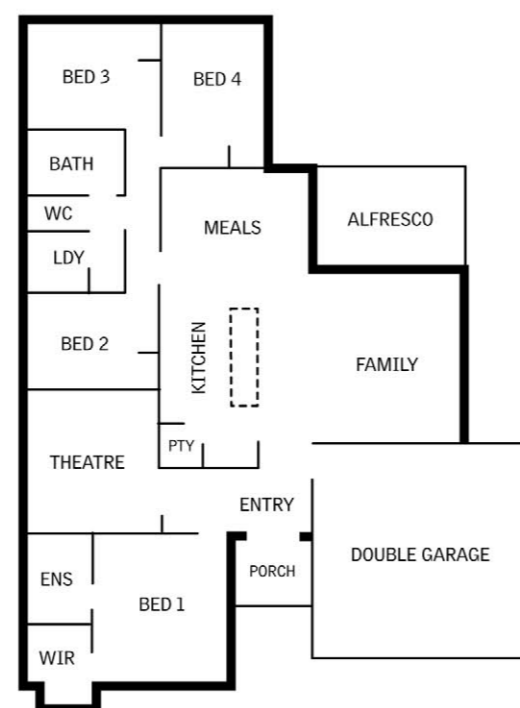
underbench oven and canopy range hood. Storage includes a microwave recess, self-closing drawers and a walk-in pantry.

Sliding doors lead from the living area to an alfresco area under the main roof line, which has been extended in the display to include a thatched gazebo and landscaped garden beds.

In a separate zone off the living area are three bedrooms with built-in robes; a bathroom with a vanity, shower and bath; and a laundry with a linen press and separate toilet.



A long island bench/breakfast bar with pendant lighting defines the kitchen.



THE COLORADO

ADDRESS: Warrington Road, Byford
PRICE: \$160,500
BUILDER: Blueprint Homes
PHONE: 6241 4840

Single-storey home with four bedrooms, two bathrooms, theatre, open-plan living, alfresco area

