

9 BELAIR DRIVE,
CONSTANTIA

TOTAL ERF SIZE
7666M2

SIX HOMES

4 OR 5 BEDROOMS

SINGLE & DOUBLE
STOREY



EXTERIOR ARCHITECTURE

Keeping to white exterior walls and black framed doors and windows, making the green landscaping pop against its background

This is a timeless look, classic architecture, all homes on the estate will be kept within the same genre in terms of aesthetics

Natural materials and textures to attract aesthetic interest will be used externally and internally

Formal landscaped gardens preserving the existing trees on the property





Large black framed doors with oversized cottage panes allowing maximum light into the home

BATHROOM FINISHES



Modern farmhouse style bathrooms

White marble-look tops with under counter basins

Tall mirrors with wall lights in feature areas



Tiles in bathrooms and darker cabinetry to create a contrast

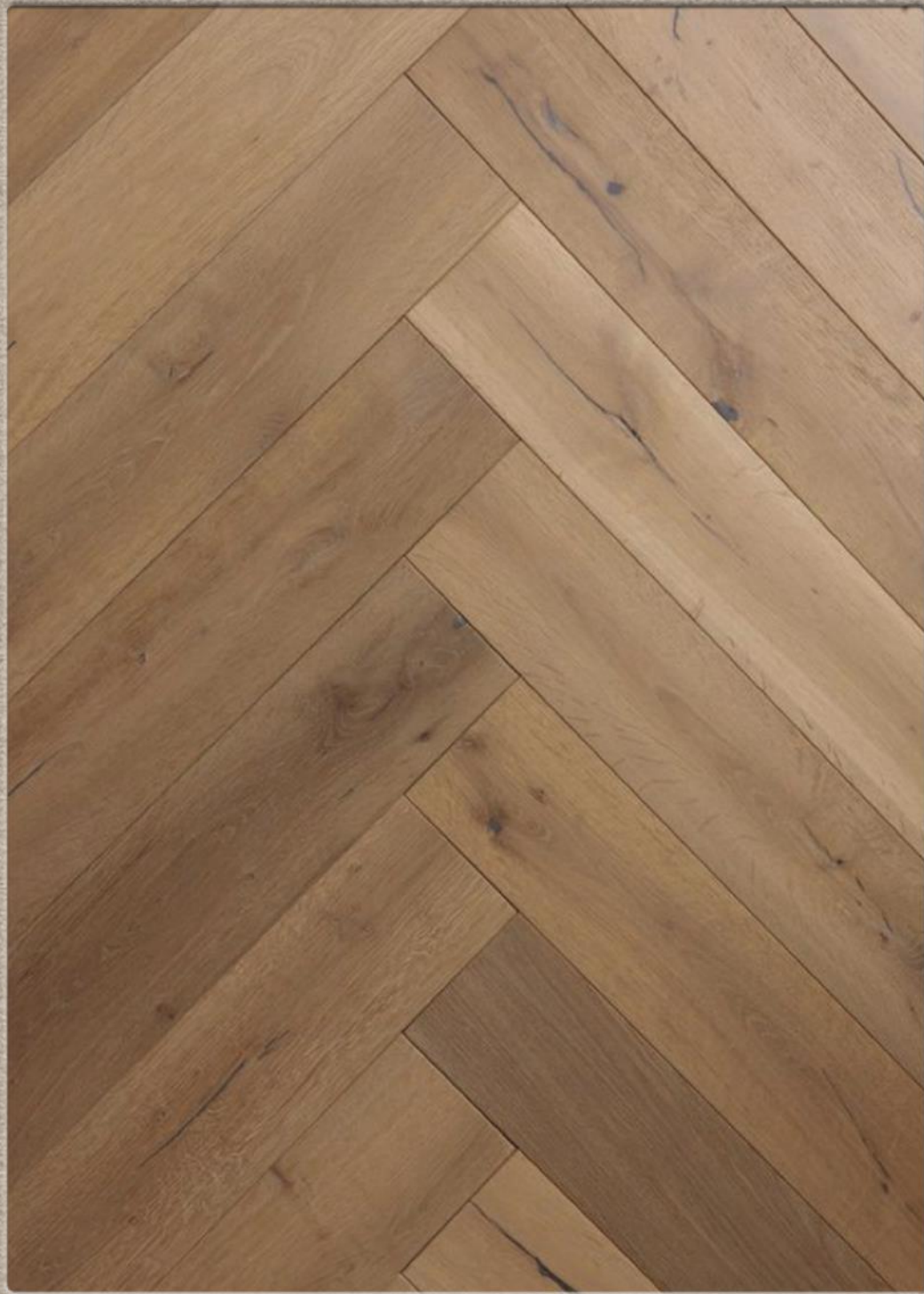
FLOORING

Herringbone laid wooden flooring in the living areas

Tiles in bathrooms

Natural sisal/jute carpeting in the bedrooms

Features of red brick white washed (klompies) such as the lobby and lining the outdoor stairs



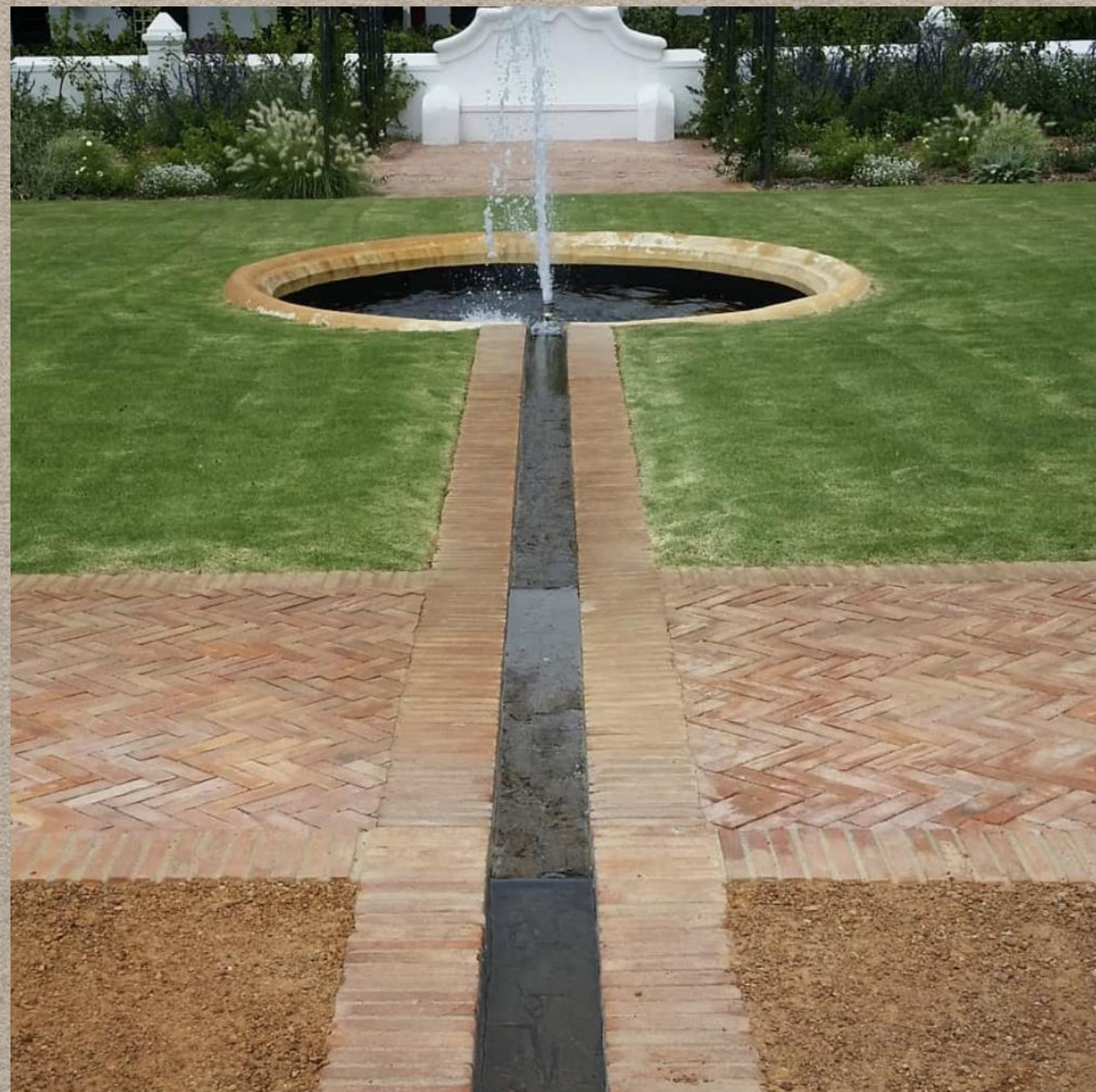
EXTERNAL FEATURES



Low white walls bordering individual properties

Water features at each property

Shared tennis court for the estate





Chez Belair

RANGE ROVER



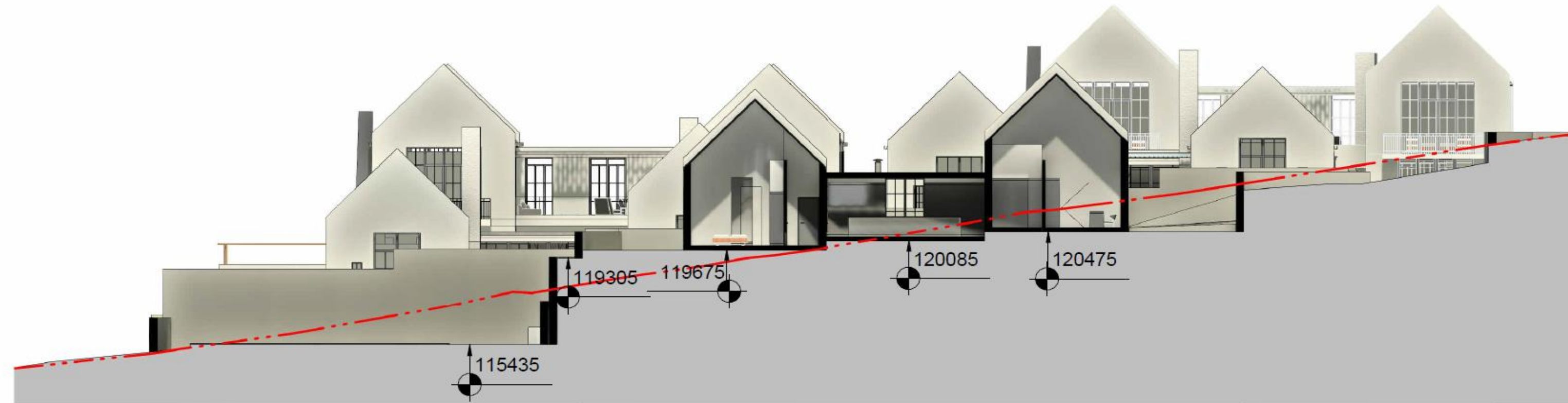






PORTION	LAND SIZE	BEDROOMS EN SUITE	HOUSE FLOOR PLATE	HOUSE UNDER ROOF
1	1001m2	4 BEDROOMS	361m2	312m2
2	874m2	4 BEDROOMS	370m2	320m2
3	962m2	4 BEDROOMS	361m2	312m2
4	1355m2	5 BEDROOMS	554m2	470m2
5	1104m2	5 BEDROOMS	554m2	470m2
6	1081m2	6 BEDROOMS	707m2	584m2

OVERALL SITE SECTIONS



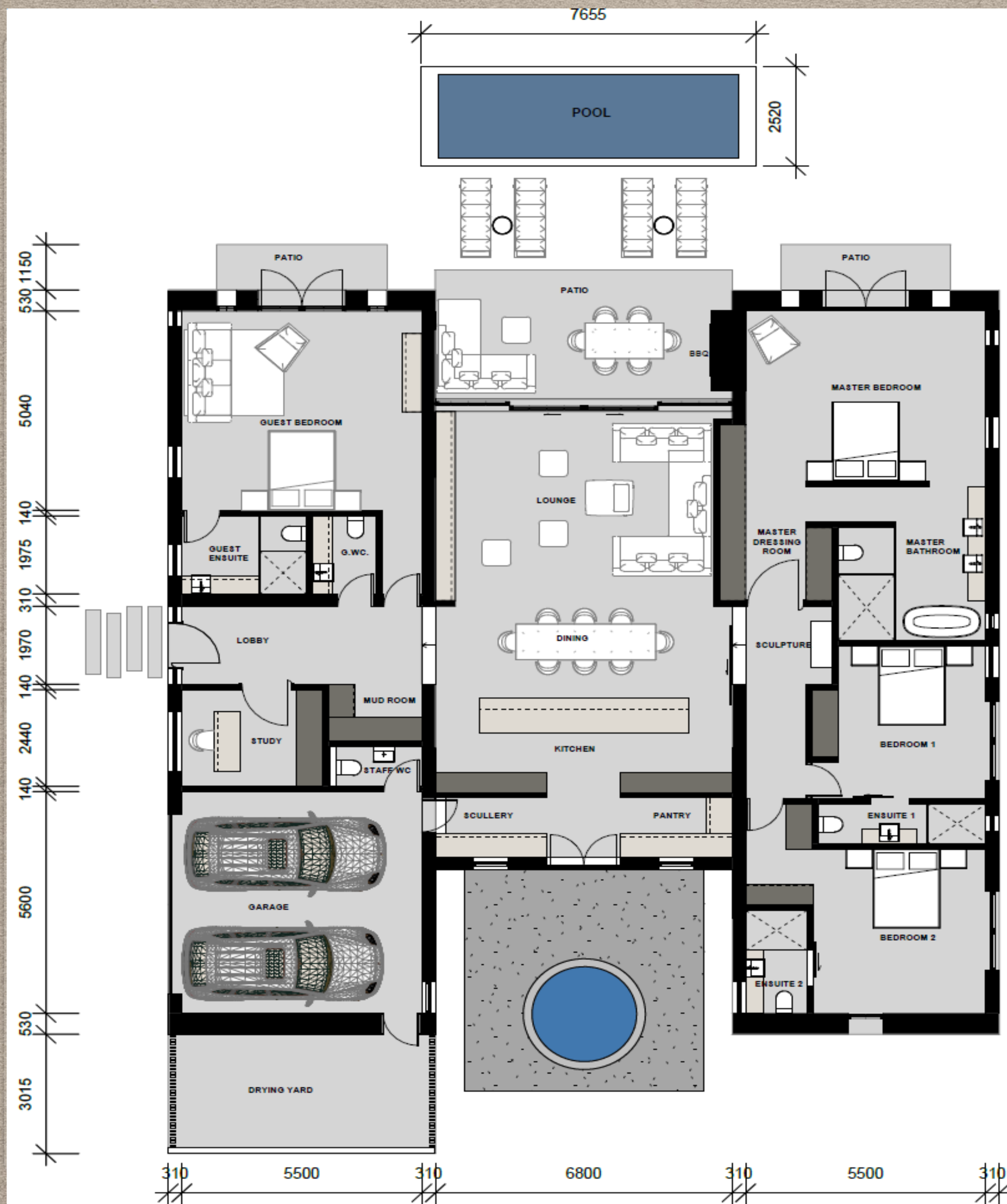
① DC_A1001 (Section)_A-A - Overall
1 : 250



② DC_A1001 (Section)_B-B - Overall
1 : 250

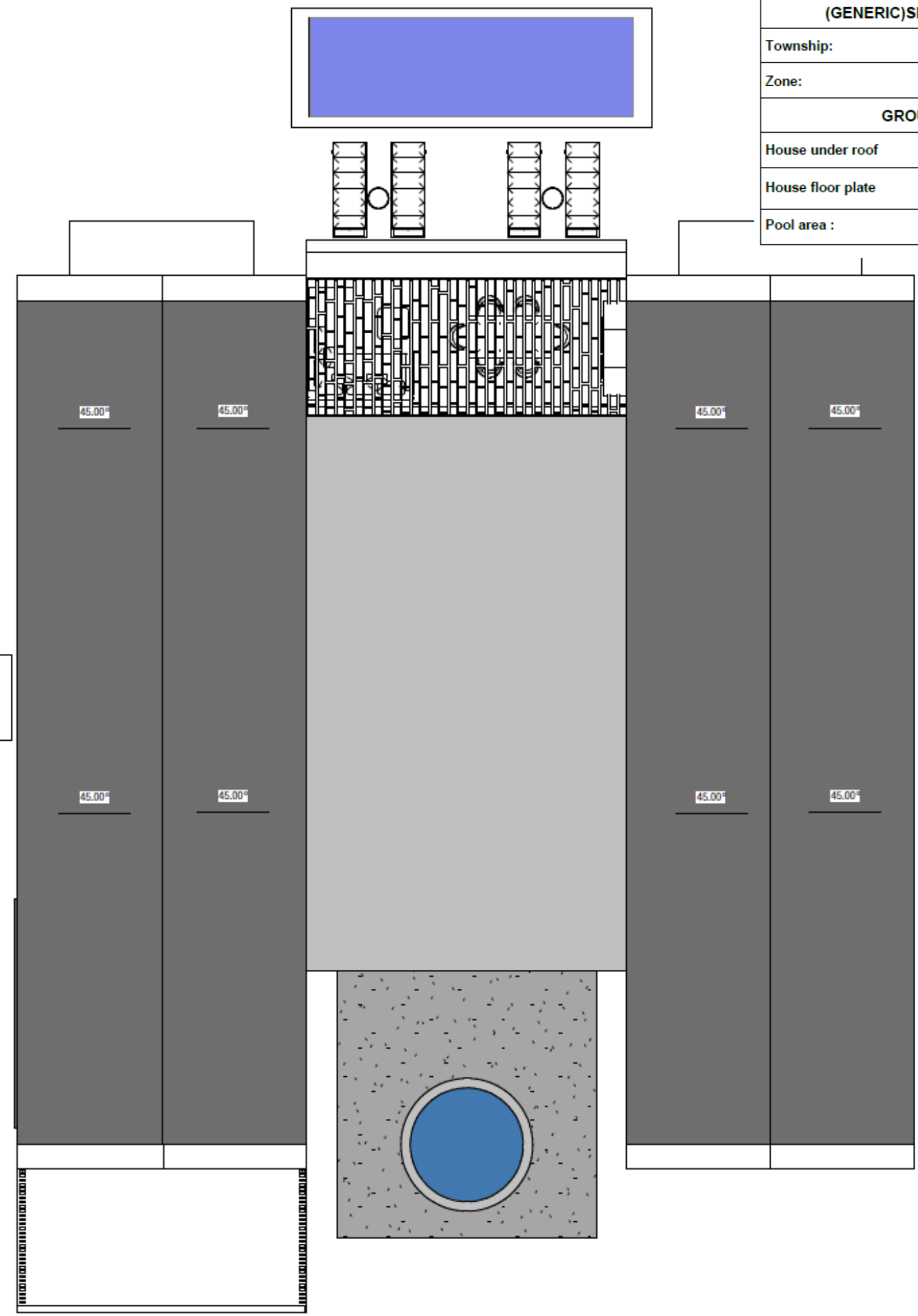


③ DC_A1003 (Section)_C-C - Overall
1 : 250



FLOOR & ROOF PLANS

SINGLE STOREY HOME



AREA SCHEDULE	
(GENERIC) SINGLE INFORMATION	
Township:	Constantia, Western Cape
Zone:	Single Residential (SR1)
GROUND STOREY	
House under roof	311.1m ²
House floor plate	360.7m ²
Pool area :	19.3 m ²

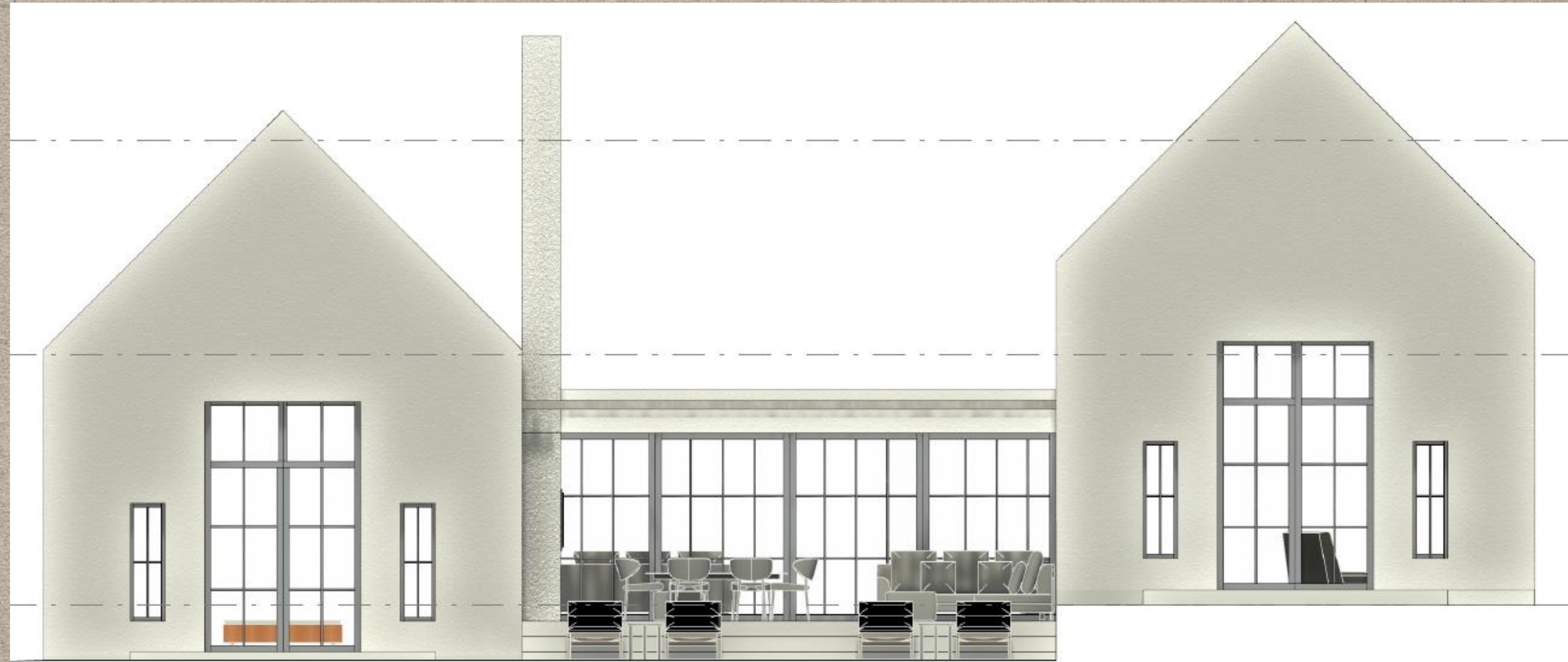
SINGLE STOREY

ELEVATIONS

NORTH

&

SOUTH



SINGLE STOREY

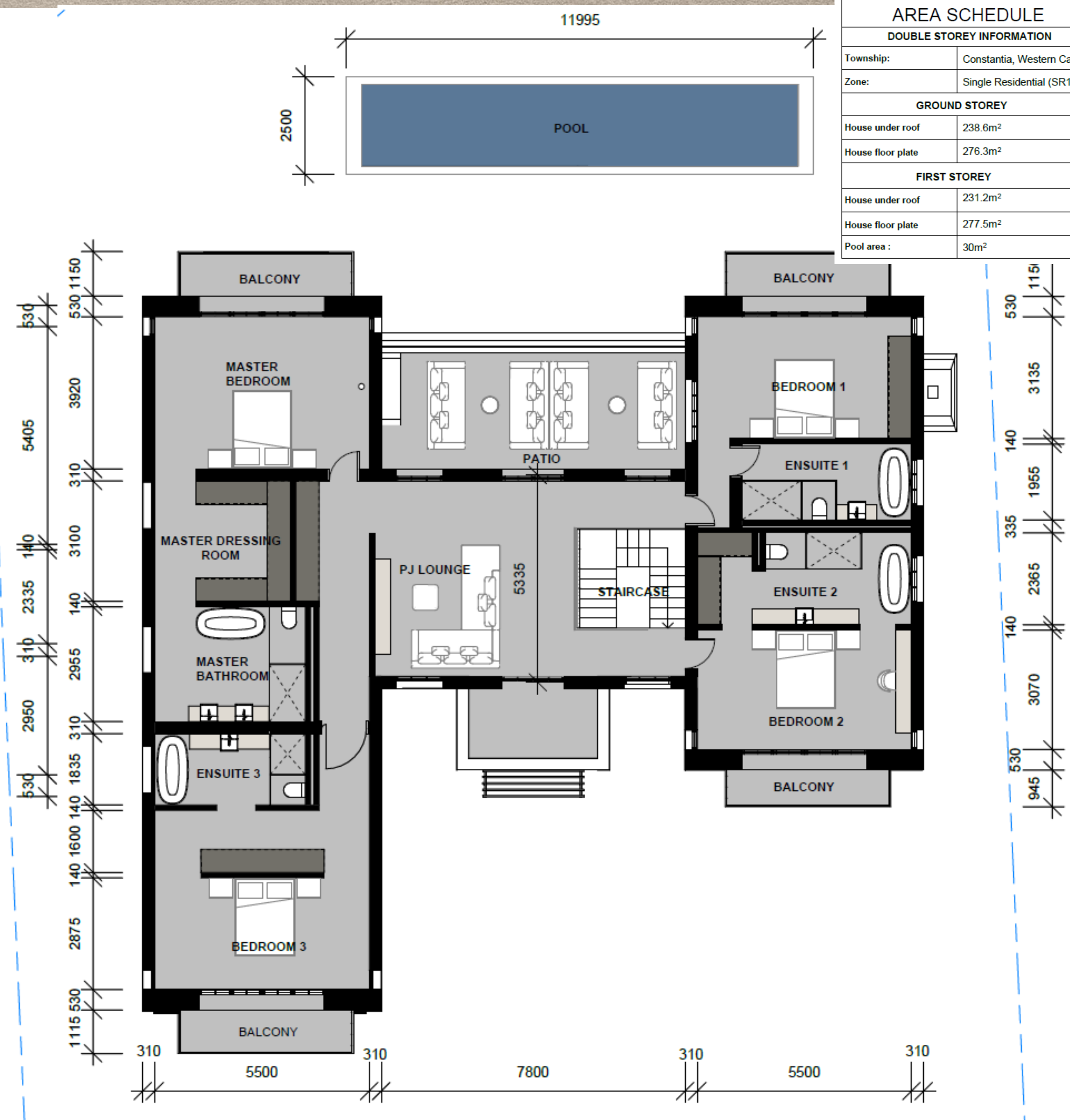
ELEVATIONS

EAST

&

WEST





AREA SCHEDULE	
DOUBLE STOREY INFORMATION	
Township:	Constantia, Western Cape
Zone:	Single Residential (SR1)
GROUND STOREY	
House under roof	238.6m ²
House floor plate	276.3m ²
FIRST STOREY	
House under roof	231.2m ²
House floor plate	277.5m ²
Pool area :	30m ²

ELEVATIONS

NORTH



EAST



SOUTH



WEST

