

# Fact sheet

## Fortescue



### House size

Dimensions	20.63 x 11.93 m
Living area basement	159 m <sup>2</sup>
Living area ground floor	161 m <sup>2</sup>
Living area second floor	117 m <sup>2</sup>
Total living area	437 m <sup>2</sup>

### Façade

Horizontal timber cladding in combination with mineral render and natural stone

### Roof

Pitched roof

### Heating and ventilation

- Ground source heat pump
- Underfloor heating
- Mechanical Ventilation with Heat Recovery

### Architecture and special features

- Exclusive hillside location by the sea
- Seamless transitions between outside and inside
- Large windows offering views of sea and landscaped gardens
- Multigenerational living with self-contained one bedroom flat
- Individual interior design concept incl. home gym, games room, extra guest bedroom & wine cellar

### Standard specification

- Triple-glazed timber and aluminium windows, fitted in the factory without PU foam
- Holistic health concept with outstanding indoor air quality
- Effective Xund-E electrosmog protection and shielded electrical installations
- Superior-quality, environmentally friendly interiors that are healthy to live in thanks to innovative solutions developed in-house by Baufritz (e.g. interior paints, floor adhesives, etc.)
- HOIZ natural, organic insulation made from wood shavings — developed in-house, certified by natureplus and IBN



**BAUFRITZ**<sup>®</sup>  
WIR BAUEN GESUNDHEIT

# Floor plans Fortescue

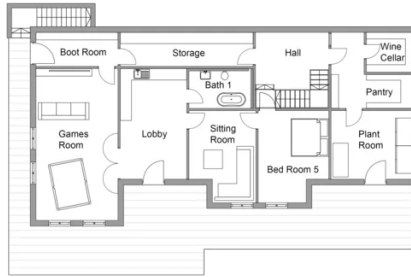
Ground Floor



First Floor



**BAUFRITZ**<sup>®</sup>  
WIR BAUEN GESUNDHEIT



**BAUFRITZ**<sup>®</sup>  
WIR BAUEN GESUNDHEIT

Baufritz (UK) Limited

Camboro Business Park · The Workplace · Oakington Road, Girton · Cambridge CB3 0QH  
Telephone +44 (0) 1223 235632 · E-Mail: [enquiries@baufritz.co.uk](mailto:enquiries@baufritz.co.uk) · Web: [www.baufritz.co.uk](http://www.baufritz.co.uk)