

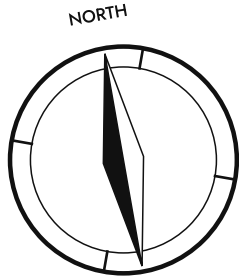


GROUND STOREY PLAN · HOUSE A SILVERLEAF

1:100 @ A2

AREAS & COVERAGE

site area (erf)	4,194.3m ²
exclusive use area (Silverleaf)	1,339.3m ²
total coverage	324.2m ²
percentage coverage (of EUA)	24.2%
FLOOR SPACE	
ground floor space	201.0m ²
first floor space	201.0m ²
EXTERNAL / UNCOVERED / PARKING AREAS (not included in total floor area)	
garage, store & plant	67.3m ²
covered patios	97.8m ²
uncovered patios (pool deck)	24.5m ²
service yard & guest courtyard	40.1m ²
pool	24.4m ²
TOTAL FLOOR SPACE:	401.9m ²



THE PARAMOUNT ESTATE

DESIGN STUDIO

9 Sohlard Avenue | Constantia | Cape Town | 7806

Concept design prepared with AI assistance (Claude) for the owner

To be developed, checked and signed by a SACAP-registered professional

PROJECT

PROPOSED NEW DWELLINGS on
ERF (TBC)

Portion of the Paramount Estate (3 units)

9 SOHLAND AVENUE,
CONSTANTIA
HOUSE A - "Silverleaf"

TITLE

DESIGN DEVELOPMENT :
GROUND STOREY PLAN

DATE	SCALE	DRAWN
OCT 2026	1:100 @ A2	AI draft (Claude)
PROJECT	ELEMENT	DRAWING No.
P2610	DESIGN DEVELOPMENT	A-01

dated 14/10/2026