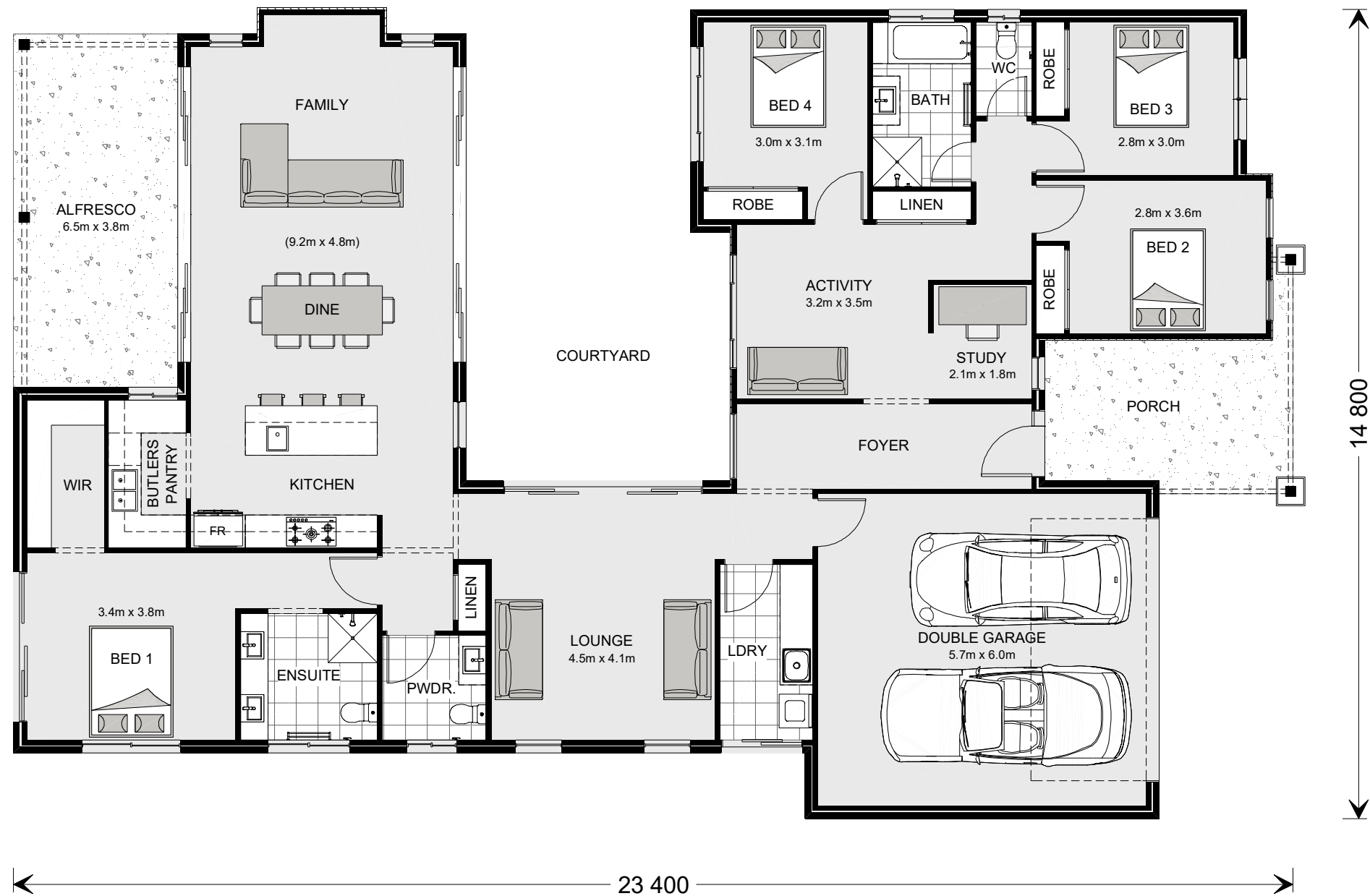




ARTISTS IMPRESSION - for illustrative purposes only
(Mandalay 335 Hamptons Facade Shown)

NCC 22	The ensuite and powder room must be constructed and reinforced in accordance with NCC regulations. This includes any circulation space req's, noggings and sheeting provisions for future grab rails where required.					PLANS ARE SUBJECT TO LOCAL COUNCIL & DEVELOPERS GUIDELINES (COVENANTS).			
	MANDALAY 260 Hamptons Streetscape	CONCEPT	18/07/2023	FLOOR AREAS	TOTAL	269.8 m²	Min. Lot Width	ARTIST IMPRESSION	G.J. Gardner. HOMES
© Copyright Archiman Pty Ltd exclusive to G.J. Gardner Homes Concept plans only, final working drawings may vary			LIVING		199.5 m²		16 m - 18 m	N.T.S.	
				GARAGE		37.9 m²			
				ALFRESCO		19.4 m²			
				PORCH		13.0 m²			



NCC 22

The ensuite and powder room must be constructed and reinforced in accordance with NCC regulations. This includes any circulation space req's, noggings and sheeting provisions for future grab rails where required.

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MANDALAY 260

Hamptons Streetscape

Element Series

CONCEPT 18/07/2023
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Concept plans only,
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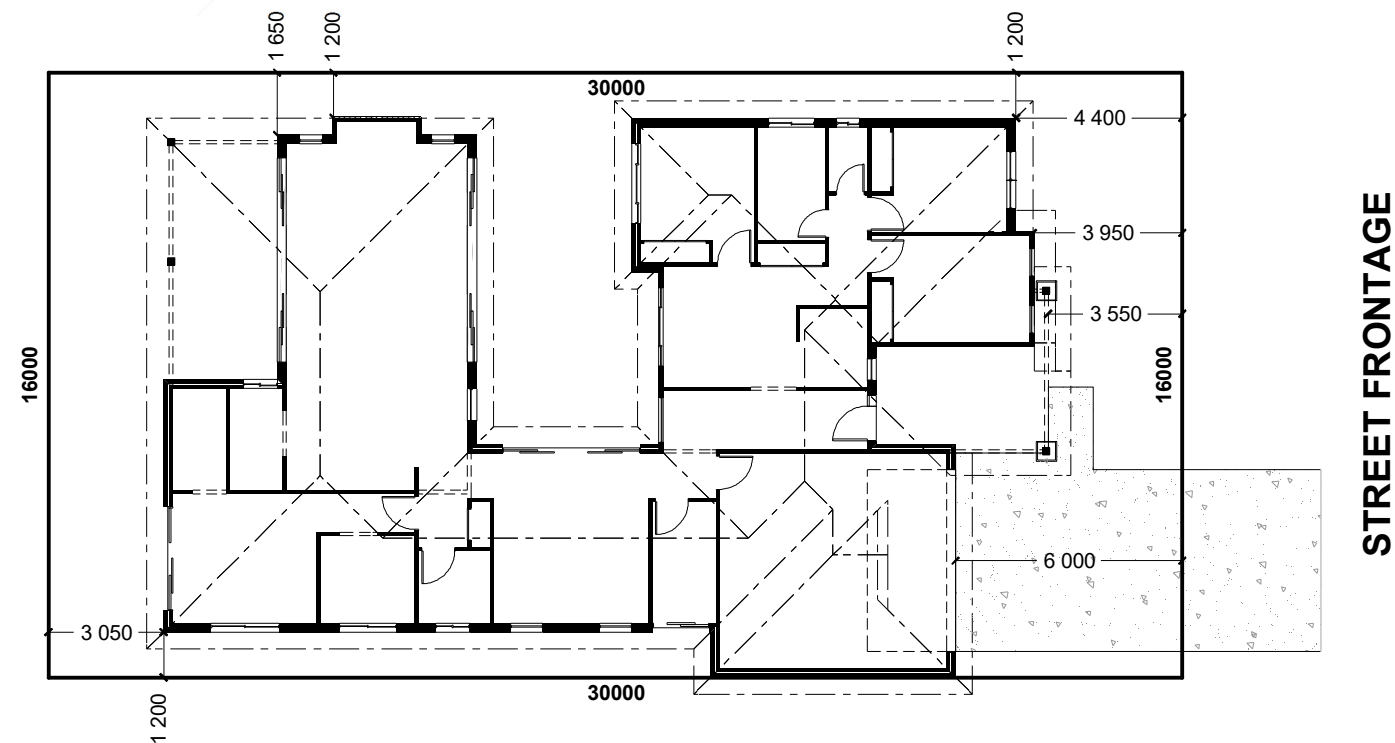
FLOOR AREAS	TOTAL 269.8 m ²
LIVING	199.5 m ²
GARAGE	37.9 m ²
ALFRESCO	19.4 m ²
PORCH	13.0 m ²

Min. Lot Width
16 m - 18 m

PRESENTATION PLAN
Scale 1:100 @A3

G.J. Gardner.

HOMES



INDICATIVE SITE PLAN ONLY. ACTUAL LOT WIDTH, SIZE AND SETBACKS MAY VARY TO SUIT LOCAL REQUIREMENT'S AND MAY REQUIRE A LARGER SITE OR PLAN MODIFICATIONS TO SUIT A PARTICULAR SITE.

NCC 22

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MANDALAY 260

Hamptons Streetscape

Element Series

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FLOOR AREAS	TOTAL 269.8 m ²
LIVING	199.5 m ²
GARAGE	37.9 m ²
ALFRESCO	19.4 m ²
PORCH	13.0 m ²

Min. Lot Width
16 m - 18 m

SITE PLAN
Scale 1:200 @A3

G.J. Gardner.
HOMES

NCC 22

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MANDALAY 260

Hamptons Streetscape

Element Series

CONCEPT 18/07/2023
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FLOOR AREAS	TOTAL 269.8 m ²
LIVING	199.5 m ²
GARAGE	37.9 m ²
ALFRESCO	19.4 m ²
PORCH	13.0 m ²

Min. Lot Width
16 m - 18 m

FLOOR PLAN
Scale 1:100 @A3

G.J. Gardner.

HOMES





NCC 22	The ensuite and powder room must be constructed and reinforced in accordance with NCC regulations. This includes any circulation space req's, noggings and sheeting provisions for future grab rails where required.					PLANS ARE SUBJECT TO LOCAL COUNCIL & DEVELOPERS GUIDELINES (COVENANTS).			
	MANDALAY 260 Hamptons Streetscape	CONCEPT	18/07/2023	FLOOR AREAS	TOTAL	269.8 m²	Min. Lot Width 16 m - 18 m	ELEVATIONS Scale 1:100 @A3	G.J. Gardner. HOMES
		© Copyright Archiman Pty Ltd exclusive to G.J. Gardner Homes Concept plans only, final working drawings may vary		LIVING GARAGE ALFRESCO PORCH		199.5 m² 37.9 m² 19.4 m² 13.0 m²			
Element Series									

ELECTRICAL LEGEND

NOTE:
ALL ELECTRICAL WORK MUST
BE COMPLETED TO THE
RELEVANT AUSTRALIAN
STANDARDS AND THE
NATIONAL CONSTRUCTION
CODE OF AUSTRALIA.

LIGHTING *EEF (denotes energy efficient light fittings)

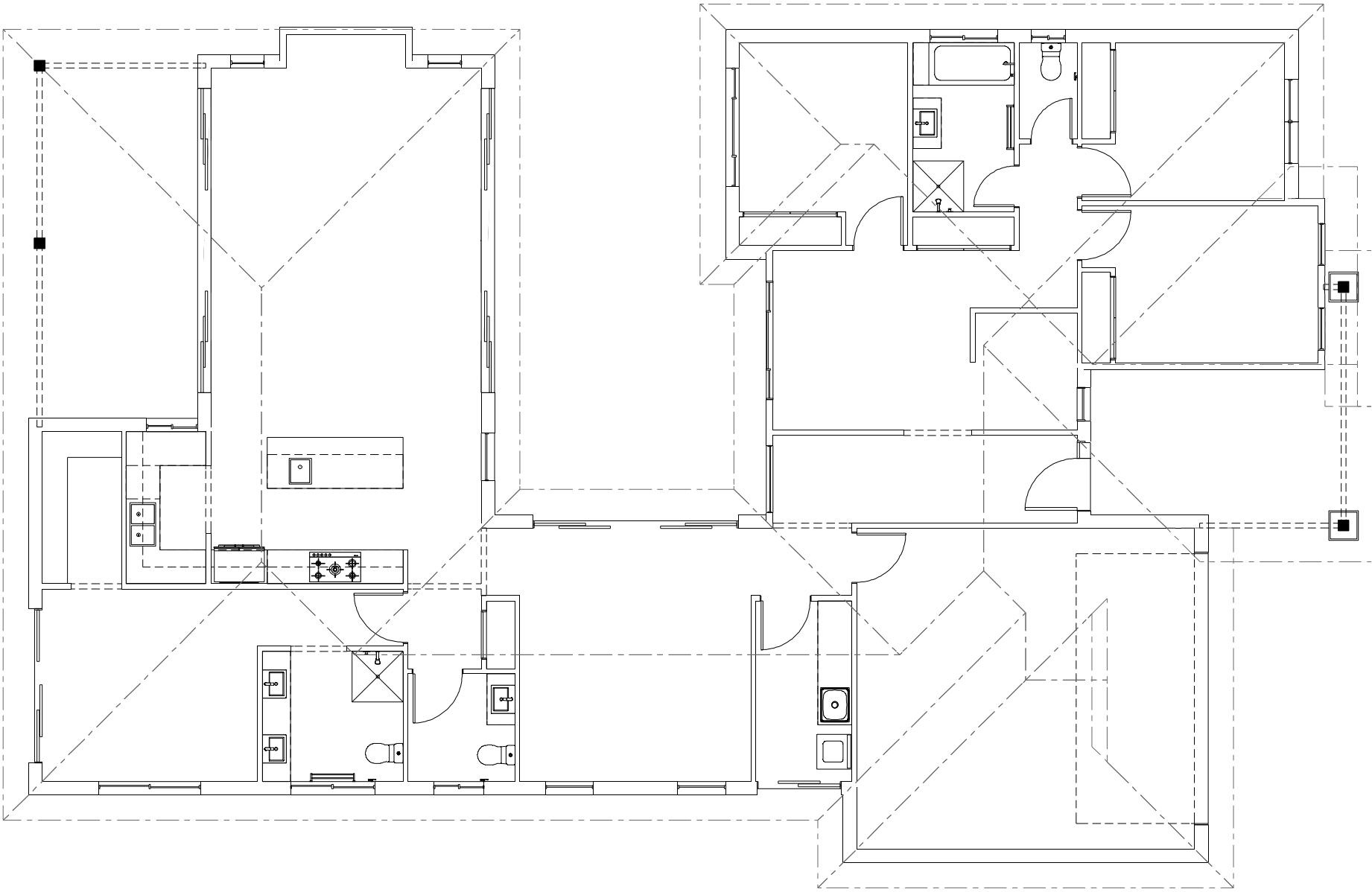
Symbol	Description	Spec.	Extra
	Ceiling Light *EEF	-	-
	Down Light *EEF	-	-
	Wall Light *EEF approx height	-	-
	Pendant / Track Light *EEF	-	-
	IXL Tastic (or similar)	-	-
	Batten Fluro Light *EEF	-	-
	Round Fluro Light *EEF	-	-
	Flood / Spot Light *EEF	-	-
TOTAL LIGHT POINTS		-	-

POWER

	Quad Power Point	-	-
	Single Power Point	-	-
	Double Power Point	-	-
	Double W/Proof Power Point	-	-
	Single W/Proof Power Point	-	-
	T.V. Point	-	-
	Phone Point	-	-
	T.V Antenna & Booster inc. SGPO	-	-
	Dishwasher Point	-	-
	Rangehood Point	-	-
	Microwave Point	-	-
	Oven Point	-	-
	Cook Top Iso point	-	-

MISCELLANEOUS

	Exhaust Fan	-	-
	Ceiling Fan (stainless steel)	-	-
	Ceiling Fan & Light (white) *EEF	-	-
	Meter Box	-	-
	Hot Water Service	-	-
	Smoke Detectors	-	-
	Dimmer Switch	-	-
	Two Way Switch	-	-
	A/C Condensor Iso Point	-	-



NCC 22

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MANDALAY 260

Hamptons Streetscape

Element Series

CONCEPT18/07/2023

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FLOOR AREAS

LIVING199.5 m²
GARAGE37.9 m²
ALFRESCO19.4 m²
PORCH13.0 m²

TOTAL269.8 m²

PLANS ARE SUBJECT TO LOCAL COUNCIL & DEVELOPERS GUIDELINES (COVENANTS).

Min. Lot Width16 m - 18 m

ELECTRICAL PLAN

Scale 1:100 @A3

G.J. Gardner.

HOMES