



Windsor 277 Hamptons Facade Shown for illustrative purposes only



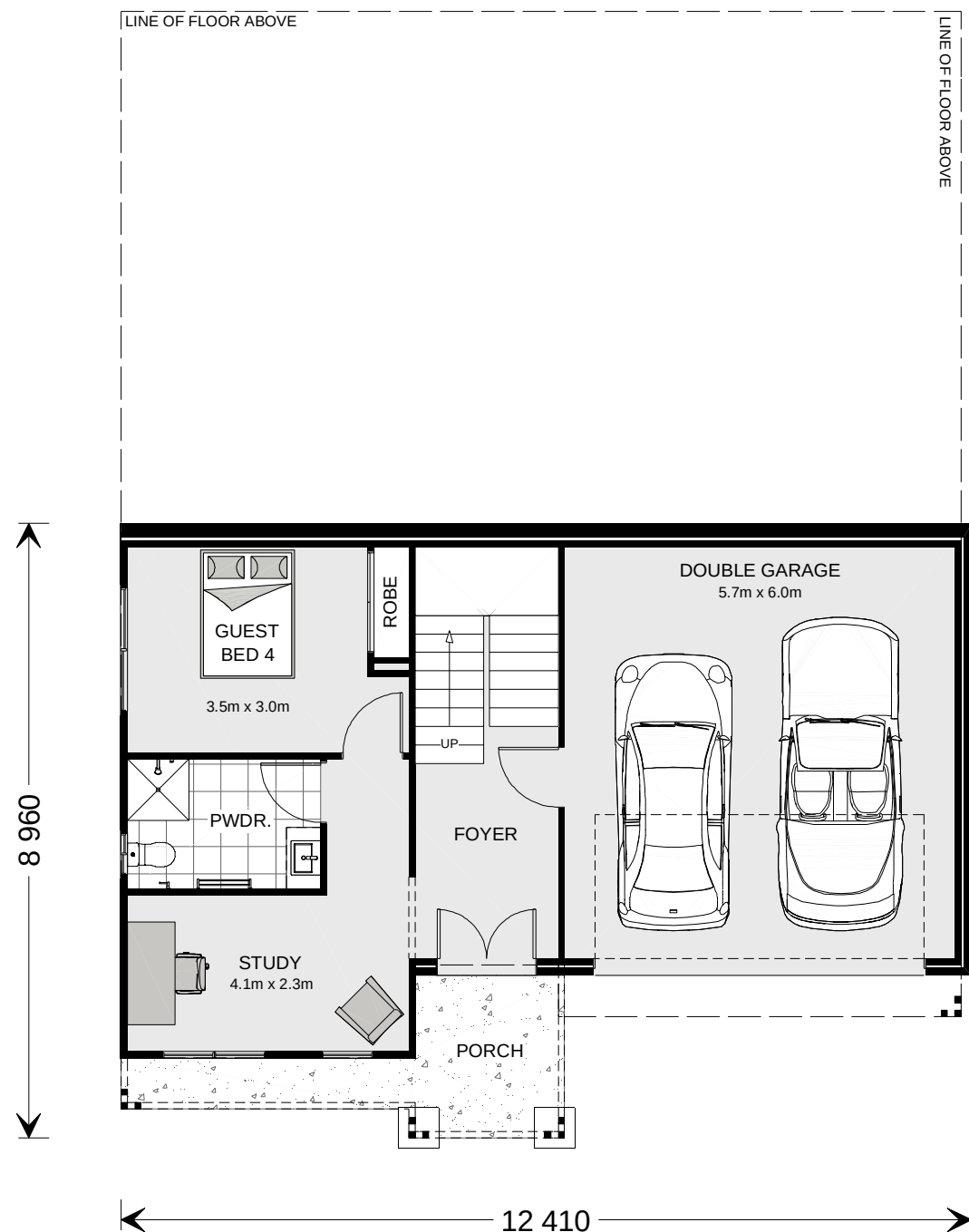
Windsor 277 Hamptons Rear Elevation Shown for illustrative purposes only



Windsor 277 Resort Cross Section Shown for illustrative purposes only

NCC Compatible

CONSTRUCTION & SITE WORKS SHOWN ARE INDICATIVE ONLY & MAY VARY SUBJECT TO INDIVIDUAL SITE CONDITIONS. PLANS ARE SUBJECT TO LOCAL COUNCIL & DEVELOPERS GUIDELINES (COVENANTS).									
WINDSOR 277 Hamptons Streetscape	CONCEPT	20/03/2024	TOTAL FLOOR AREA = 276.1 m ²				Min. Lot Width 15 m - 16 m	ARTIST IMPRESSION N.T.S.	G.J. Gardner. HOMES
	© Copyright Archiman Pty Ltd exclusive to G.J. Gardner Homes Concept plans only, final working drawings may vary		LF LIVING	47.9 m ²	UF LIVING	160.7 m ²			
GARAGE			39.1 m ²	VOID	5.5 m ²				
PORCH			8.4 m ²	ALFRESCO	14.5 m ²				
Split Level Series			LF TOTAL	95.4 m ²	UF TOTAL	180.7 m ²			



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WINDSOR 277
Hamptons Streetscape
Split Level Series

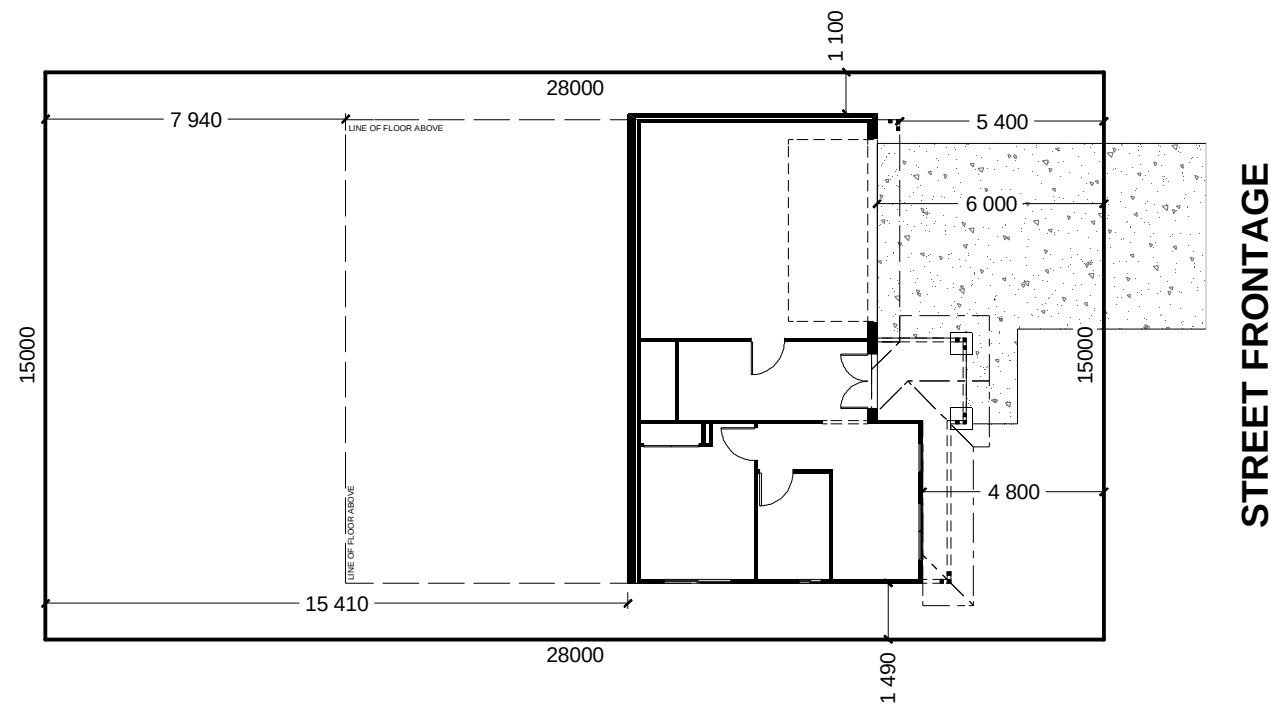
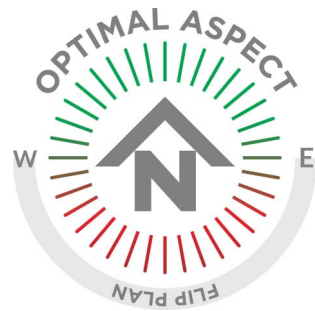
CONCEPT 20/03/2024
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Concept plans only,
final working drawings may vary

TOTAL FLOOR AREA = 276.1 m ²	
LF LIVING 47.9 m ²	UF LIVING 160.7 m ²
LF GARAGE 39.1 m ²	UF VOID 5.5 m ²
LF PORCH 8.4 m ²	UF ALFRESCO 14.5 m ²
LF TOTAL 95.4 m ²	UF TOTAL 180.7 m ²

Min. Lot Width
15 m - 16 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.

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WINDSOR 277 Hamptons Streetscape Split Level Series	CONCEPT	20/03/2024	TOTAL FLOOR AREA = 276.1 m ²		Min. Lot Width 15 m - 16 m	SITE PLAN Scale 1:200 @A3
	© Copyright Archiman Pty Ltd exclusive to G.J. Gardner Homes Concept plans only, final working drawings may vary		LF LIVING 47.9 m ²	UF LIVING 160.7 m ²		
			GARAGE 39.1 m ²	VOID 5.5 m ²		
			PORCH 8.4 m ²	ALFRESCO 14.5 m ²		
			LF TOTAL 95.4 m ²	UF TOTAL 180.7 m ²		

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WINDSOR 277

Hamptons Streetscape

Split Level Series

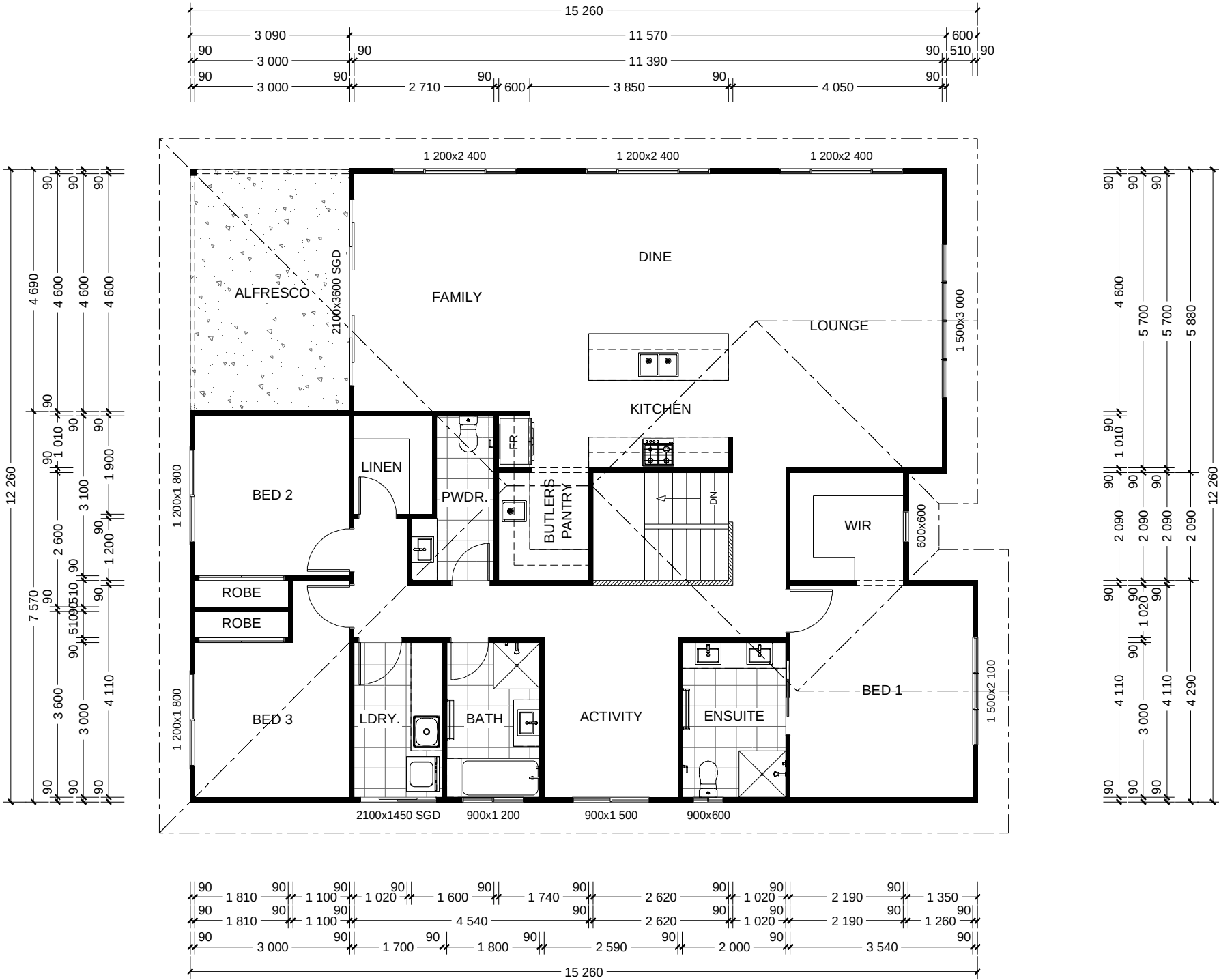
CONCEPT	20/03/2024	TOTAL FLOOR AREA = 276.1 m²			
© Copyright Archiman Pty Ltd exclusive to G.J. Gardner Homes Concept plans only, final working drawings may vary		LF LIVING	47.9 m²	UF LIVING	160.7 m²
		GARAGE	39.1 m²	VOID	5.5 m²
		PORCH	8.4 m²	ALFRESCO	14.5 m²
		LF TOTAL	95.4 m²	UF TOTAL	180.7 m²

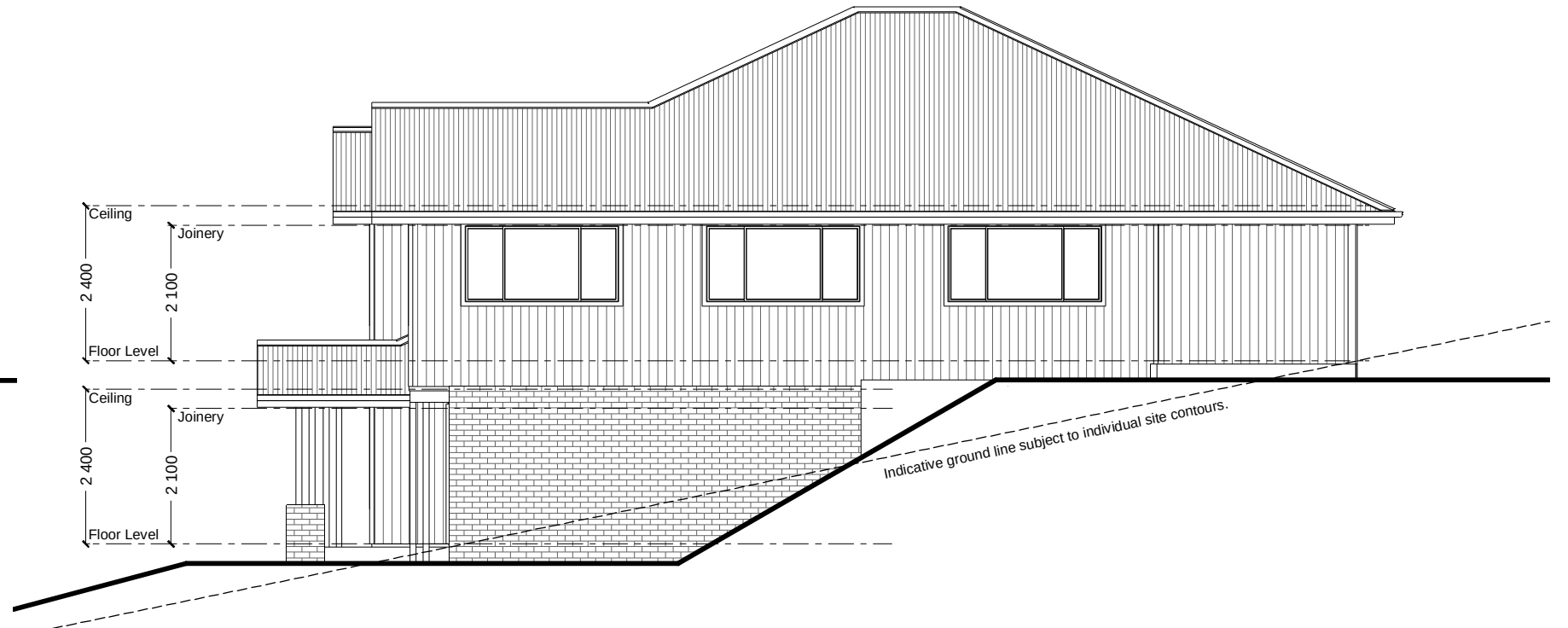
Min. Lot Width
15 m - 16 m

UPPER FLOOR PLAN
Scale 1:100 @A3

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HOMES





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WINDSOR 277 Hamptons Streetscape Split Level Series	CONCEPT	20/03/2024	TOTAL FLOOR AREA = 276.1 m ²		Min. Lot Width 15 m - 16 m	ELEVATIONS Scale 1:100 @A3	G.J. Gardner. <u>HOMES</u>
	© Copyright Archiman Pty Ltd exclusive to G.J. Gardner Homes Concept plans only, final working drawings may vary		LF LIVING	47.9 m ²	UF LIVING	160.7 m ²	
			GARAGE	39.1 m ²	VOID	5.5 m ²	
			PORCH	8.4 m ²	ALFRESCO	14.5 m ²	
			LF TOTAL	95.4 m ²	UF TOTAL	180.7 m ²	

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)

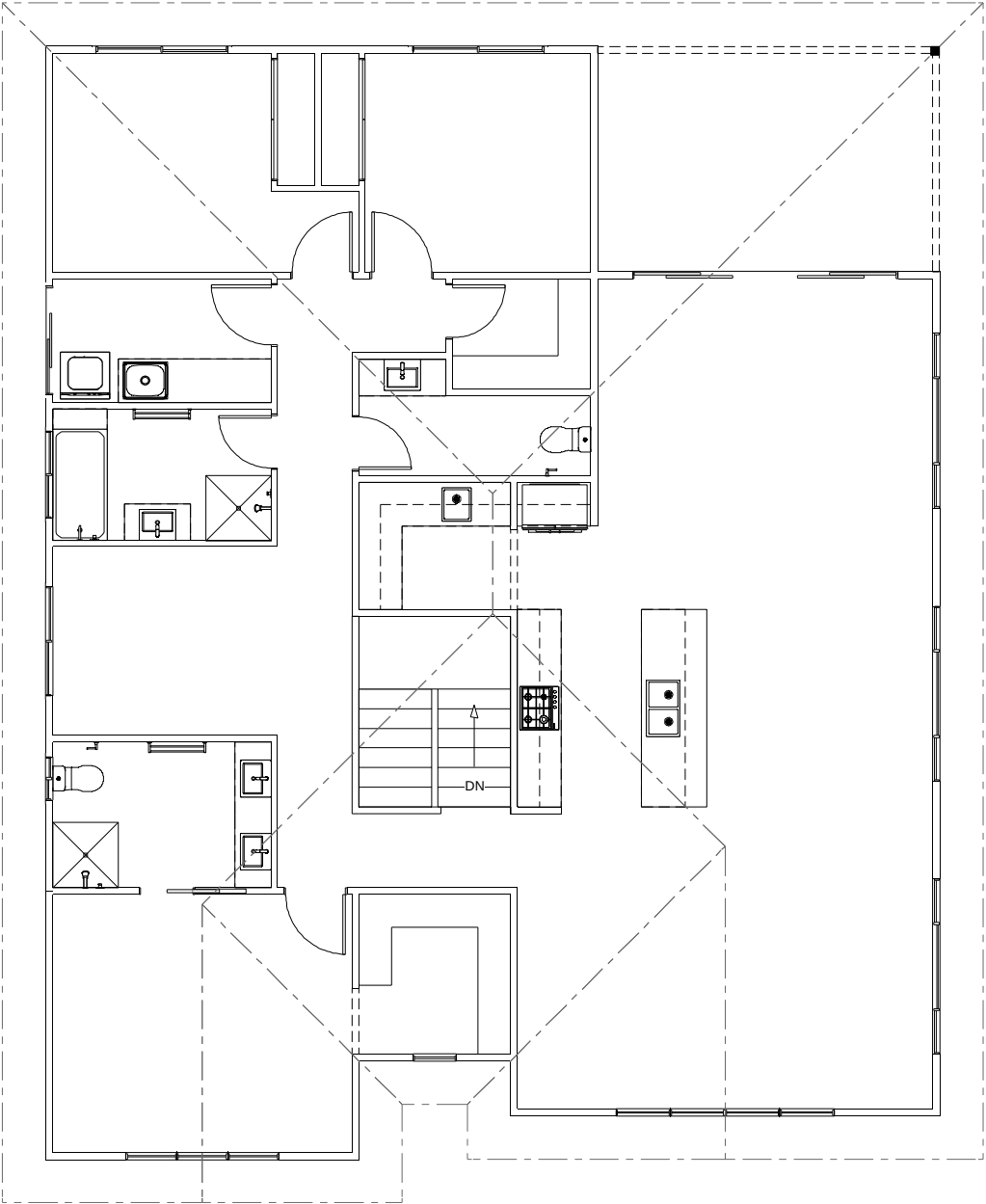
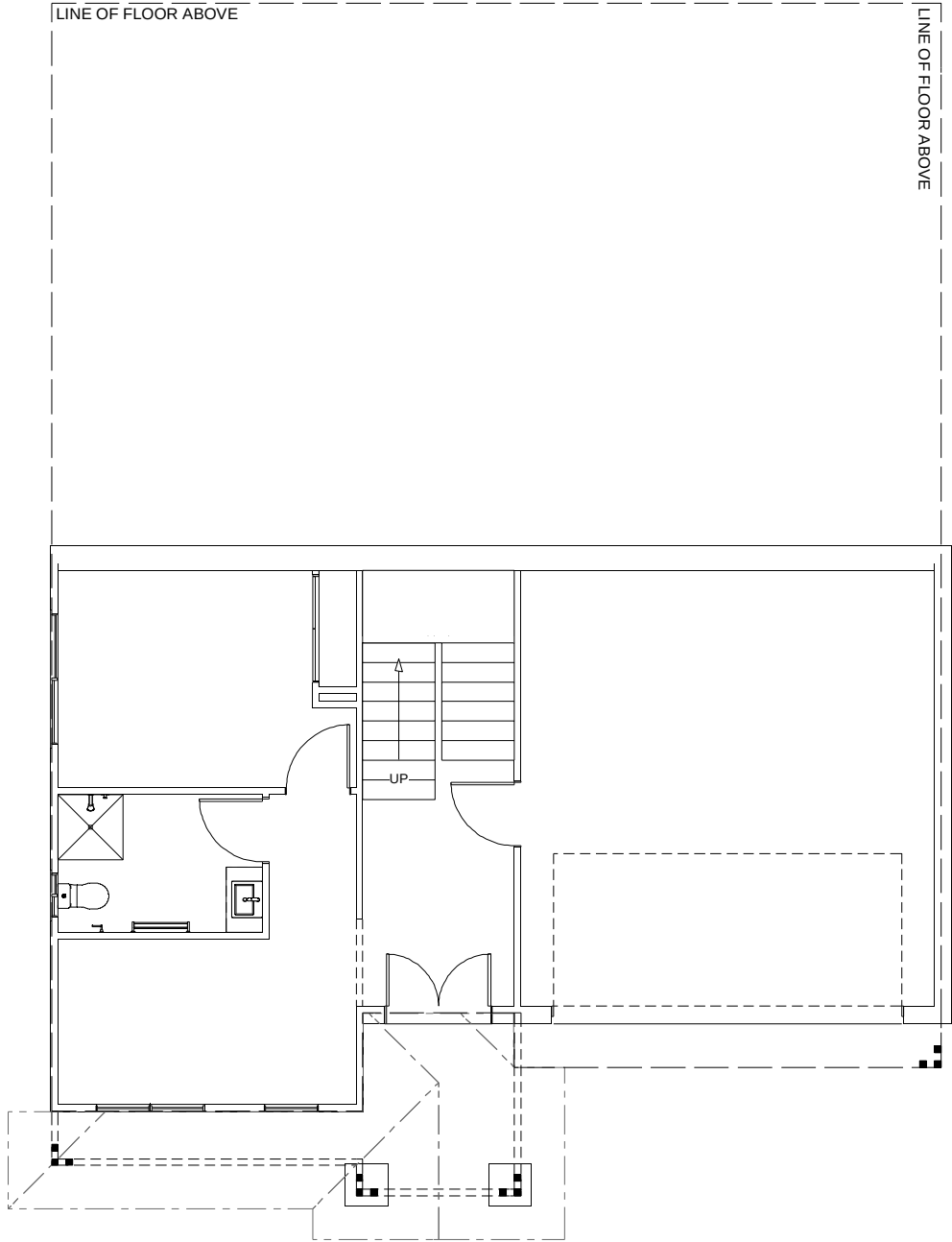
Symbol	Description	Spec.	Extra
	Ceiling Light *EEF	-	-
	Down Light *EEF	-	-
	Wall Light *EEF approx height	-	-
	Pendant / Track Light *EEF	-	-
	IXL Tastic (or similar)	-	-
	Batten Fluro Light *EEF	-	-
	Round Fluro Light *EEF	-	-
	Flood / Spot Light *EEF	-	-
TOTAL LIGHT POINTS		-	-

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	-	-



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	© Copyright Archiman Pty Ltd exclusive to G.J. Gardner Homes Concept plans only, final working drawings may vary	LF LIVING 47.9 m ² GARAGE 39.1 m ² PORCH 8.4 m ²	UF LIVING 160.7 m ² VOID 5.5 m ² ALFRESCO 14.5 m ²			
		LF TOTAL 95.4 m ²	UF TOTAL 180.7 m ²			