



Tamar 249 Resort Facade Shown for illustrative purposes only

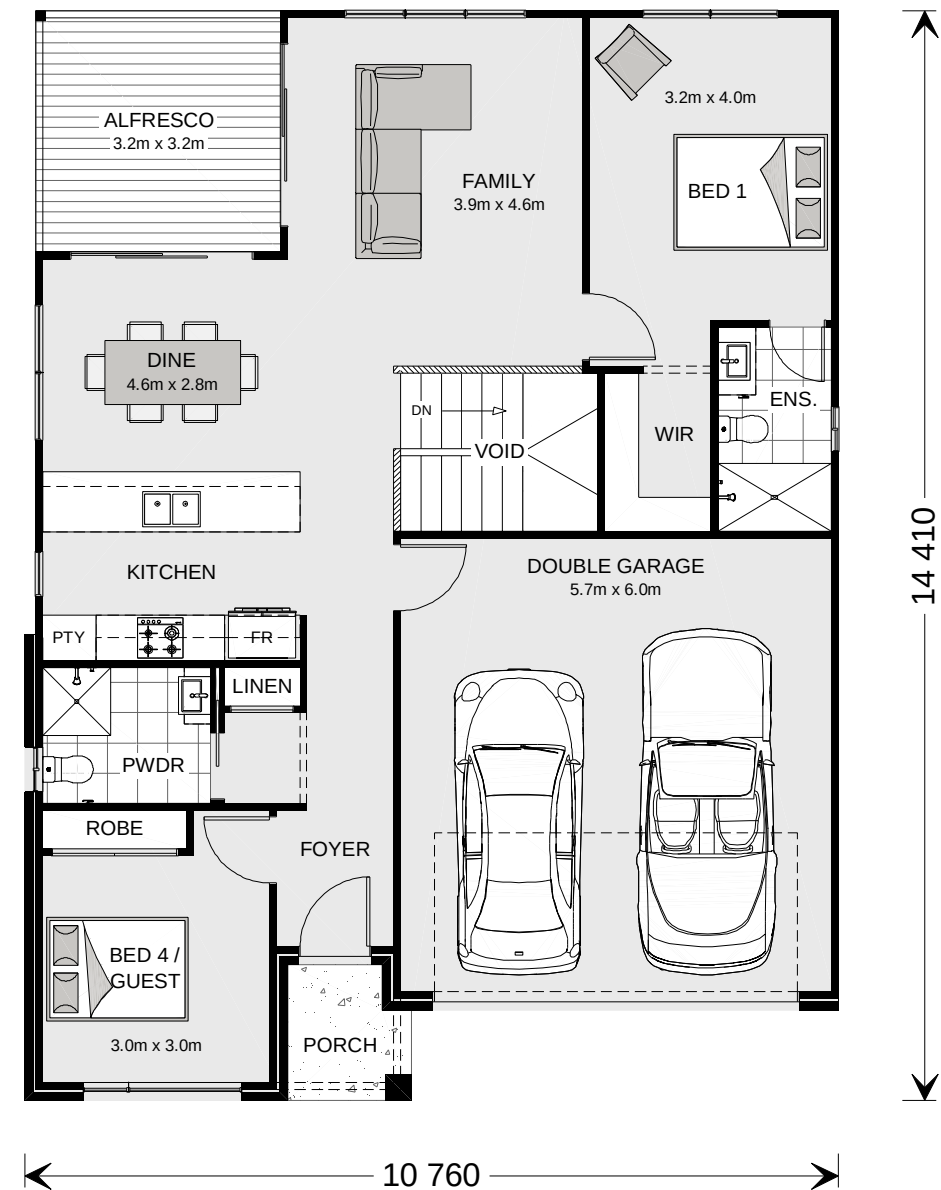
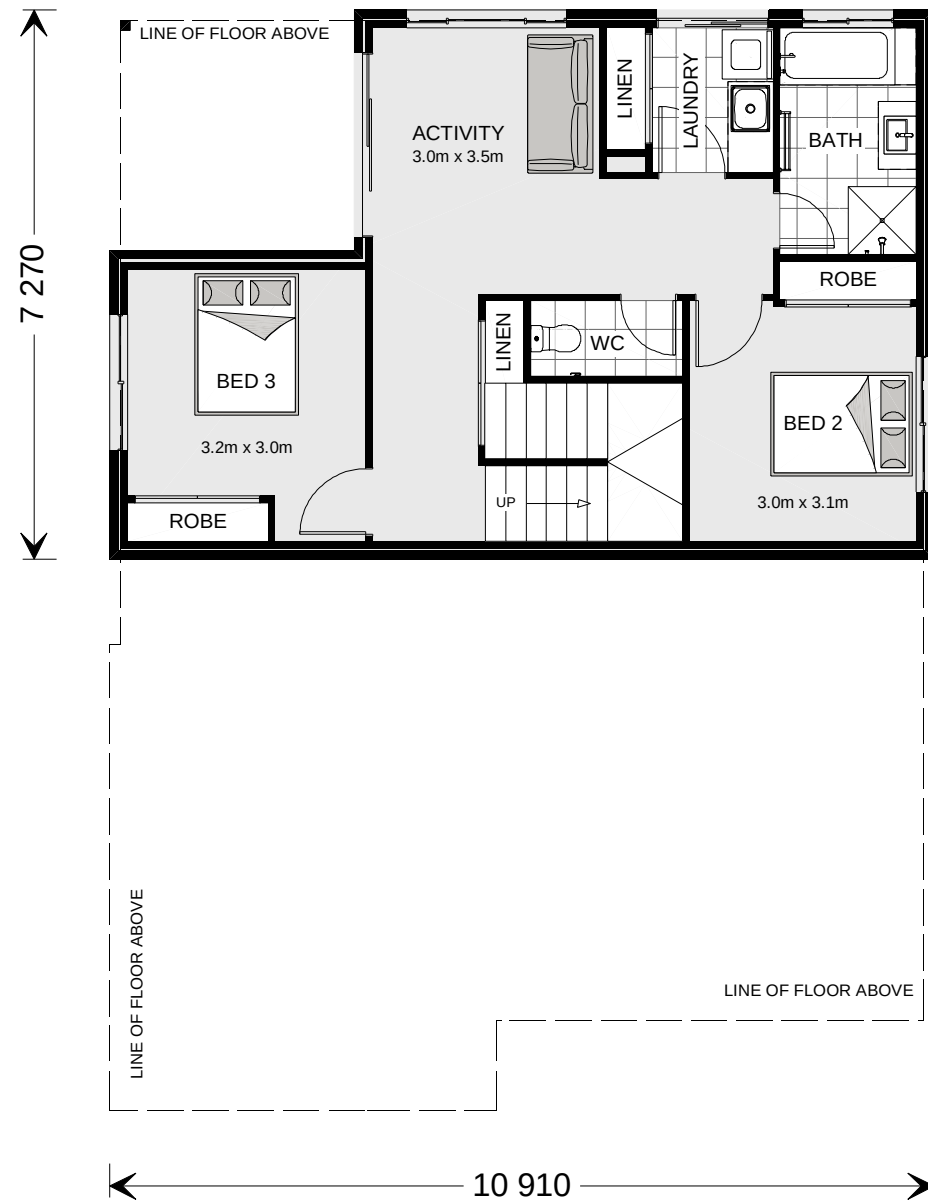


Tamar 249 Resort Rear Elevation Shown for illustrative purposes only



Tamar 249 Urban Cross Section Shown for illustrative purposes only

NCC 22	The 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).		
	TAMAR 216 Resort Streetscape Split Level Series	CONCEPT	5/09/2022	FLOOR AREAS	TOTAL 216.1 m ²	Min. Lot Width 14 m - 15 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		UF LIVING 92.3 m ² ALFRESCO 10.3 m ² GARAGE 36.3 m ² PORCH 2.7 m ² VOID 5.5 m ² UF TOTAL 147.1 m ²	LF LIVING 69.0 m ² LF TOTAL 69.0 m ²			



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TAMAR 216

Resort Streetscape

Split Level Series

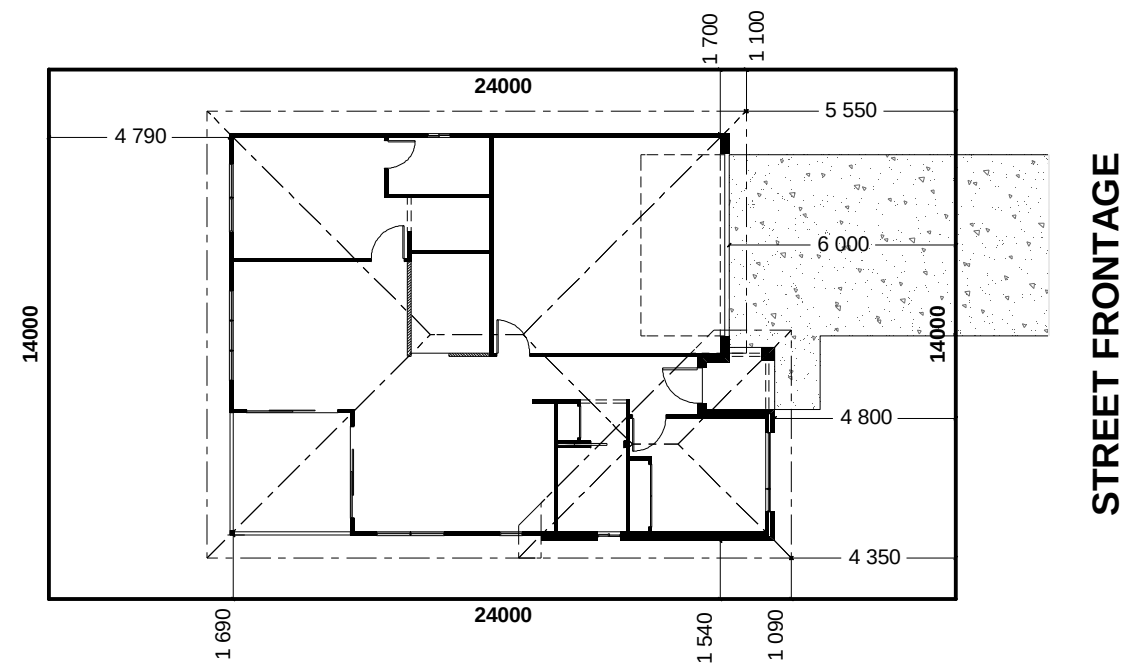
CONCEPT 5/09/2022
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FLOOR AREAS	TOTAL 216.1 m ²
UF LIVING 92.3 m ²	LF LIVING 69.0 m ²
ALFRESCO 10.3 m ²	
GARAGE 36.3 m ²	
PORCH 2.7 m ²	
VOID 5.5 m ²	
UF TOTAL 147.1 m ²	LF TOTAL 69.0 m ²

Min. Lot Width
14 m - 15 m

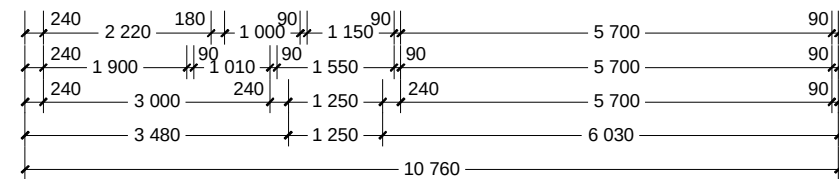
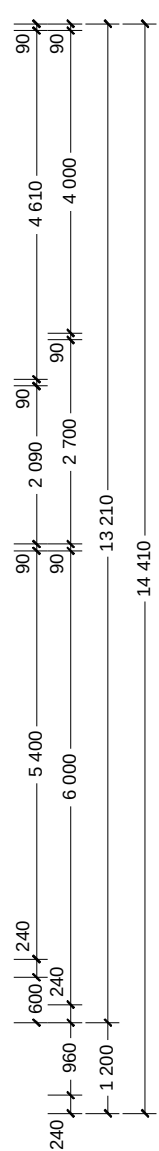
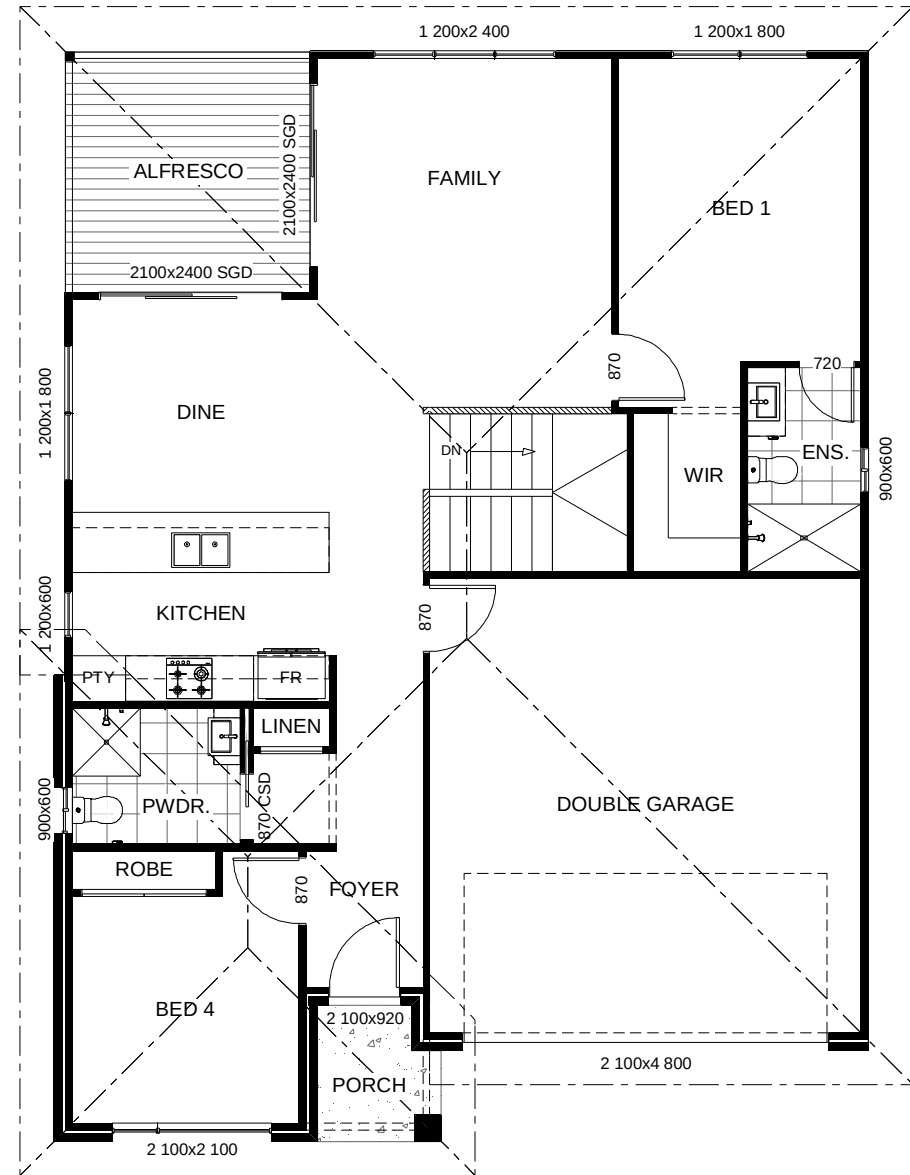
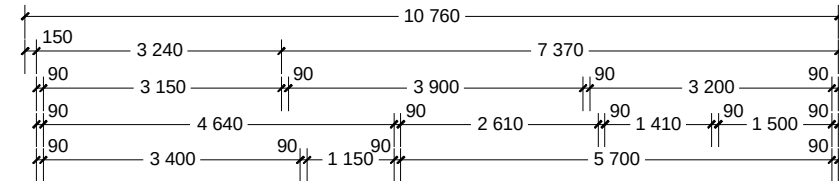
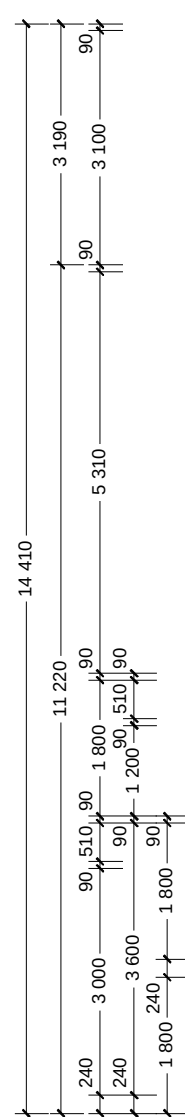
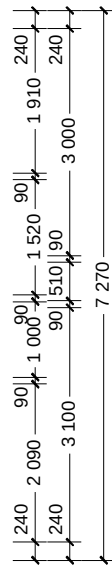
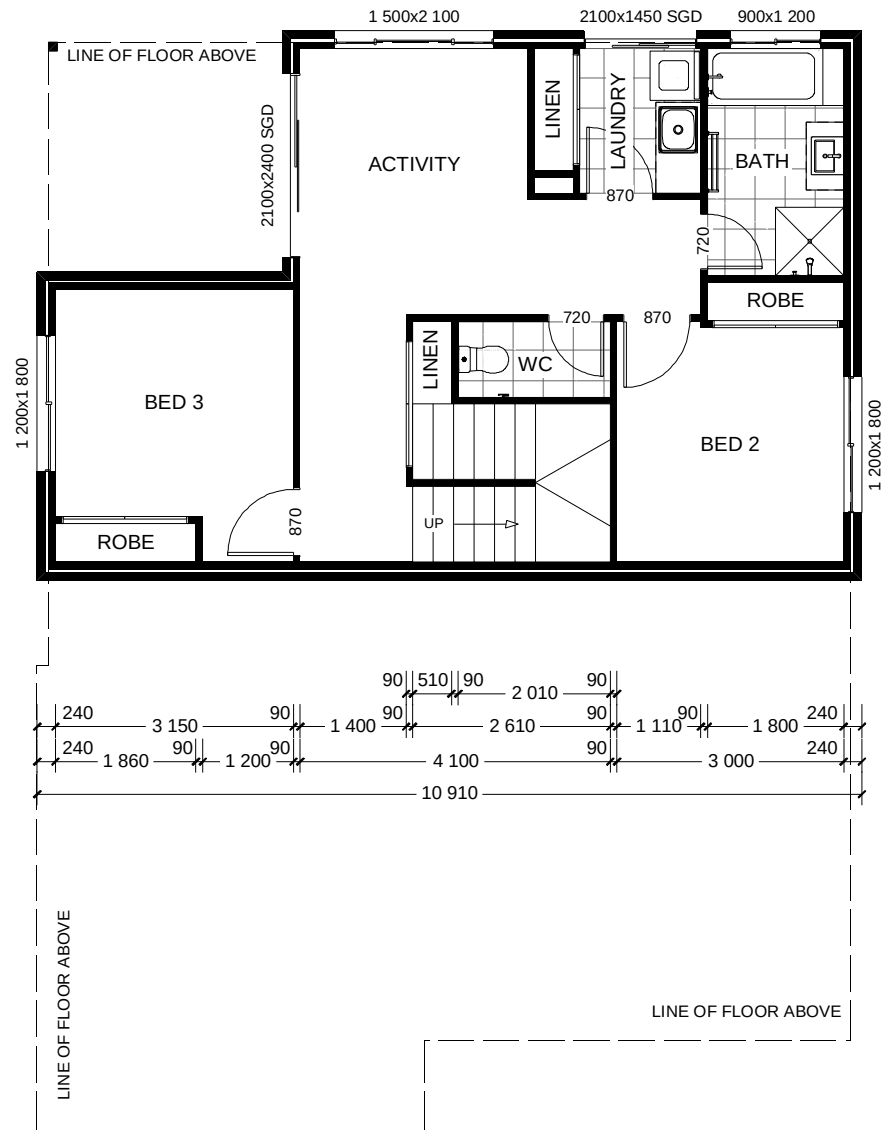
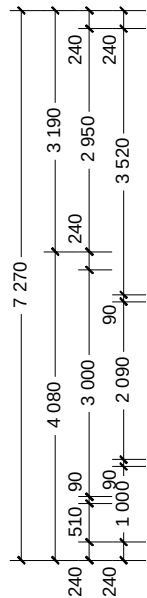
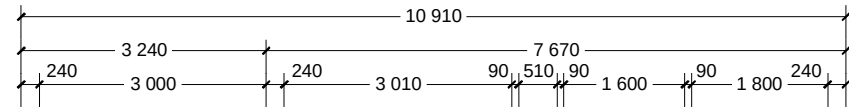
PRESENTATION PLAN
Scale 1:100 @A3

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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	TAMAR 216 Resort Streetscape Split Level Series	CONCEPT	5/09/2022	FLOOR AREAS	TOTAL 216.1 m ²	Min. Lot Width 14 m - 15 m	SITE PLAN Scale 1:200 @A3	G.J. Gardner. HOMES
		© Copyright Archiman Pty Ltd exclusive to G.J. Gardner Homes Concept plans only, final working drawings may vary		UF LIVING 92.3 m ² ALFRESCO 10.3 m ² GARAGE 36.3 m ² PORCH 2.7 m ² VOID 5.5 m ² UF TOTAL 147.1 m ²	LF LIVING 69.0 m ² LF TOTAL 69.0 m ²			



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TAMAR 216

Resort Streetscape

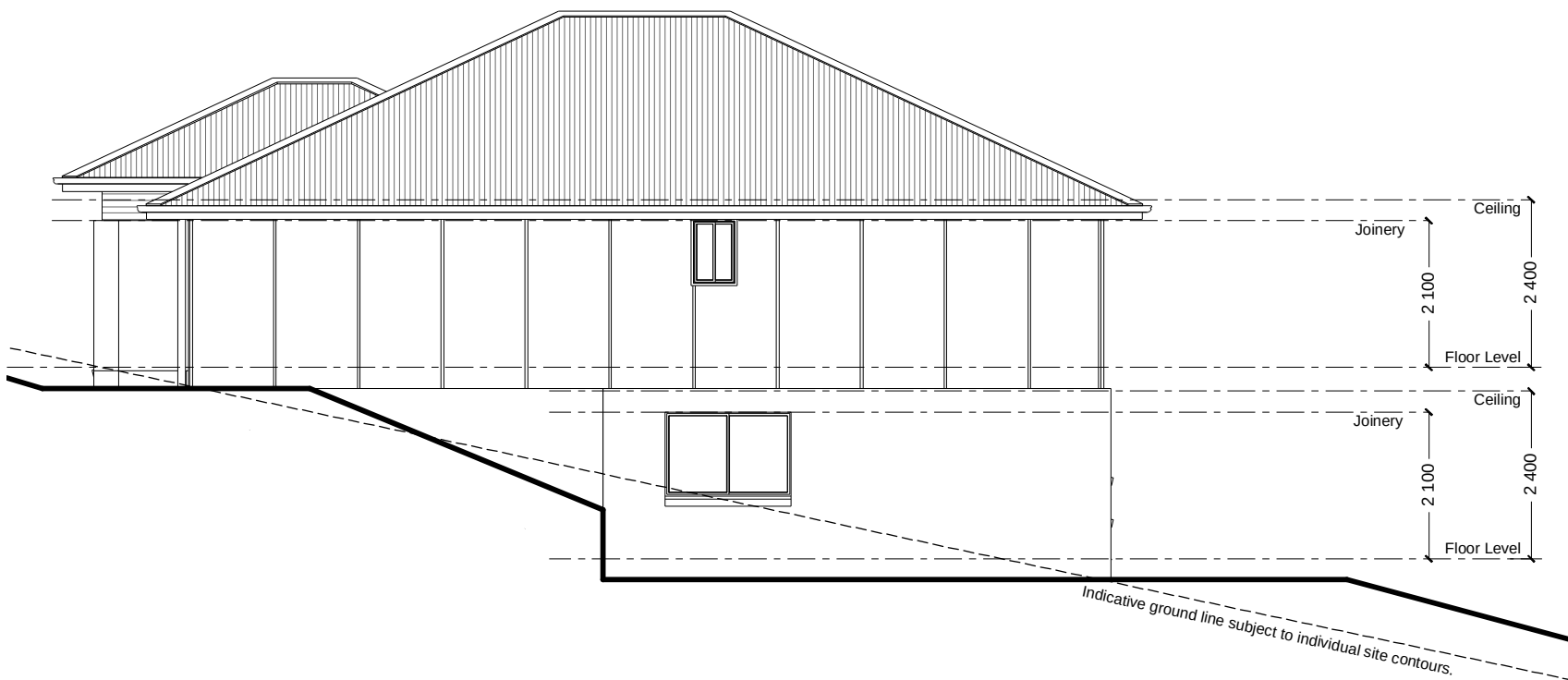
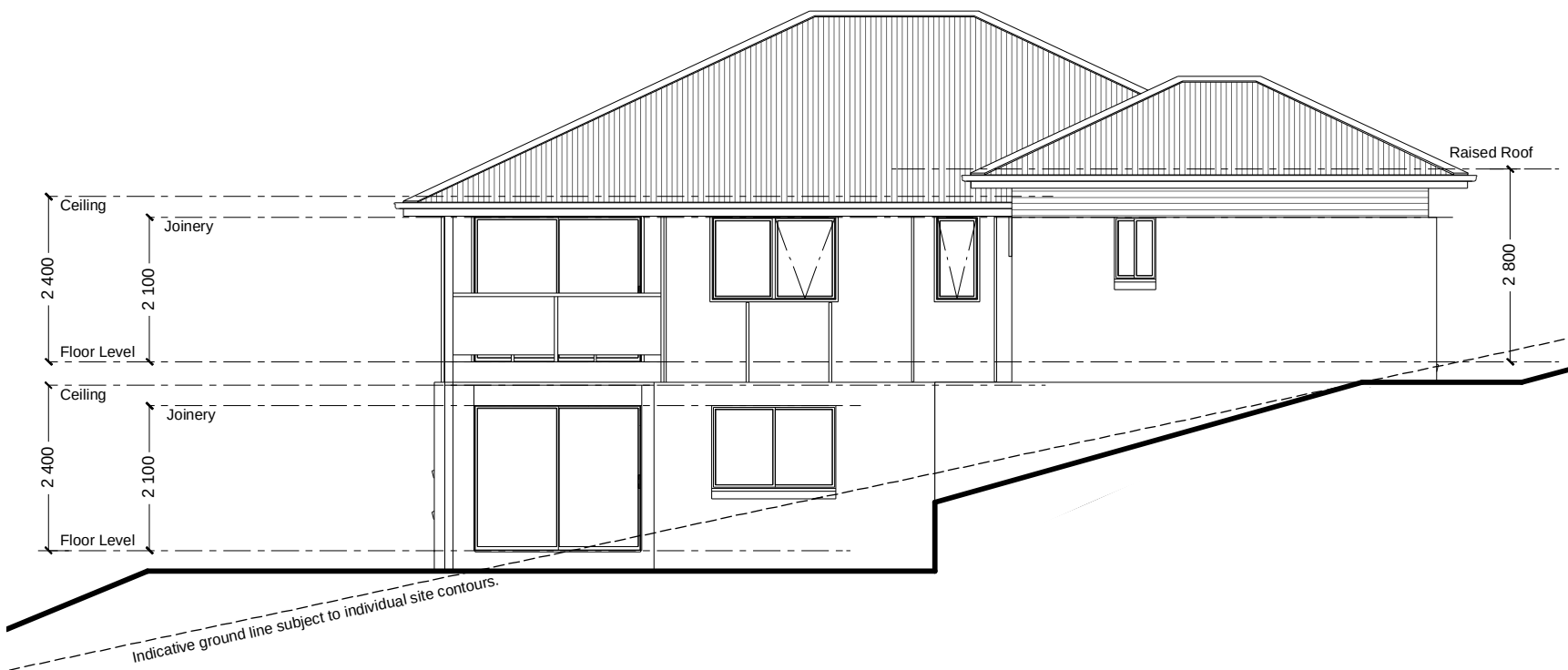
Split Level Series

CONCEPT	5/09/2022	FLOOR AREAS	TOTAL 216.1 m ²
© Copyright Archiman Pty Ltd exclusive to G.J. Gardner Homes Concept plans only, final working drawings may vary		UF LIVING	92.3 m ²
		ALFRESCO	10.3 m ²
		GARAGE	36.3 m ²
		PORCH	2.7 m ²
		VOID	5.5 m ²
		UF TOTAL	147.1 m ²
		LF LIVING	69.0 m ²
		LF TOTAL	69.0 m ²

Min. Lot Width
14 m - 15 m

FLOOR PLAN
Scale 1:100 @A3

G.J. Gardner.
HOMES



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TAMAR 216

Resort Streetscape

Split Level Series

CONCEPT 5/09/2022

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FLOOR AREAS

UF LIVING 92.3 m²
ALFRESCO 10.3 m²
GARAGE 36.3 m²
PORCH 2.7 m²
VOID 5.5 m²
UF TOTAL 147.1 m²

TOTAL 216.1 m²

LF LIVING 69.0 m²
LF TOTAL 69.0 m²

Min. Lot Width
14 m - 15 m

ELEVATIONS
Scale 1:100 @A3

G.J. Gardner.

HOMES

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)

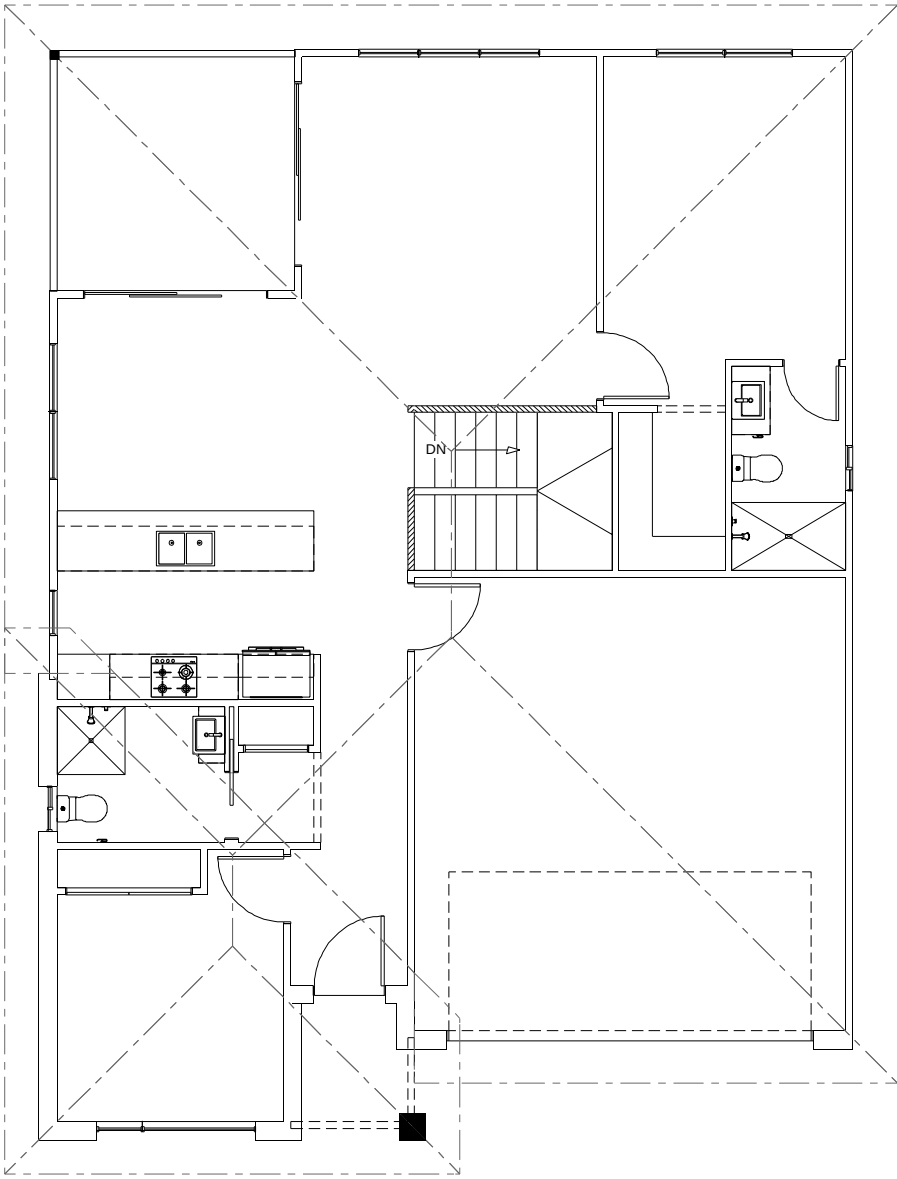
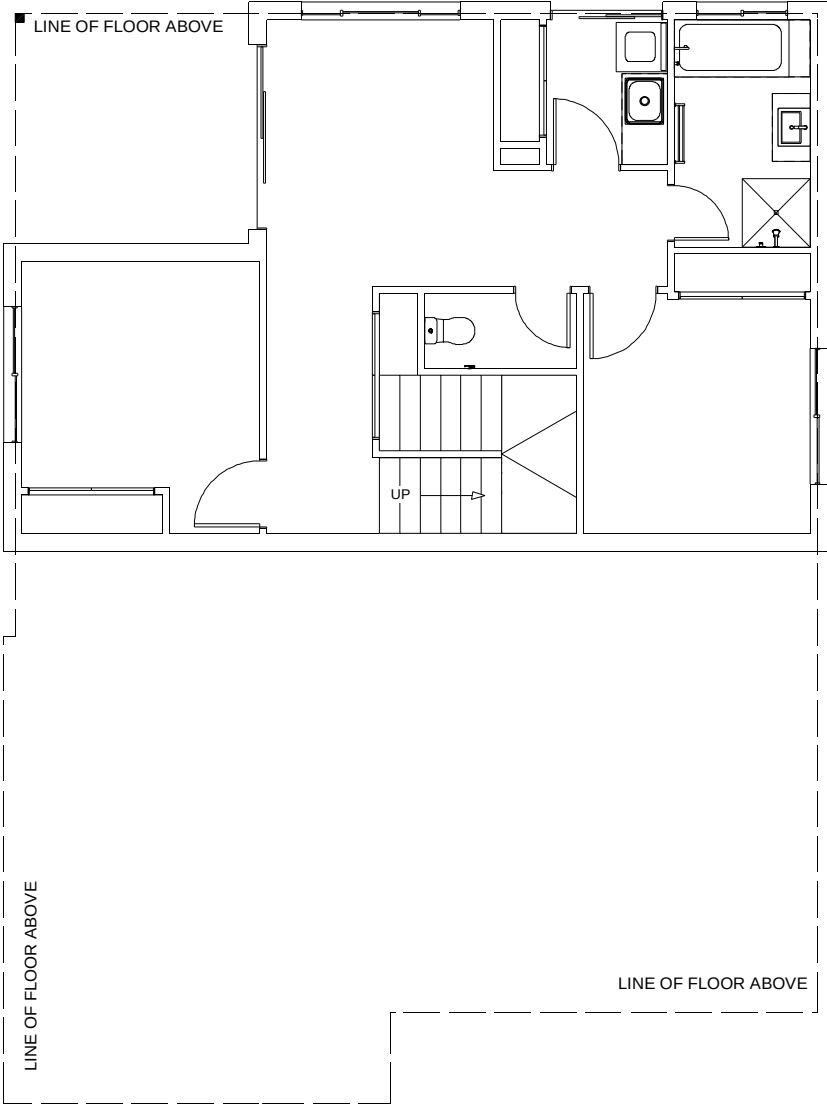
Symbol	Description	Spec.	Extra
	Ceiling Light *EEF	-	-
	Down Light *EEF	-	-
	Wall Light *EEF approx height	-	-
	Pendant / Track Light *EEF	-	-
	IXL Tastic (or similar)	-	-
	Batten Fluro Light *EEF	-	-
	Round Fluro Light *EEF	-	-
	Flood / Spot Light *EEF	-	-
TOTAL LIGHT POINTS		-	-

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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Min. Lot Width 14 m - 15 m	ELECTRICAL PLAN Scale 1:100 @A3

G.J. Gardner.

HOMES