

WELLSVILLE DRIVE

SITE COVERAGE	
SITE AREA (Total site)	11490.00 m ²
BLOCK 1	892.47 m ²
BLOCK 2	432.00 m ²
BLOCK 3	277.82 m ²
BLOCK 4	990.16 m ²
BLOCK 5	990.16 m ²
BLOCK 6	990.16 m ²
Total AREA	4572.77 m²
Percentage	39.80%

2007 - GOOGONG - NSW										
LOT 564 - GOOGONG - NSW										
AREA SCHEDULE Townhouses										
Townhouse & Apartments										
GFA CALCULATION - UNIT AREAS										
UNIT TYPE	# UNITS	# BED	GROUND /UNIT	LEVEL 1 /UNIT	LEVEL 2 /UNIT	/UNIT	TOTAL	LIVING AREA/UNIT	GFA /UNIT	TOTAL TOTAL
TH-A	6	3	72.00 m ²	67.96 m ²		2	12	139.96 m ²	139.96 m ²	839.76 m ²
TH-B	17	3	57.20 m ²	64.01 m ²		2	34	121.21 m ²	121.21 m ²	2060.57 m ²
APP-C	32	2	80.90 m ²	80.90 m ²	80.90 m ²	2	64	80.90 m ²	80.90 m ²	2588.80 m ²
APP-D	32	2	81.16 m ²	81.16 m ²	81.16 m ²	2	64	81.16 m ²	81.16 m ²	2597.12 m ²
APP-E	32	1	61.82 m ²	61.82 m ²	61.82 m ²	1	32	61.82 m ²	61.82 m ²	1978.24 m ²
TOTAL PARKING SPACES								206	Undercroft/Basement Area	
SINGLE SPACES								106		
TANDEM SPACES								100		
SURFACE PARKING								14		
VISITOR (ON STREET)								30		
TOTALS	UNITS		GROUND AREA	LEVEL ONE AREA	LEVEL TWO AREA		Parking			
Townhouse	23		1404.40 m ²	1495.93 m ²			46		Townhouse	2900.33 m ²
Apartment	96		2686.56 m ²	2686.56 m ²	1791.04 m ²		160		Apartment	7164.16 m ²
TOTAL	119		4090.96 m²	4182.49 m²	1791.04 m²		206		Basement / Undercroft	5011.80 m²
Total GFA (NOT INCLUDING BASEMENT)										10064.49 m ²
SITE AREA										11490.00 m ²
Plot ratio (Including Basement)										131.21%

MCFARLANE AVE

UNIT TYPE B:
3 BEDROOM
2 LIVING SPACES
2 STOREY TOWNHOUSES

UNIT TYPE A:
3 BEDROOM 2 STOREY
TOWNHOUSES

LOT 564

UNIT TYPE B:
3 BEDROOM
2 LIVING SPACES
2 STOREY TOWNHOUSES

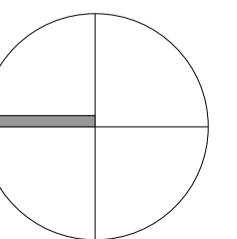
6.0m BOUNDARY OFFSET

UNIT TYPE D:
2 BEDROOM APARTMENT

UNIT TYPE E:
1 BEDROOM APARTMENT

UNIT TYPE C:
2 BEDROOM APARTMENT

WELLSVILLE DRIVE



MCFARLANE AVE

LOT 564

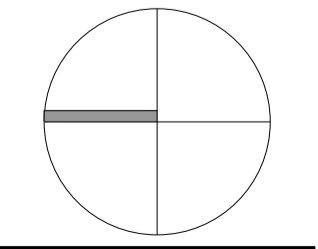
WELLSVILLE DRIVE

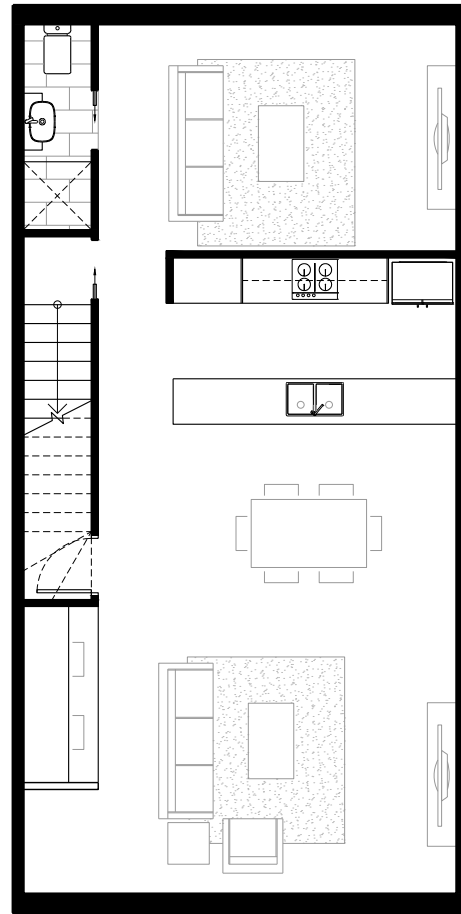
6.0m BOUNDARY OFFSET

UNIT TYPE D:
2 BEDROOM APARTMENT

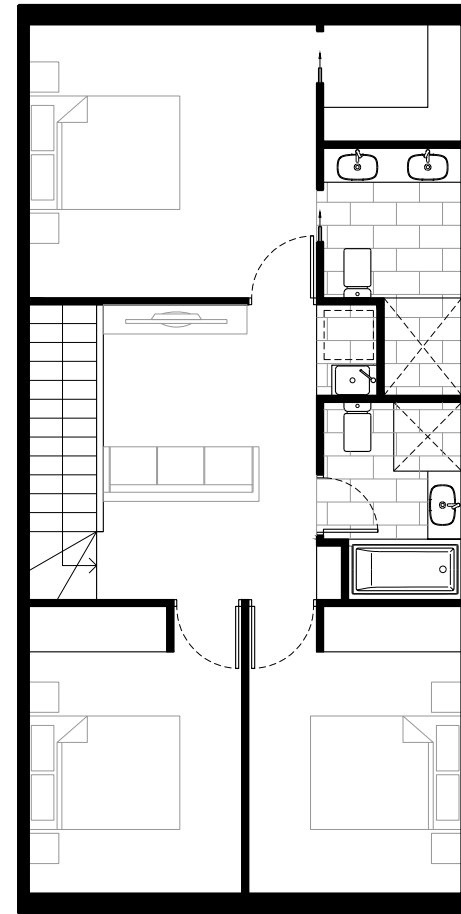
UNIT TYPE E:
1 BEDROOM APARTMENT

UNIT TYPE C:
2 BEDROOM APARTMENT



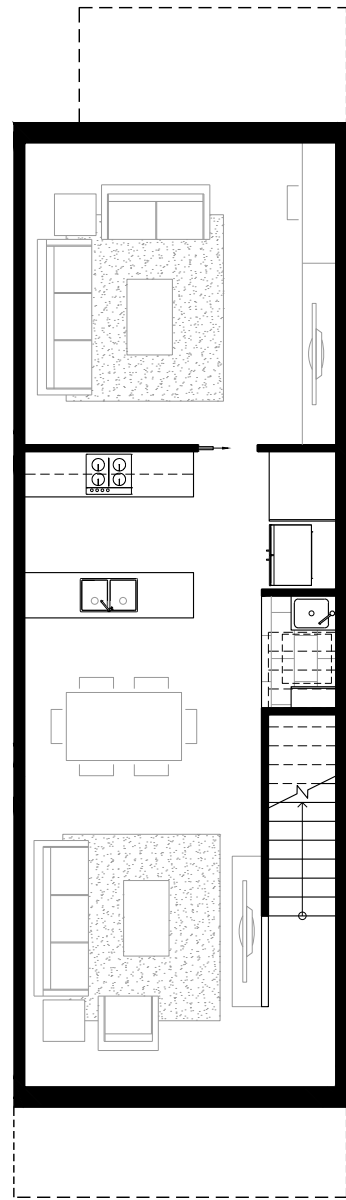


○ **GROUND FLOOR PLAN**
UNIT TYPE A - SCALE 1:100@A1

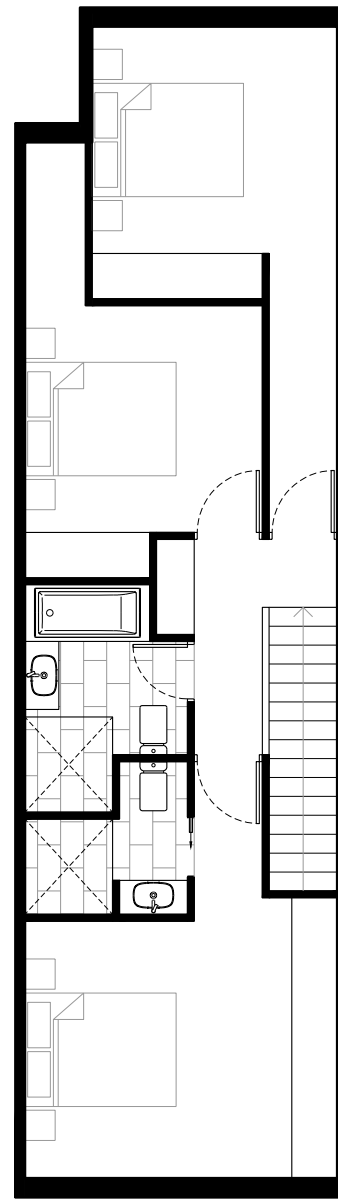


○ **LEVEL 1 FLOOR PLAN**
UNIT TYPE A - SCALE 1:100@A1

AREA ANALYSIS TYPE TH-A	
NUMBER OF BEDROOMS	3
UNITS IN DEVELOPMENT	6
PARKING SPACES	2
GROUND	72.00 m ²
LEVEL 1	67.96 m ²
TOTAL GFA	139.96 m²

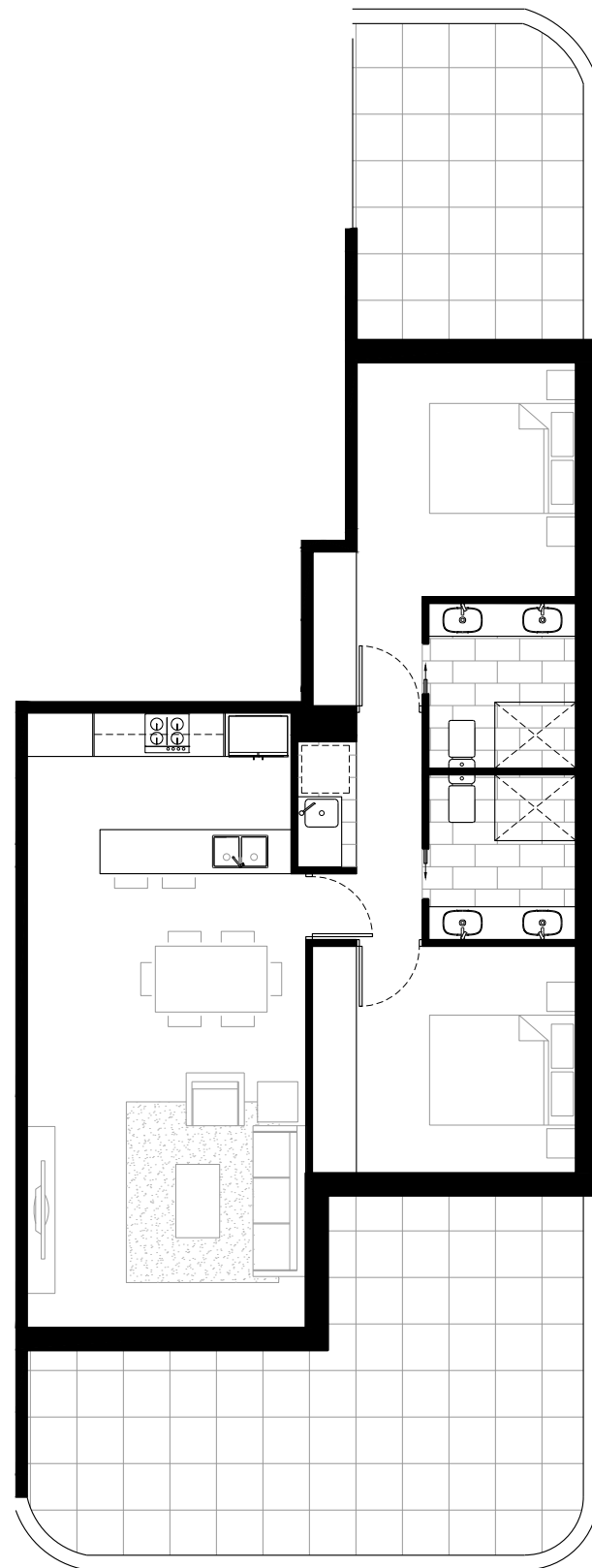



GROUND FLOOR PLAN
 UNIT TYPE B - SCALE 1:100@A1



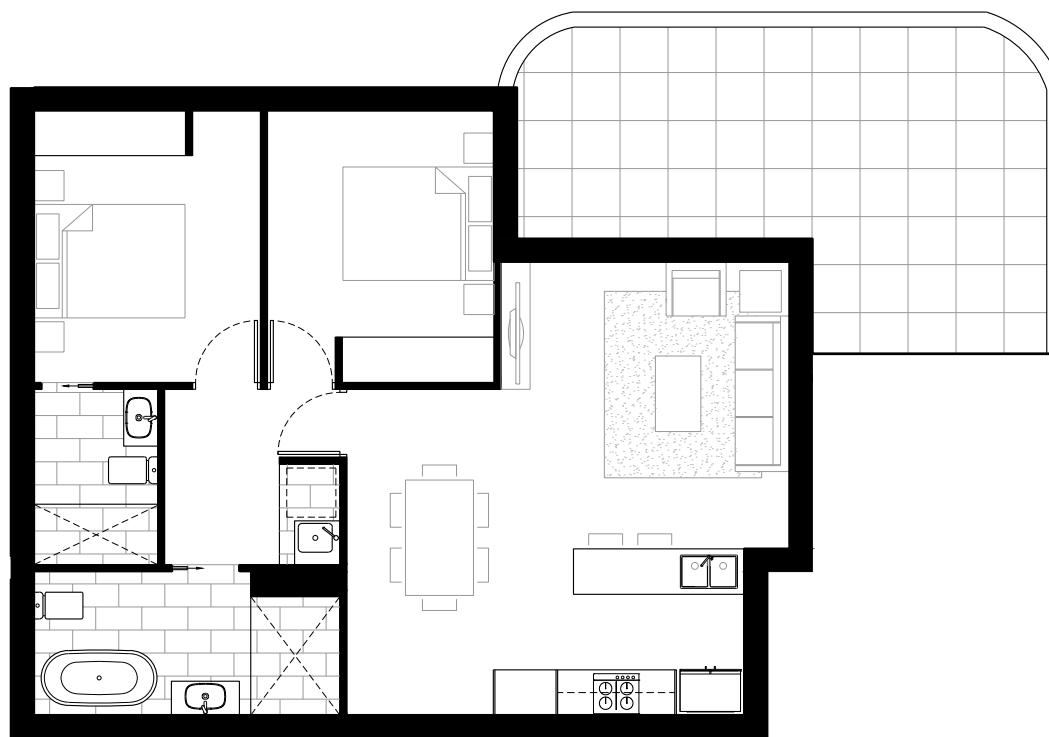

LEVEL 1 FLOOR PLAN
 UNIT TYPE B - SCALE 1:100@A1

AREA ANALYSIS TYPE TH-B	
NUMBER OF BEDROOMS	3
UNITS IN DEVELOPMENT	17
PARKING SPACES	2
GROUND	57.20 m ²
LEVEL 1	64.01 m ²
TOTAL GFA	121.21 m²



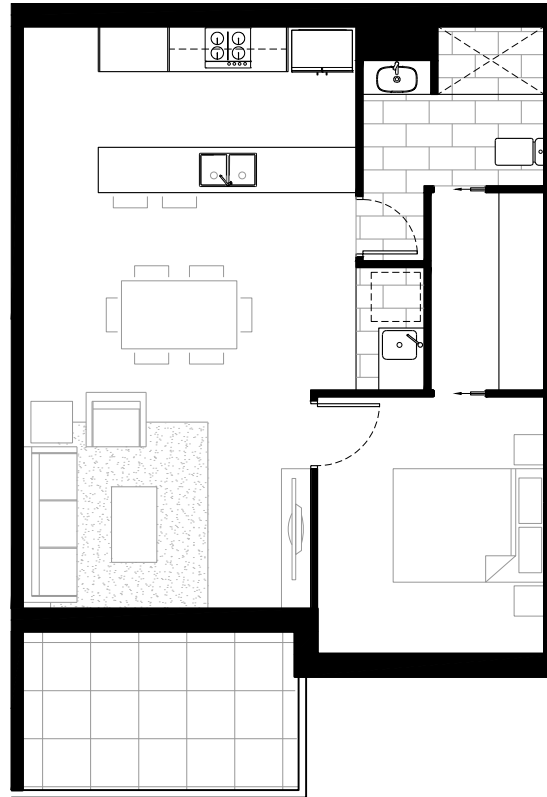

FLOOR PLAN
 UNIT TYPE C - SCALE 1:100@A1

AREA ANALYSIS TYPE APP-C	
NUMBER OF BEDROOMS	2
UNITS IN DEVELOPMENT	32
PARKING SPACES	2
FLOOR AREA	80.90 m ²
TOTAL GFA	80.90 m²




FLOOR PLAN
 UNIT TYPE D - SCALE 1:100@A1

AREA ANALYSIS TYPE APP-D	
NUMBER OF BEDROOMS	2
UNITS IN DEVELOPMENT	32
PARKING SPACES	2
FLOOR AREA	81.16 m ²
TOTAL GFA	81.16 m²




FLOOR PLAN
 UNIT TYPE E - SCALE 1:100@A1

AREA ANALYSIS TYPE APP-E	
NUMBER OF BEDROOMS	1
UNITS IN DEVELOPMENT	32
PARKING SPACES	1
FLOOR AREA	61.82 m ²
TOTAL GFA	61.82 m²