



Impressions

The Home Builder

Reg. Builder No: 6415 A Division of J. Corp Pty Ltd.
 Ground Floor, 8 Bennett St. East Perth W.A. 6004.
 Telephone: (08) 6461 5200. Facsimile (08) 6461 5201.
 PO Box 115 Mt Hawthorn W.A. 6016.
 A.C.N. 009 063 076.

7.5m

NEW DREAM LIVING SPECS 2c BLOCK

LEAD N° 2423 MODEL N° 00092

CLIENT:

SURELAND PROPERTY GROUP

ADDRESS:

**LOT 699
 SORBONNE TURN
 AUBIN RISE ESTATE**

SALES CONSULTANT
FRANK FERRALORO

CONTACT NUMBER
 0411 831 183

SURVEY AVAILABLE
 NO

DENSITY CODE R40 COASTAL CATEGORY -

REVISION	VO #	DRN	DATE	CHK
		MC	18.12.14	MC
		JM	17.11.15	MC
AMEND.	REV 18	TT	29.06.17	

**7.5m
 FRONTAGE
 225m²**

SITE COVERAGE (55% MAX)
 124.8/225 = 55.47%

OPEN SPACE = 44.53%

AREAS:

	PERIM. (m)	AREA (m ²)
HOUSE AREA	51.68	101.78
GARAGE	17.96	18.72
ALFRESCO	12.90	9.87
STORE	8.88	4.30
PORCH	5.34	1.75
		136.42 m ²

ROOF AREAS
 AREA [m² ON THE FLAT] 133.75

RCODE REQUIREMENTS	REQUIRED	COMPLIES
FRONT SETBACK	2m (MIN)	YES
OPEN SPACE	55%	VARIATION
B'DARY WALL LENGTH	2/3 BEHIND SETBACK	YES
BOUNDARY WALL BEHIND SETBACK LINE		YES
OVERLOOKING CONES OF VISION SHOWN		N/A

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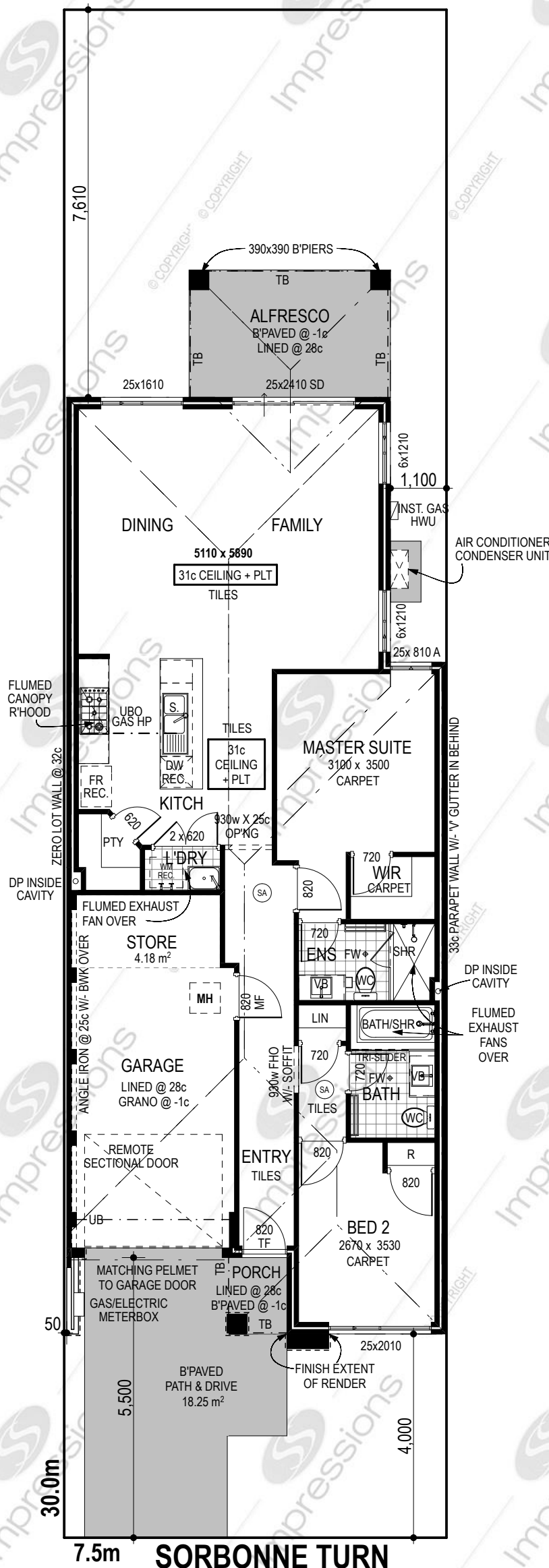
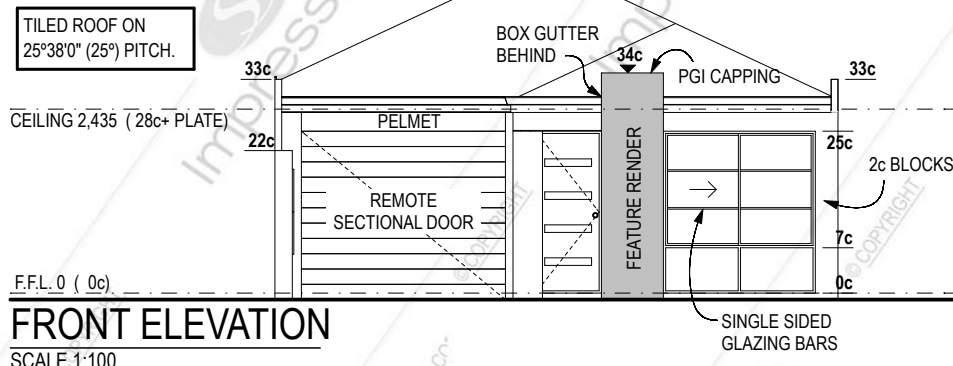
PRELIMINARY DESIGN ONLY

DUE TO THE IMPLEMENTATION OF THE AMENDED RESIDENTIAL DESIGN CODES AND THE BUILDING CODES OF AUSTRALIA ENERGY EFFICIENCY PROVISIONS, THIS DESIGN MAY BE SUBJECT TO CHANGE UPON RECEIPT OF DETAILED SURVEY INFORMATION.

DESIGN NOTE

SOME ASPECTS OF THE SKETCH DESIGN MAY HAVE TO BE ALTERED TO COMPLY WITH THE 6 STAR ENERGY EFFICIENCY RATINGS IN ACCORDANCE WITH THE BUILDING CODES OF AUSTRALIA (BCA). ONCE FINALISED, ADDITIONAL DESIGN COMPLIANCE ITEM/S WILL BE AT EXTRA OVER COST/S TO SATISFY THE CODES.

PATH: smb://stg04.realcognita.com/imp-design/Design/sales-sketches/rep-names/FRANK FERRALORO/2015/SURELAND 2423/LOT 669.pln



NOTE : CODES VO REQUIRED AS SITE COVERAGE EXCEEDS MAXIMUM ALLOWANCE

NOTE : PROVIDE DUCTED REVERSE CYCLE AIR - CONDITIONING

NOTE : PROVIDE STONE TOPS TO ENSUITE / BATHROOM AND KITCHEN

SORBONNE TURN