



**1/68 Sheedy Road GISBORNE VIC**

3  2  2 

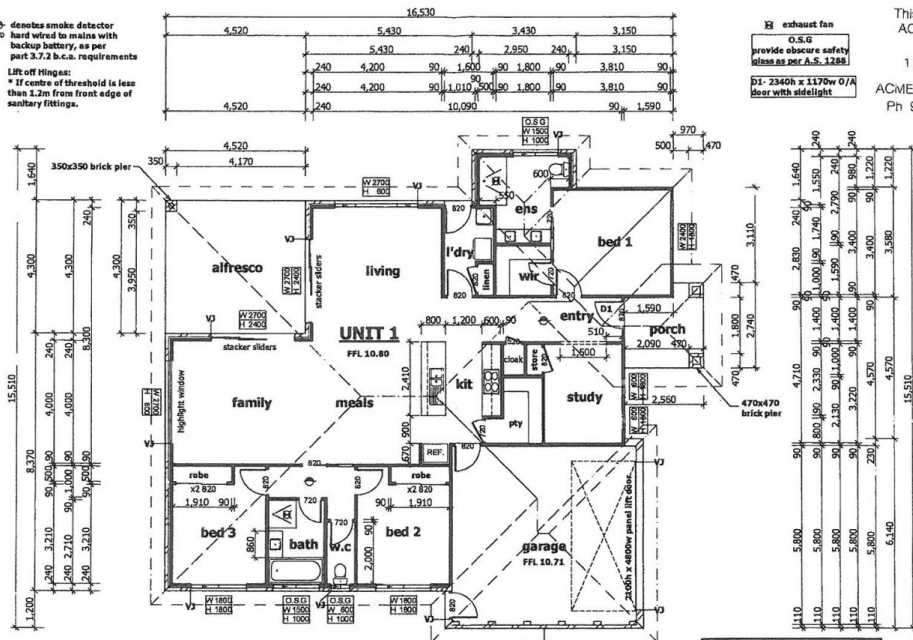
Offering the ultimate in scaling back on work without compromising on living space. 3 bedrooms, study, ensuite, bathroom and huge kitchen/meals/living room, covered al fresco area and integrated double garage. Quality workmanship. Features include high ceilings, natural gas central heating, stacker/slider doors, high quality glazing, Caesar stone bench tops and the list goes on. An inspection to appreciate is vital.

**Building Size** : 19 sqm  
**View** : <https://www.kennedyandhunt.com.au/sale/vic/macedon-ranges/gisborne/residential/townhouse/5849045>

Ⓢ denotes smoke detector  
 hard wired to mains with  
 backup battery, as per  
 part 3.7.2 b.c.a. requirements  
 Lift off fittings:  
 \* If centre of threshold is less  
 than 1.2m from front edge of  
 sanitary fittings.

H exhaust fan  
 O.S.G.  
 provide obscure safety  
 glass as per A.S. 1288  
 D1- 2340h x 1170w O/A  
 floor with sidelight

This document forms part of  
 ACME Building Permit No.  
 11 FFR 10N 14 0 n 0 8  
 ACME Building Consultants Pty Ltd  
 Ph 9331 4700 Fax: 9331 4799



**UNIT 1**

AREA	residence:	155.25m <sup>2</sup>	16.71sq.
	garage:	37.23m <sup>2</sup>	4.01sq.
	porch:	6.26m <sup>2</sup>	0.67sq.
	alfresco:	19.43m <sup>2</sup>	2.09sq.
	<b>TOTAL:</b>	<b>218.17m<sup>2</sup></b>	<b>23.48sq.</b>

NOTE:  
all building inclusions shown on the  
drawings shall be over written by  
the building contract and inclusions list

NOTE:  
ALL FRAMING SPECIFICATIONS  
ARE TO BE IN ACCORDANCE WITH  
THE CURRENT STANDARDS OF  
A.S. 1684.

**FLOOR PLAN - UNIT 1**  
SCALE 1:100

date	amendments

Proposed:  
**DUAL OCCUPANCY**  
 at: NO. 68 SHEEDY ROAD  
 GISBORNE, VIC  
 client:  
 job no.: BB6671 date: 21.11.13

**EXPRESS BUILDING PLANS**  
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