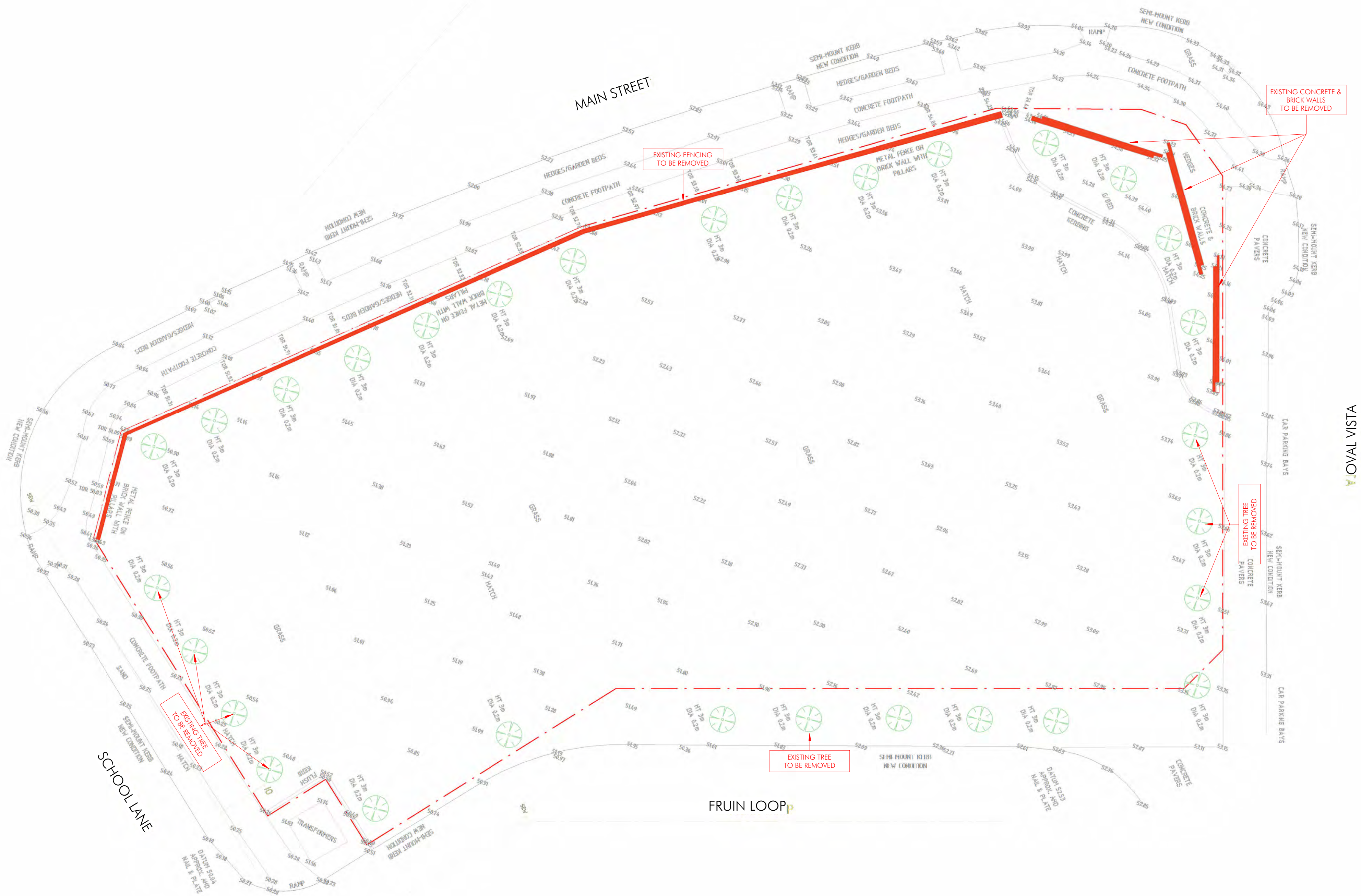




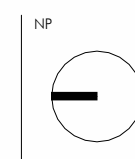
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SD3-01 1 : 200



MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision Description

PRELIMINARY



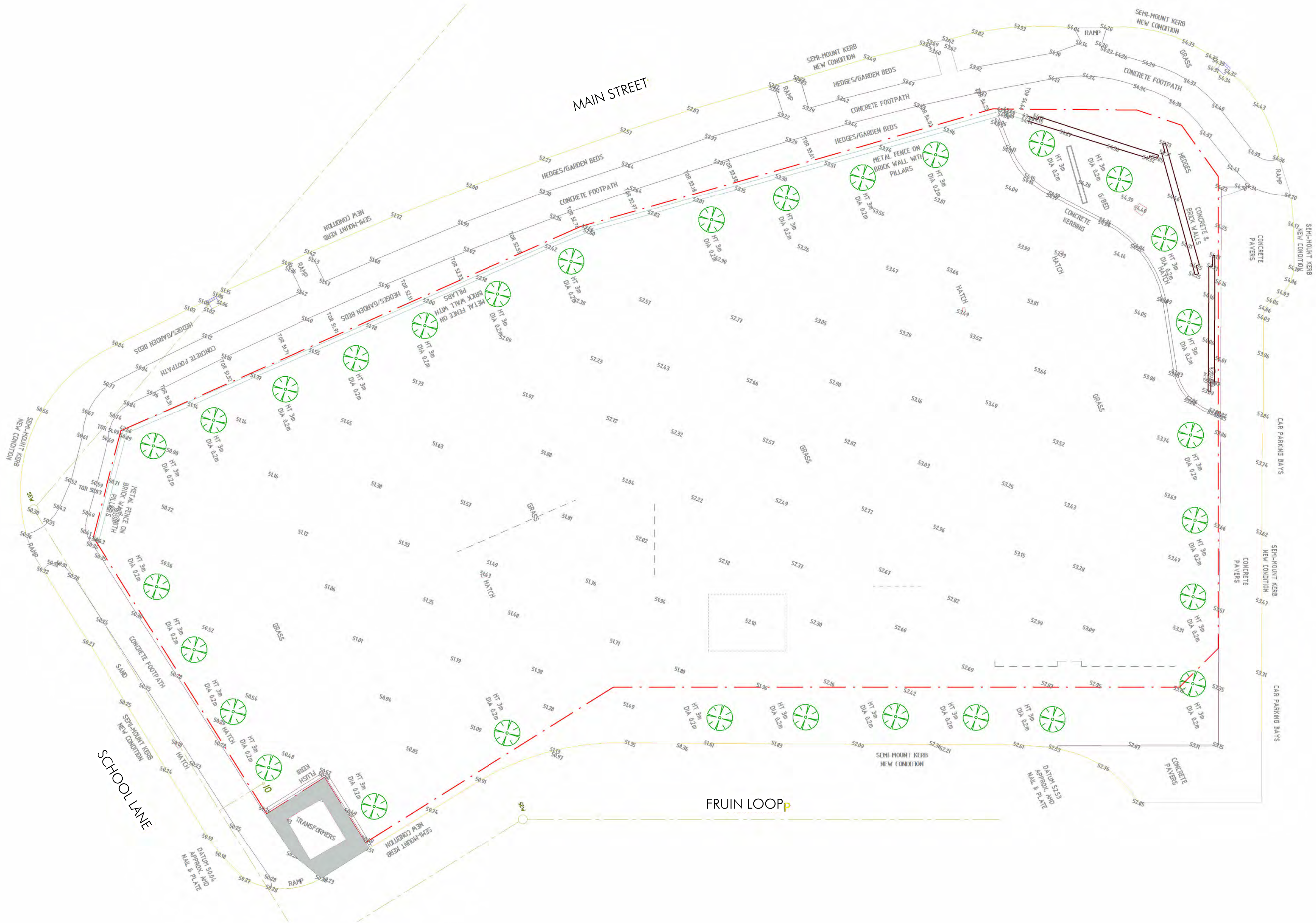
JOB No. 2509

DATE ISSUED

DRAWING NAME
DEMOLITION PLAN
PROJECT PHASE
DESIGN DEVELOPMENT

DRAWING No. SD1-01

REV



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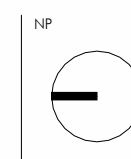
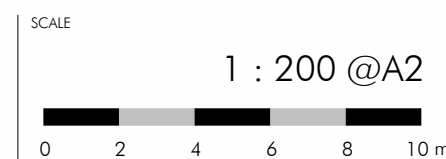
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MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision Description

PRELIMINARY



JOB No. 2509

DATE ISSUED

DRAWING NAME
SITE SURVEY
PROJECT PHASE
DESIGN DEVELOPMENT

DRAWING No. SD1-02

REV



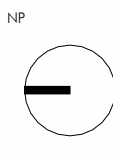
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SD3-01 1 : 200



MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision Description

PRELIMINARY



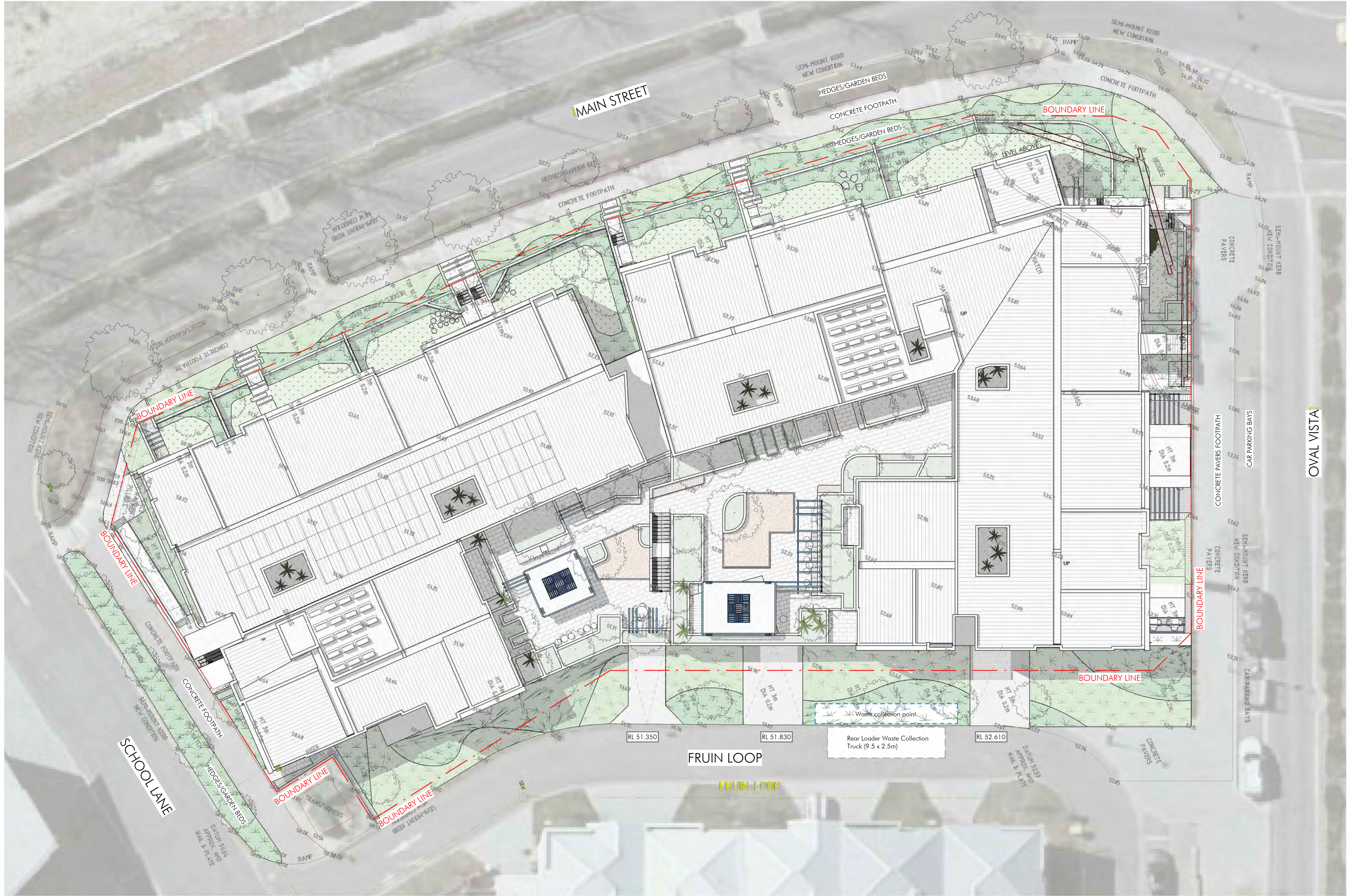
JOB No.
2509

DATE ISSUED

DRAWING NAME
SITE PLAN
PROJECT PHASE
DESIGN DEVELOPMENT

DRAWING No.
SD1-03

REV





1 DA SET - 00 GROUND FLOOR
SD3-01 1 : 200



MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision	Description
2026-02-27 R00	Building Levels, Apartment Numbering Update, Additional Silver Units (+4), Car Parking Quantity, Addition of Motorbike and Bicycle Bays

PRELIMINARY



NP	JOB No. 2509	DATE ISSUED 2026-02-27	DRAWING NAME 00 GROUND FLOOR	DRAWING No. SD2-01	REV R00
			PROJECT PHASE DESIGN DEVELOPMENT		



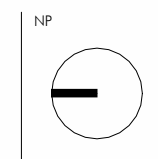
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SD3-01 1 : 200



MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision	Description
2026-02-27 R00	Building Levels, Apartment Numbering Update, Additional Silver Units (+4), Car Parking Quantity, Addition of Motorbike and Bicycle Bays

PRELIMINARY



JOB No. 2509	DATE ISSUED 2026-02-27	DRAWING NAME 00 GROUND BN PROJECT PHASE DESIGN DEVELOPMENT	DRAWING No. SD2-02	REV R00
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1 DA SET - 00 GROUND BS
SD3-01 1 : 200

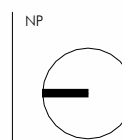


MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision
2026-02-27 R00

Description
Building Levels, Apartment Numbering Update, Additional Silver Units (+4).
Car Parking Quantity, Addition of Motorbike and Bicycle Bays

PRELIMINARY



JOB No.
2509

DATE ISSUED
2026-02-27

DRAWING NAME
00 GROUND BS
PROJECT PHASE
DESIGN DEVELOPMENT

DRAWING No.
SD2-03

REV
R00



1 DA SET - 01 LEVEL 1 BN
SD3-01 1 : 200

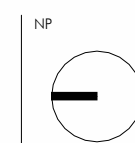


MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision
2026-02-27 R00

Description
Building Levels, Apartment Numbering Update, Additional Silver Units (+4),
Car Parking Quantity, Addition of Motorbike and Bicycle Bays

PRELIMINARY



JOB No.
2509

DATE ISSUED
2026-02-27

DRAWING NAME
01 LEVEL 1 BN
PROJECT PHASE
DESIGN DEVELOPMENT

DRAWING No.
SD2-04

REV
R00



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SD3-01 1 : 200

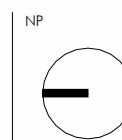


MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision
2026-02-27 R00

Description
Building Levels, Apartment Numbering Update, Additional Silver Units (+4),
Car Parking Quantity, Addition of Motorbike and Bicycle Bays

PRELIMINARY



JOB No.
2509

DATE ISSUED
2026-02-27

DRAWING NAME
01 LEVEL 1 BS
PROJECT PHASE
DESIGN DEVELOPMENT

DRAWING No.
SD2-05

REV
R00



1 DA SET - 02 LEVEL 2 BN
SD3-01 1 : 200

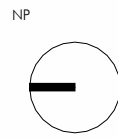
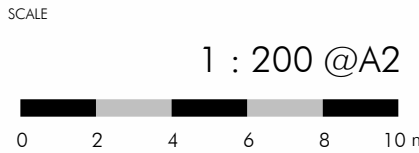


MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision
2026-02-27 R00

Description
Building Levels, Apartment Numbering Update, Additional Silver Units (+4),
Car Parking Quantity, Addition of Motorbike and Bicycle Bays

PRELIMINARY



JOB No.
2509

DATE ISSUED
2026-02-27

DRAWING NAME
02 LEVEL 2 BN
PROJECT PHASE
DESIGN DEVELOPMENT

DRAWING No.
SD2-06

REV
R00



1 DA SET - 02 LEVEL 2 BS
SD3-01 1 : 200

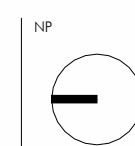


MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision
2026-02-27 R00

Description
Building Levels, Apartment Numbering Update, Additional Silver Units (+4),
Car Parking Quantity, Addition of Motorbike and Bicycle Bays

PRELIMINARY



JOB No.
2509

DATE ISSUED
2026-02-27

DRAWING NAME
02 LEVEL 2 BS
PROJECT PHASE
DESIGN DEVELOPMENT

DRAWING No.
SD2-07

REV
R00



1 DA SET - 03 ROOF
SD3-01 1 : 200

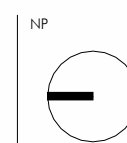


MULTIRESIDENTIAL DEVELOPMENT
L12041 Main St Ellenbrook

Revision

Description

PRELIMINARY



JOB No.
2509

DATE ISSUED

DRAWING NAME
03 ROOF
PROJECT PHASE
DESIGN DEVELOPMENT

DRAWING No.
SD2-08

REV

APARTMENT SCHEDULE

APT No.	BED x BATH	STRATA AREA
00 GROUND BN		
001	2 x 2	72.43 m²
002	2 x 2 SILVER	74.61 m²
003	2 x 2	72.73 m²
004	2 x 2	75.70 m²
00 GROUND BN: 4		295.47 m²

00 GROUND BS		
005	2 x 2 SILVER	92.83 m²
006	2 x 2 SILVER	76.91 m²
007	2 x 2 SILVER	80.87 m²
008	1 x 1	58.25 m²
00 GROUND BS: 4		308.85 m²

01 LEVEL 1 BN		
101	2 x 2	76.40 m²
102	2 x 2	74.06 m²
103	2 x 2	72.47 m²
104	2 x 2	72.46 m²
105	3 x 2	90.90 m²
106	2 x 2 SILVER	76.16 m²
107	2 x 2	79.08 m²
01 LEVEL 1 BN: 7		541.53 m²

01 LEVEL 1 BS		
108	2 x 2	79.22 m²
109	2 x 2	73.98 m²
110	2 x 2	71.82 m²
111	2 x 2 SILVER	86.90 m²
112	2 x 2 SILVER	85.95 m²
113	2 x 2	73.02 m²
114	2 x 2	74.56 m²
115	2 x 2	78.52 m²
116	2 x 2 SILVER	78.54 m²
01 LEVEL 1 BS: 9		702.51 m²

02 LEVEL 2 BN		
201	2 x 2	76.40 m²
202	2 x 2	74.06 m²
203	2 x 2	72.46 m²
204	2 x 2	72.46 m²
205	3 x 2	91.03 m²
206	2 x 2 SILVER	76.35 m²
207	2 x 2	78.72 m²
02 LEVEL 2 BN: 7		541.49 m²

02 LEVEL 2 BS		
208	2 x 2	79.21 m²
209	2 x 2	73.98 m²
210	2 x 2	71.83 m²
211	2 x 2 SILVER	86.99 m²
212	2 x 2 SILVER	85.85 m²
213	2 x 2	72.99 m²
214	2 x 2	74.58 m²
215	2 x 2	78.52 m²
216	2 x 2 SILVER	78.54 m²
02 LEVEL 2 BS: 9		702.50 m²
TOTAL STRATA: 40		3092.34 m²

LEGEND
BN = NORTH BUILDING
BS = SOUTH BUILDING

APARTMENT - NORTH BUILDING

APT No.	BED x BATH	STRATA AREA	Comm ents
00 GROUND BN			
001	2 x 2	72.43 m²	BN
002	2 x 2 SILVER	74.61 m²	BN
003	2 x 2	72.73 m²	BN
004	2 x 2	75.70 m²	BN
00 GROUND BN: 4		295.47 m²	

01 LEVEL 1 BN			
101	2 x 2	76.40 m²	BN
102	2 x 2	74.06 m²	BN
103	2 x 2	72.47 m²	BN
104	2 x 2	72.46 m²	BN
105	3 x 2	90.90 m²	BN
106	2 x 2 SILVER	76.16 m²	BN
107	2 x 2	79.08 m²	BN
01 LEVEL 1 BN: 7		541.53 m²	

02 LEVEL 2 BN			
201	2 x 2	76.40 m²	BN
202	2 x 2	74.06 m²	BN
203	2 x 2	72.46 m²	BN
204	2 x 2	72.46 m²	BN
205	3 x 2	91.03 m²	BN
206	2 x 2 SILVER	76.35 m²	BN
207	2 x 2	78.72 m²	BN
02 LEVEL 2 BN: 7		541.49 m²	
TOTAL STRATA: 18		1378.48 m²	

APARTMENT - SOUTH BUILDING

APT No.	BED x BATH	STRATA AREA	Comm ents
00 GROUND BS			
005	2 x 2 SILVER	92.83 m²	BS
006	2 x 2 SILVER	76.91 m²	BS
007	2 x 2 SILVER	80.87 m²	BS
008	1 x 1	58.25 m²	BS
00 GROUND BS: 4		308.85 m²	

01 LEVEL 1 BS			
108	2 x 2	79.22 m²	BS
109	2 x 2	73.98 m²	BS
110	2 x 2	71.82 m²	BS
111	2 x 2 SILVER	86.90 m²	BS
112	2 x 2 SILVER	85.95 m²	BS
113	2 x 2	73.02 m²	BS
114	2 x 2	74.56 m²	BS
115	2 x 2	78.52 m²	BS
116	2 x 2 SILVER	78.54 m²	BS
01 LEVEL 1 BS: 9		702.51 m²	

02 LEVEL 2 BS			
208	2 x 2	79.21 m²	BS
209	2 x 2	73.98 m²	BS
210	2 x 2	71.83 m²	BS
211	2 x 2 SILVER	86.99 m²	BS
212	2 x 2 SILVER	85.85 m²	BS
213	2 x 2	72.99 m²	BS
214	2 x 2	74.58 m²	BS
215	2 x 2	78.52 m²	BS
216	2 x 2 SILVER	78.54 m²	BS
02 LEVEL 2 BS: 9		702.50 m²	
TOTAL STRATA: 22		1713.85 m²	

TOTAL APARTMENT MIX

BED x BATH	TOTAL	%
1 x 1	1	3%
2 x 2	25	63%
2 x 2 SILVER	12	30%
3 x 2	2	5%
TOTAL	40	100%

BALCONY

BALCONIES	STRATA AREA	BUILDING
BALCONY	194.93 m²	BN
BN: 19		194.93 m²
BALCONY	248.72 m²	BS
BS: 23		248.72 m²
TOTAL: 42		443.65 m²

STORES

STORES	STRATA AREA	BUILDING
ST	75.55 m²	BN
BN: 18		75.55 m²
ST	91.91 m²	BS
BS: 22		91.91 m²
TOTAL: 40		167.45 m²

TOTAL RESIDENTIAL STRATA AREA

LEVEL	STRATA AREA
00 GROUND BN	295.47 m²
00 GROUND BS	308.85 m²
01 LEVEL 1 BN	541.53 m²
01 LEVEL 1 BS	702.51 m²
02 LEVEL 2 BN	541.49 m²
02 LEVEL 2 BS	702.50 m²
TOTAL STRATA: 40	3092.34 m²

TOTAL COMMERCIAL AREA

LEVEL	TENANCY	STRATA
00 GROUND BS	COMMERCIAL	57.72 m²
00 GROUND BS	COMMERCIAL	49.43 m²
TOTAL: 2		107.16 m²

PLOT RATIO AREA

LEVEL	AREA
00 GROUND BN	328.82 m ²
00 GROUND BS	459.14 m ²
01 LEVEL 1 BN	600.53 m ²
01 LEVEL 1 BS	781.32 m ²
02 LEVEL 2 BN	600.53 m ²
02 LEVEL 2 BS	781.32 m ²
Grand total	3551.67 m ²

PLOT RATIO
Site Area: 3,244.00 m²
Built Area: 3,551.67 m²
Plot Ratio: 1.09

TOTAL PARKING AREA

LEVEL	TENANCY	STRATA
00 GROUND BN	CAR PARKING	465.68 m²
00 GROUND BS	CAR PARKING	305.46 m²
00 GROUND BS	CAR PARKING	350.56 m²
TOTAL: 3		1121.70 m²

CAR PARKING BY LEVEL

Level	TYPE	Mark	COUNT
00 GROUND BN	2400 x 5400 STANDARD BAY	RESI.	18
00 GROUND BN	2300 x 5000 Marking - Small Car Bay	VISI.	1
00 GROUND BS	2400 x 5400 STANDARD BAY	COMM.	2
00 GROUND BS	2400 x 5400 STANDARD BAY	RESI.	22
00 GROUND BS	2400 x 5400 STANDARD BAY	VISI.	1
TOTAL			44

MC PARKING

Level	TYPE	Mark	COUNT
00 GROUND BS	1200 x 2500 Motorcycle Bay	MC	5
TOTAL			5

Required	Proposal	Compliance Gap
Car bays 40 Resi. 7 Visi. 4.4 Comm.	Car bays 40 Resi. 2 Visi. 2 Comm.	Car bays -5 Visi. -2.4 Comm.
Motorcycle bays 5	Motorcycle bays 5	Motorcycle bays
Bike bays 20 Resi. 4 Visi. 2 Comm.	Bike bays 34 Resi. 4 Visi. 2 Comm.	Bike bays





1 DA SET - Elevation South
SD2-01 1 : 200



1 DA SET - Elevation East
SD2-01 1 : 200



1 DA SET - Elevation West
SD2-01 1 : 200



A DA SET - Section AA
SD2-01 1 : 200



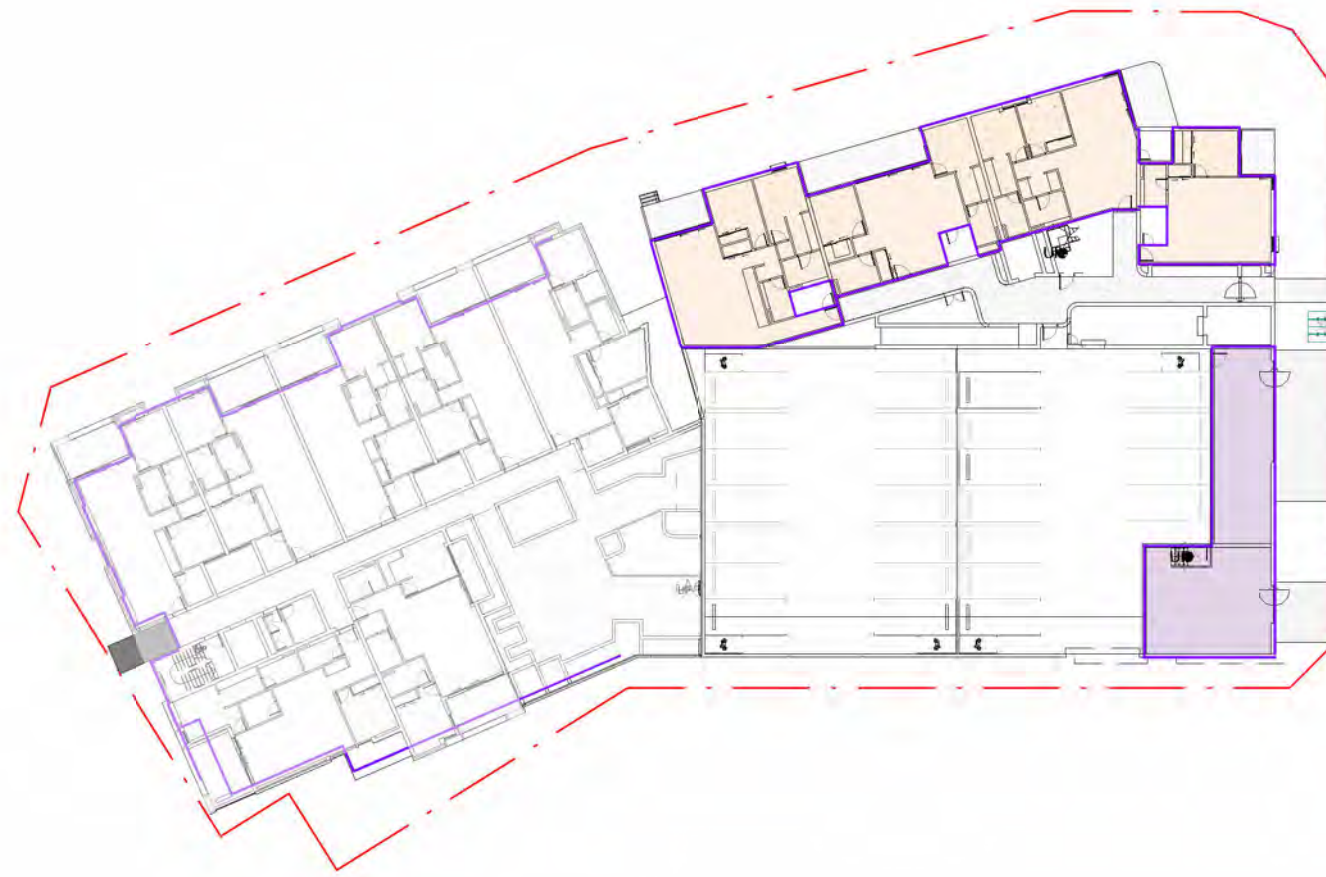
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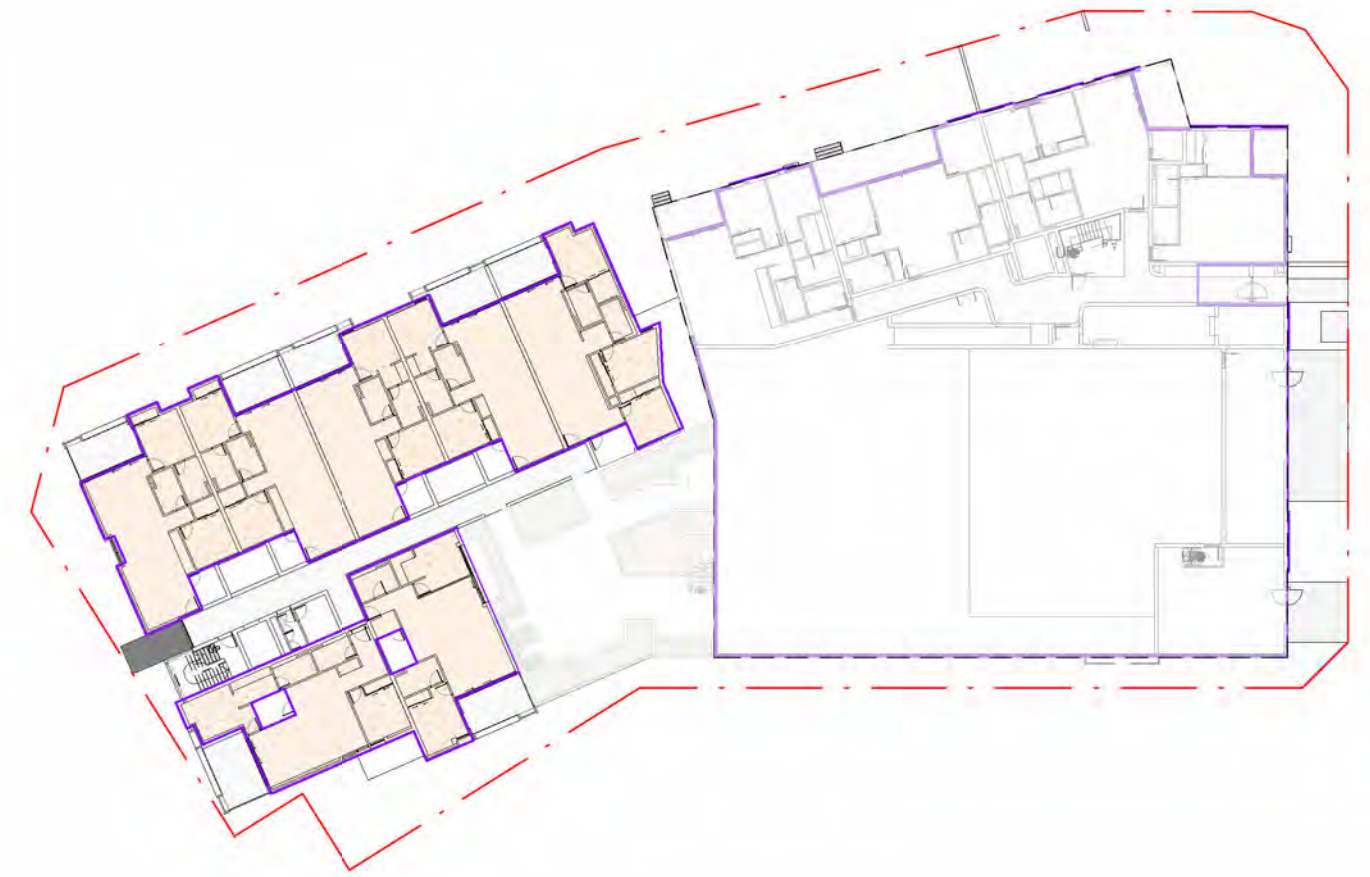
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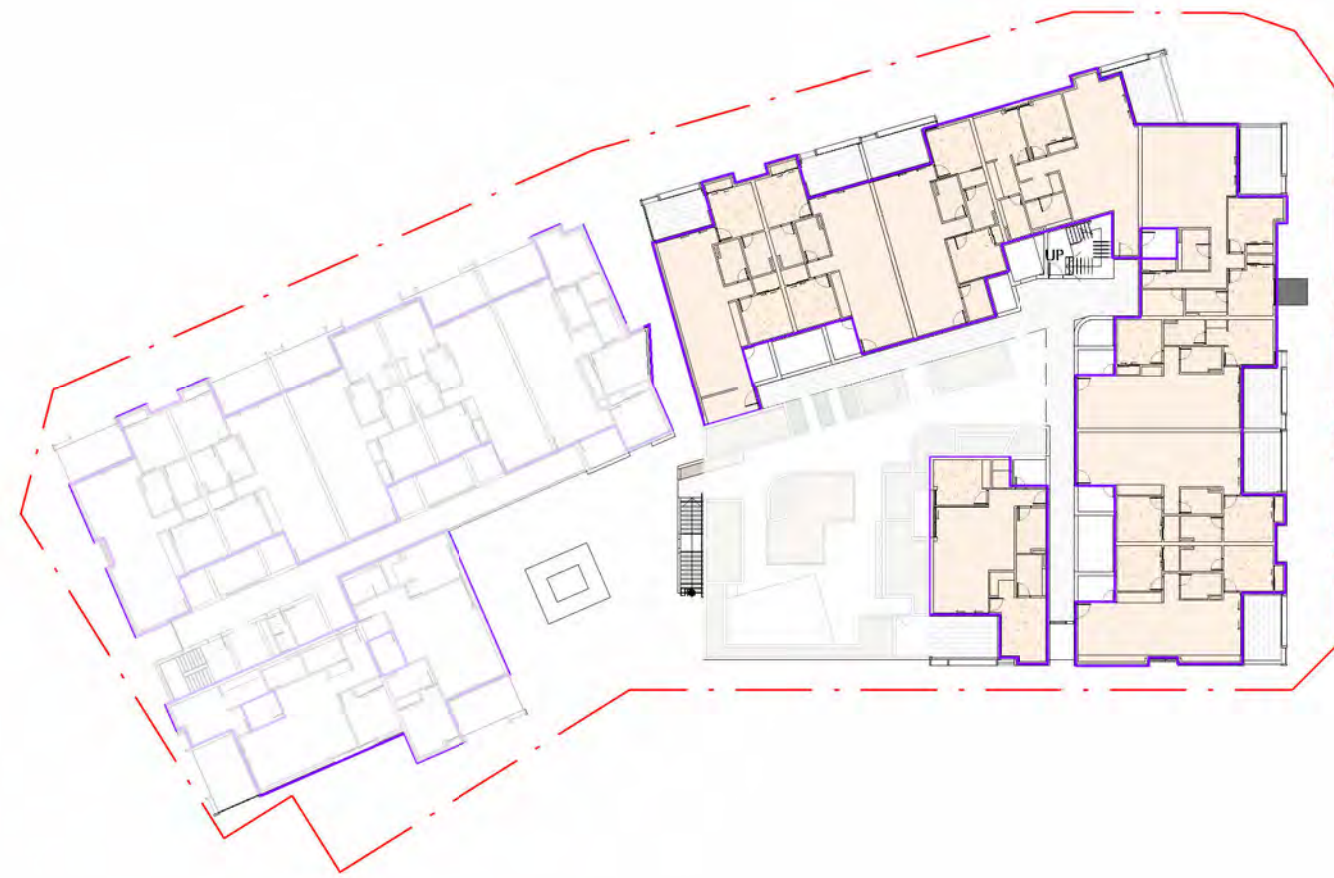
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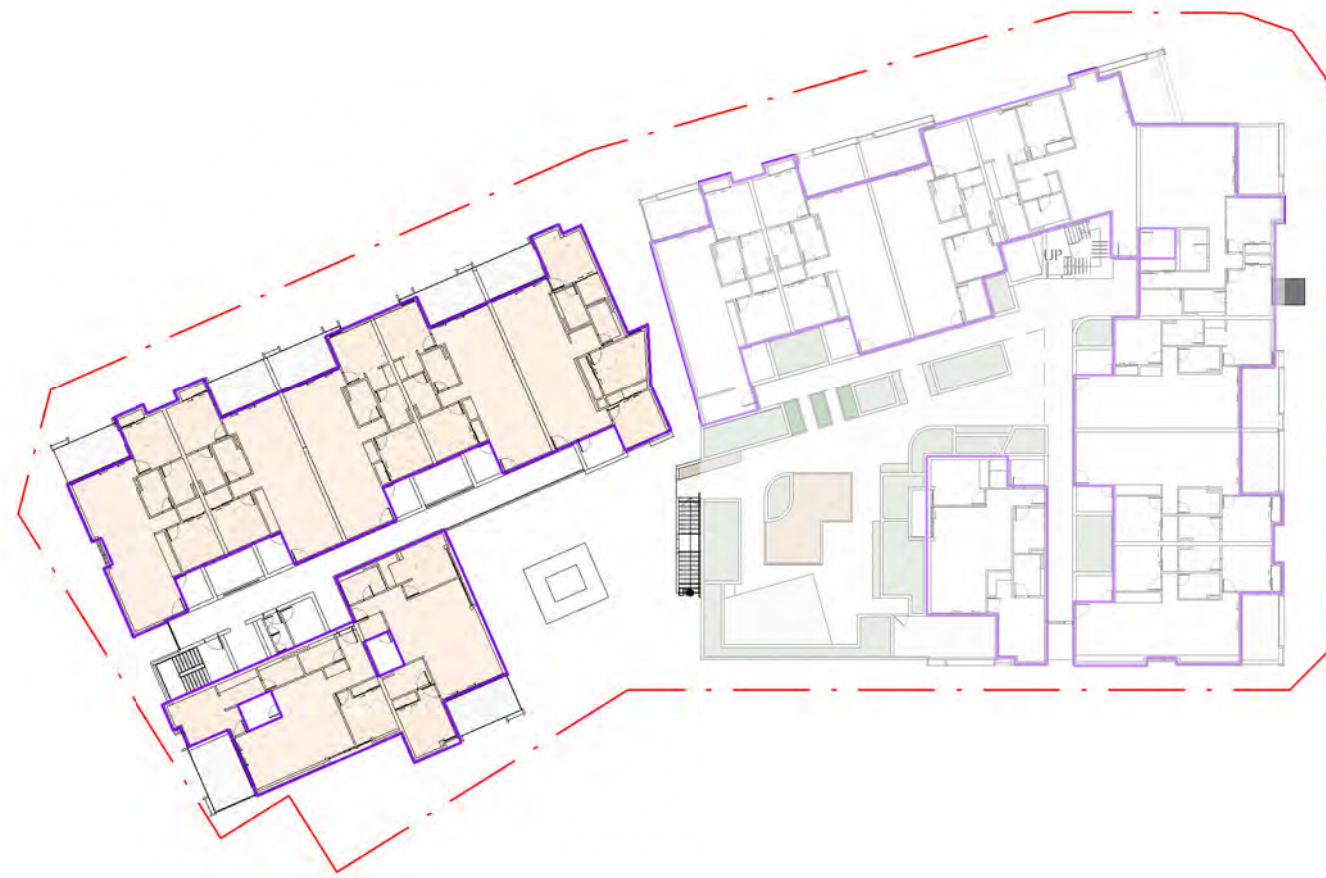
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SD3-01 1 : 500



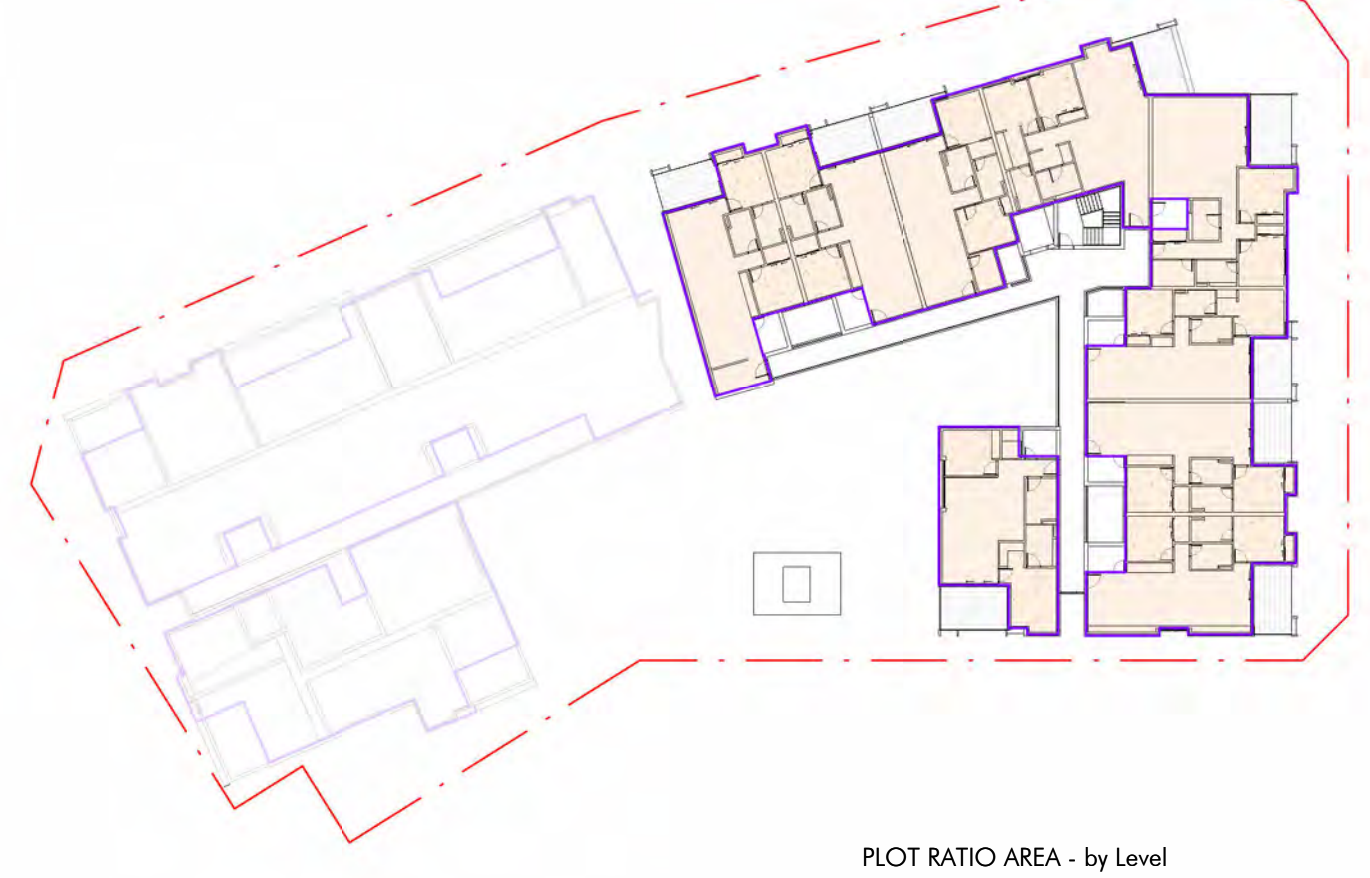
3 01 LEVEL 1 BN
SD3-01 1 : 500



4 01 LEVEL 1 BS
SD3-01 1 : 500



5 02 LEVEL 2 BN
SD3-01 1 : 500



6 02 LEVEL 2 BS
SD3-01 1 : 500

PLOT RATIO AREA - by Level

LEVEL	AREA
00 GROUND BN	328.82 m ²
00 GROUND BS	459.14 m ²
01 LEVEL 1 BN	600.53 m ²
01 LEVEL 1 BS	781.32 m ²
02 LEVEL 2 BN	600.53 m ²
02 LEVEL 2 BS	781.32 m ²
Grand total	3551.67 m ²

PLOT RATIO
Site Area: 3,244.00 m²
Built Area: 3,551.67 m²
Plot Ratio: 1.09