



3 Canopy Crescent Wilton, NSW

 4  2  2

Quality Life Style

This property is NOW priced to sale, Make and offer today - Act quickly.

Private Inspections available, call today!!!!

Welcome to Bingara Gorge, an exclusive estate where you can perfectly connect with the surrounds. With its beautiful tree-lined streets, spectacular backdrop of the mountain ranges, resort style facilities and a modern country feel, everything you need is at your doorstep.

This near new McDonald Jones designed home is situated on the high side of the street and is the absolute package with stylish living and nothing to do but move straight in.

With plenty of living area options that will cater for a large family you can't go wrong putting this warm inviting home on the inspection list.

Enjoy preparing a meal in a spacious ultra modern kitchen surrounded and enjoy open plan living/dining area flowing out onto your covered entertaining area that is perfect for the family gathering on the weekend. Relax and unwind while watching a movie in your very own cinema room.



Gerard Smith



1. PRELIMINARY PLANS (N1)	15/01/2013	2013/09/08
2. CONTRACT PLANS	19/01/2013	01/01/2013
3. CONTRACT AMEND & DUMP CHANGE	19/01/2013	01/01/2013
4. AMENDED AS PER PCW02	19/01/2013	01/01/2013
5. AMENDED AS PER PCW01	19/01/2013	01/01/2013

ADDRESS	CANOPY CRESCENT
POSTCODE	2571
COUNCIL	WOLLONDILLY
LOT NO	108
GPW	28/00/28
DESTINATION	

PROJECT NAME	BALANCE RESORT
PROJECT CODE	F-AM1/ART101
SHEET NO	1-100
DATE	4/10

601112

NOTE: REFER TO DATAPAGE (SHEET 2) OF DRAWING SET FOR ALL RELEVANT BUILDING INFORMATION WITH REGARDS TO:
 - BASIX/BSBA REQUIREMENTS
 - SITE CLASSIFICATION
 - GENERAL HOUSE SPECIFICATIONS

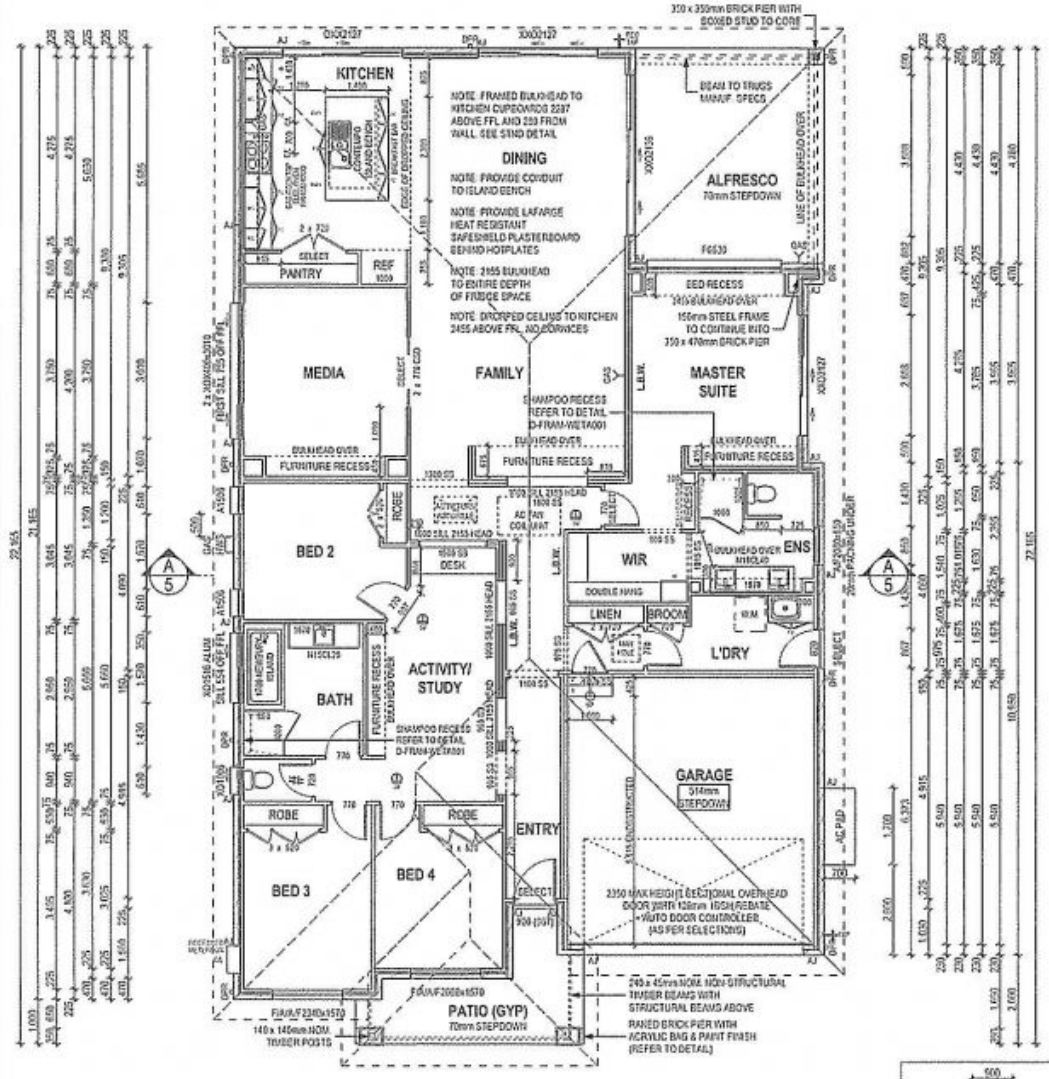
SALINE REQUIREMENTS
 SEE SHEET 1 (COVER PAGE) FOR DETAILS

NOTE: ALL BULLHEAD AND SQUARE SET OPENING FRAMES TO BE 2155 ABOVE FFL UNLESS NOTED OTHERWISE
 LAFARGE SOUNDSHIELD PLASTERBOARD TO MEDIA, MASTER SUITE & GARAGE

0971 DPR - CHARGED DOWNPIPE DIRECTED TO TANK
 NOTE: PROVIDE AND INSTALL 3 PHASE REVERSE CYCLE AIR CONDITIONING SYSTEM INCLUDING 2 ZONES AND 8 OUTLETS. POSITIONING OF OUTLETS AND THE FINAL LOCATION OF YOUR RETURN AIR GRILLE WILL BE DETERMINED ON SITE BY THE AIR CONDITIONING CONTRACTOR AND MAY BE AFFECTED BY CONSTRUCTION CONSTRAINTS.

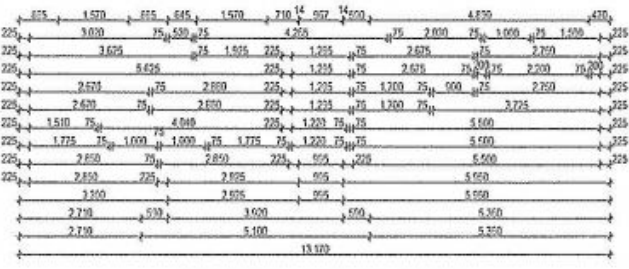
NOTE: FRAME MANUFACTURER TO PROVIDE CLEARANCE FOR PASSAGE OF FAN COIL UNIT FROM RETURN AIR OPENING TO FINAL FAN COIL LOCATION.

NOTE: CLIENT TO ENSURE AIR FLOW IN AND AROUND GATE FOR AIR CONDITIONER (NO SOLID GATE) WHEN AIR CONDITIONER IS INSTALLED WITHIN 2m OF GATE.



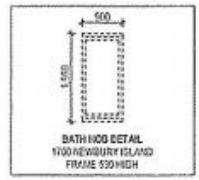
FLOOR PLAN LEGEND

HS FWS	HOB SPOUT / WALL SPOUT
AJ	BRICK ARTICULATION JOINT
SD	SHOWS DRAWER END
EF	EXHAUST FAN
LBN	LOAD BEARING WALL
TD	THIS DOOR OPENS FIRST
SD	SMOKE DETECTOR
L	LIFT OFF HINCE
W	WATER POINT
FW	FUDGE WATER POINT
GB	GAS BAYNET
AR	APPROX. LOCATION OF RETURN AIR GRILLE
TR	TRUSS LOCATION SUBJECT TO TRUSS LAYOUT AND ANY OTHER CONSTRUCTION CONSTRAINTS



BAL 12.5 BUSHFIRE REQUIREMENTS
 SEE SHEET 1 (COVER PAGE) FOR DETAILS

NOTE: ALL DIMENSIONS ARE FRAME DIMENSIONS



THIS PLAN ACCEPTED BY:

PLEASE NOTE: NO VARIATIONS WILL BE ACCEPTED ON THIS PLAN AFTER SIGNING
 SIGNATURE:

