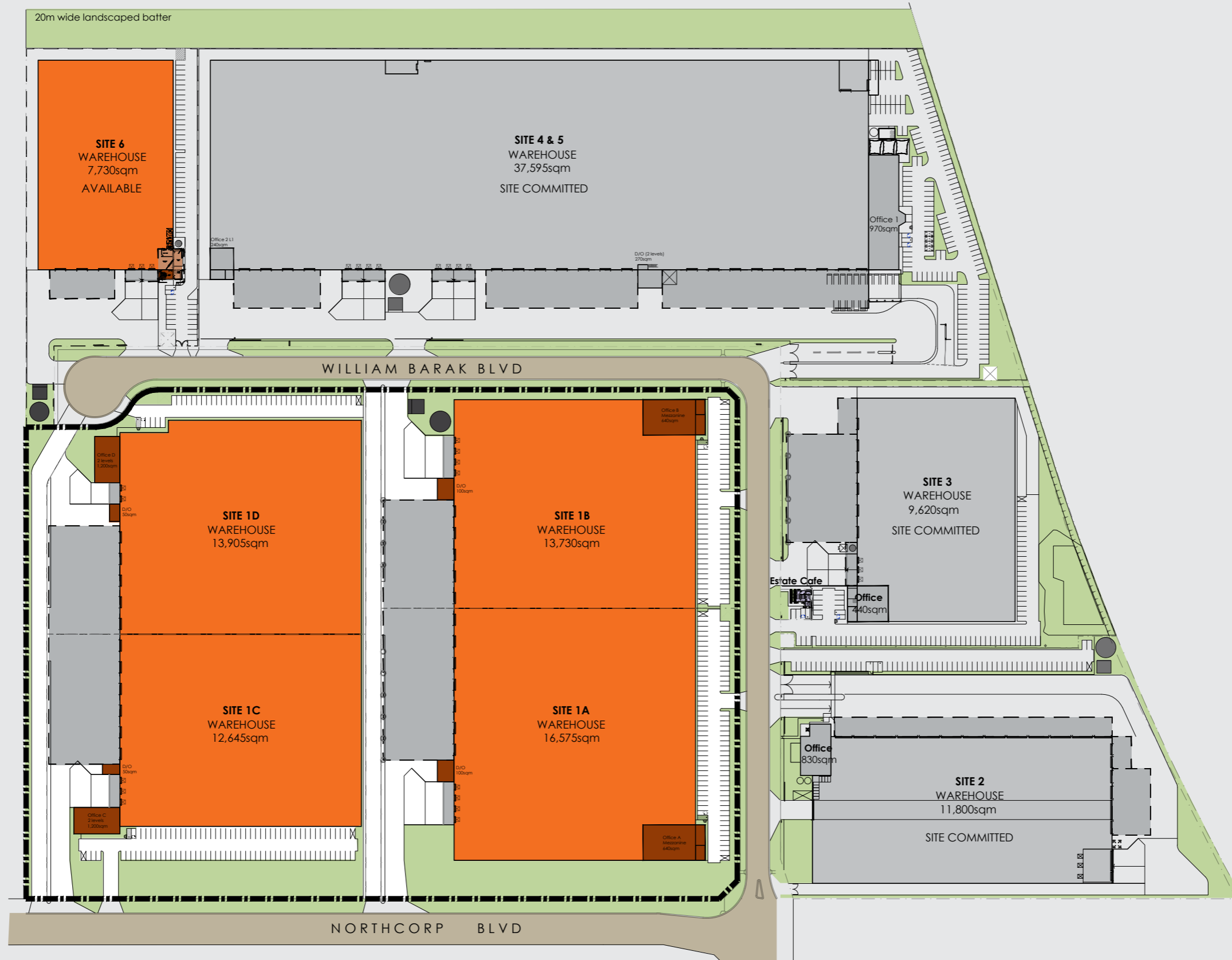


Indicative Estate Plan

Broadmeadows, VIC



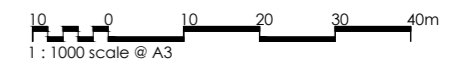


SCHEDULE OF AREAS - 1A	
SITE AREA	28,097 sqm
WAREHOUSE 1A	16,575 sqm
OFFICE 1A - 2 LEVELS	600 sqm
OFFICE ENTRY LOBBY	40 sqm
DOCK OFFICE	100 sqm
TOTAL BUILDING AREA	17,315 sqm
37m Awning	84.7 sqm
TOTAL AWNING AREA	84.7 sqm
HEAVY DUTY PAVEMENT	4,419 sqm
LIGHT DUTY PAVEMENT	2,078 sqm
83 spaces incl. 1 disabled	

SCHEDULE OF AREAS - 1B	
SITE AREA	21,153 sqm
WAREHOUSE 1B	13,730 sqm
OFFICE 1B - 2 LEVELS	600 sqm
OFFICE ENTRY LOBBY	40 sqm
DOCK OFFICE	100 sqm
TOTAL BUILDING AREA	14,470 sqm
37m Awning	1,016 sqm
TOTAL AWNING AREA	1,016 sqm
HEAVY DUTY PAVEMENT	3,526 sqm
LIGHT DUTY PAVEMENT	1,712 sqm
67 spaces incl. 1 disabled	

SCHEDULE OF AREAS - 1C	
SITE AREA	22,943 sqm
WAREHOUSE 1C	12,645 sqm
OFFICE 1C - 2 LEVELS	600 sqm
OFFICE ENTRY LOBBY	40 sqm
DOCK OFFICE	50 sqm
TOTAL BUILDING AREA	13,335 sqm
37m Awning	2,508 sqm
TOTAL AWNING AREA	2,508 sqm
HEAVY DUTY PAVEMENT	3,747 sqm
LIGHT DUTY PAVEMENT	2,430 sqm
94 spaces incl. 1 disabled	

SCHEDULE OF AREAS - 1D	
SITE AREA	20,119 sqm
WAREHOUSE 1D	13,905 sqm
OFFICE 1D - 2 LEVELS	600 sqm
OFFICE ENTRY LOBBY	40 sqm
DOCK OFFICE	50 sqm
TOTAL BUILDING AREA	14,595 sqm
37m Awning	2,090 sqm
TOTAL AWNING AREA	2,090 sqm
HEAVY DUTY PAVEMENT	2,992 sqm
LIGHT DUTY PAVEMENT	1,352 sqm
42 spaces incl. 1 disabled	



2 SITE PLAN
1 : 1000 scale @ A3

*SUBJECT TO SURVEY CONFIRMATION AND DETAILED DESIGN

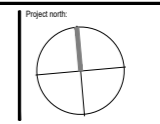
Notes
DO NOT SCALE OF DRAWING - DIMENSIONS & LEVELS TO BE VERIFIED PRIOR TO COMMENCEMENT OF WORK WITH FIGURED DIMENSIONS IN PREFERENCE TO SCALED DIMENSIONS.
MATERIALS & WORKMANSHIP TO BE IN STRICT ACCORDANCE WITH ALL RELEVANT S.A. STANDARDS, SCA AND LOCAL AUTHORITIES REQUIREMENTS.
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Revisions

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Project:
SITE 1
PROPOSED WAREHOUSE DISTRIBUTION & OFFICE FACILITIES
120 Northcorp Boulevard, Broadmeadows VIC



Drawing title: SITE PLAN					
Date:	Scale:	Drawn:	Project number:	Drawing number:	Issue:
25/08/23	1:1000	HX	BRD	BRD-MAS-38-002	A