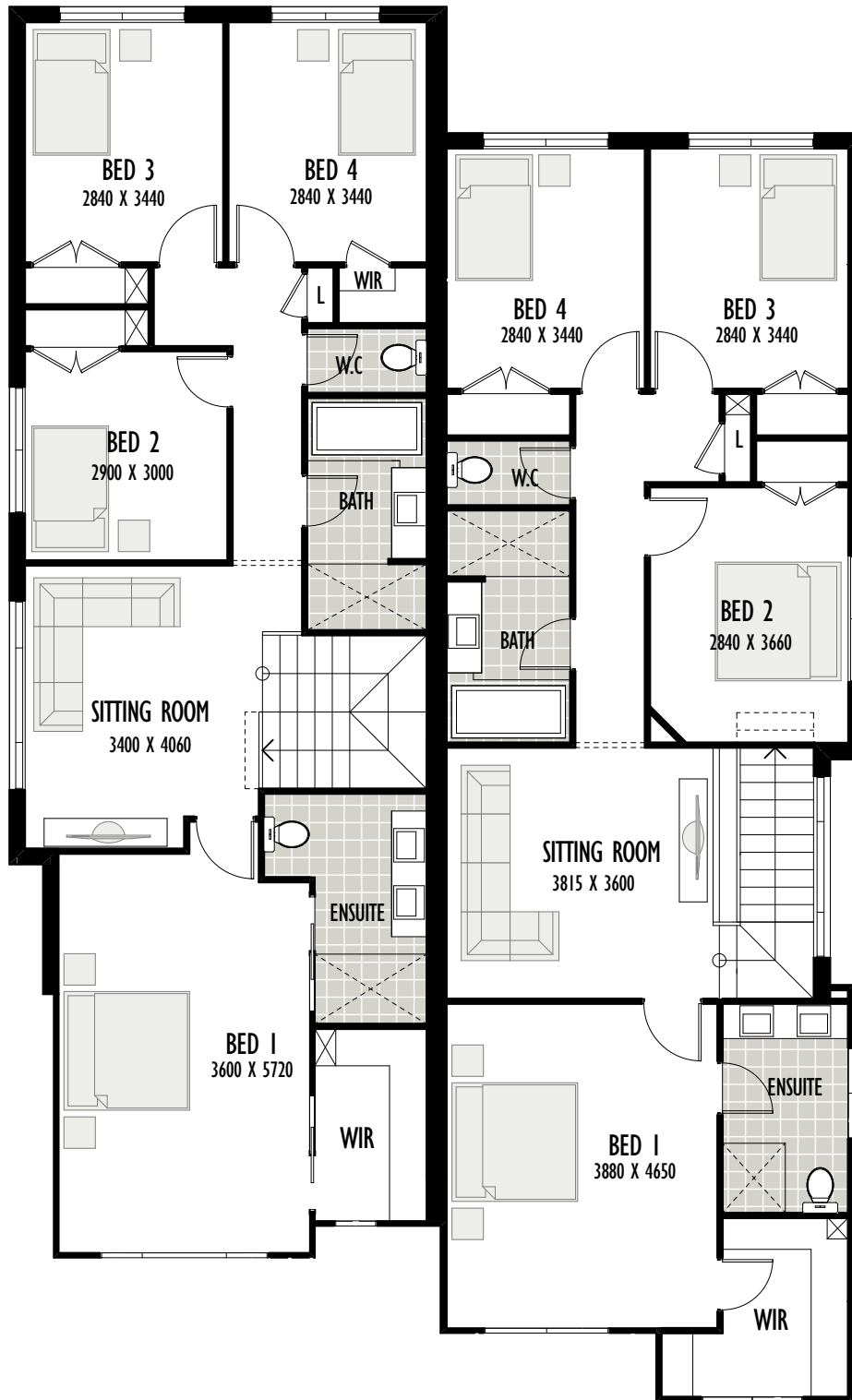


# MARSDEN 51

## GROUND FLOOR PLAN

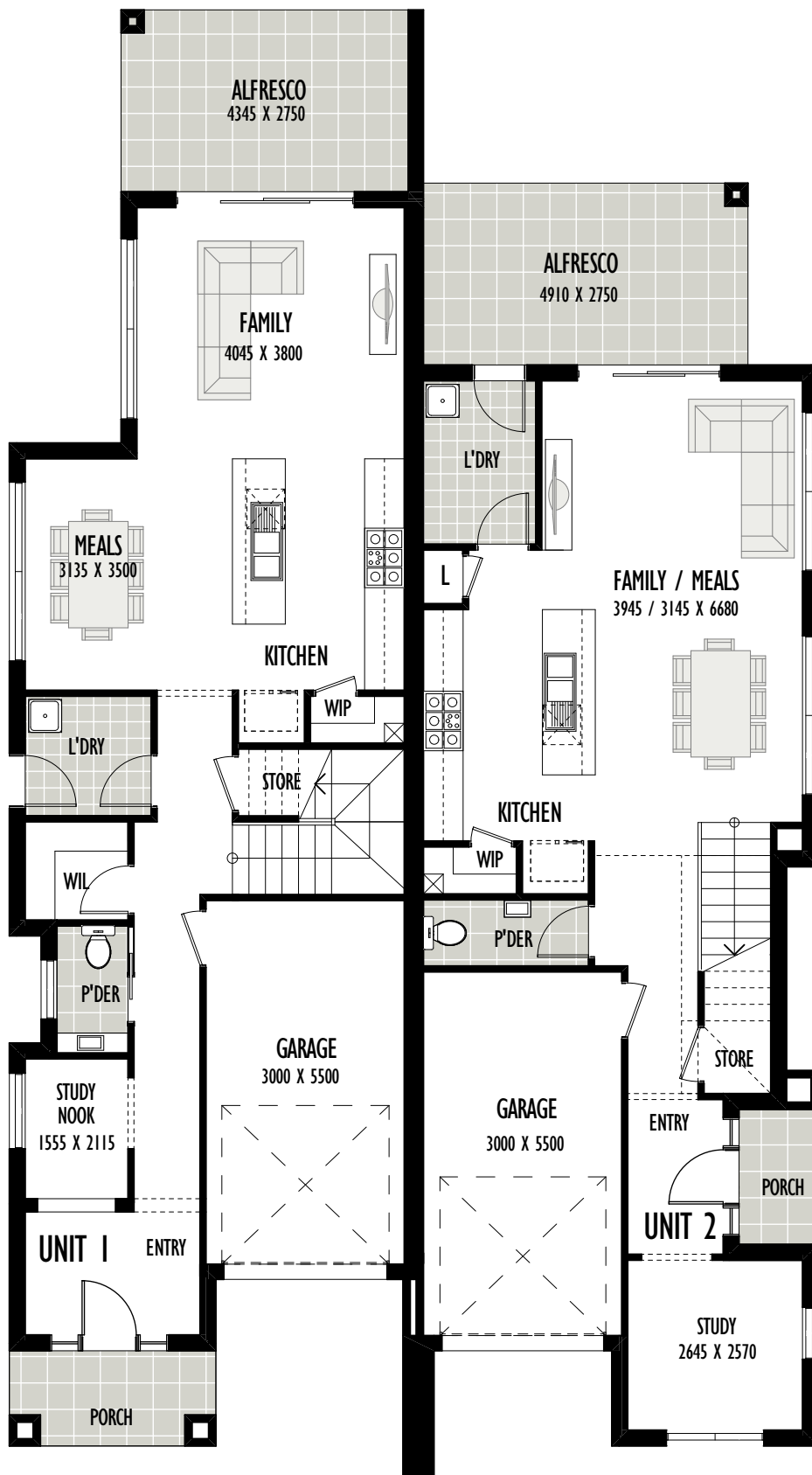
AREA CALCULATIONS			
UNIT 1 - 4 BED		UNIT 2 - 4 BED + STUDY	
GROUND FLOOR	91.21m <sup>2</sup>	GROUND FLOOR	84.10m <sup>2</sup>
PORCH	4.50m <sup>2</sup>	PORCH	2.73m <sup>2</sup>
GARAGE	20.22m <sup>2</sup>	GARAGE	20.30m <sup>2</sup>
ALFRESCO	17.23m <sup>2</sup>	ALFRESCO	16.43m <sup>2</sup>
FIRST FLOOR	105.88m <sup>2</sup>	FIRST FLOOR	105.60m <sup>2</sup>
TOTAL	239.04m <sup>2</sup> /25.73sqs	TOTAL	229.16m <sup>2</sup> /24.66sqs
WIDTH	6.12m	WIDTH	6.12m
DEPTH	22.910m	DEPTH	21.565m
TOTAL WIDTH 12.24M			
TOTAL DEPTH 23.39M TOTAL AREA 468.2m <sup>2</sup> / 50.39sqs			



# MARSDEN 51

## FIRST FLOOR PLAN

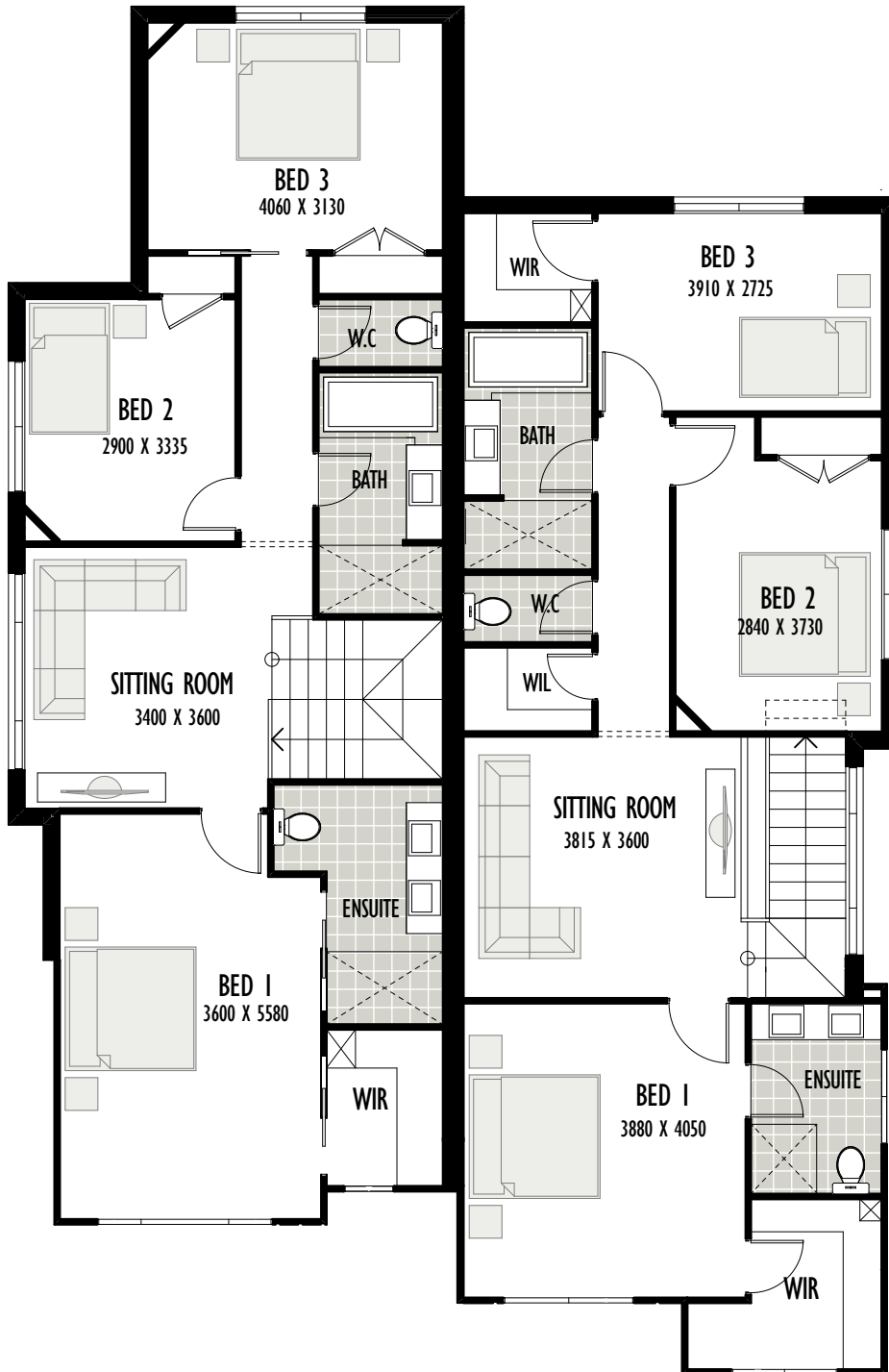
AREA CALCULATIONS			
<b>UNIT 1- 4 BED</b>		<b>UNIT 2- 4 BED + STUDY</b>	
GROUND FLOOR	91.21m <sup>2</sup>	GROUND FLOOR	84.10m <sup>2</sup>
PORCH	4.50m <sup>2</sup>	PORCH	2.73m <sup>2</sup>
GARAGE	20.22m <sup>2</sup>	GARAGE	20.30m <sup>2</sup>
ALFRESCO	17.23m <sup>2</sup>	ALFRESCO	16.43m <sup>2</sup>
FIRST FLOOR	105.88m <sup>2</sup>	FIRST FLOOR	105.60m <sup>2</sup>
TOTAL	239.04m <sup>2</sup> /25.73sqgs	TOTAL	229.16m <sup>2</sup> /24.66sqgs
WIDTH	6.12m	WIDTH	6.12m
DEPTH	22.910m	DEPTH	21.565m
TOTAL WIDTH 12.24M			
TOTAL DEPTH 23.39M TOTAL AREA 468.2m <sup>2</sup> / 50.39sqgs			



# MARSDEN 44

## GROUND FLOOR PLAN

AREA CALCULATIONS			
UNIT 1- 3 BED		UNIT 2- 3 BED + STUDY	
GROUND FLOOR	79.24m <sup>2</sup>	GROUND FLOOR	73.52m <sup>2</sup>
PORCH	4.50m <sup>2</sup>	PORCH	2.45m <sup>2</sup>
GARAGE	18.61m <sup>2</sup>	GARAGE	18.21m <sup>2</sup>
ALFRESCO	12.58m <sup>2</sup>	ALFRESCO	13.50m <sup>2</sup>
FIRST FLOOR	92.54m <sup>2</sup>	FIRST FLOOR	93.54m <sup>2</sup>
TOTAL	207.47m <sup>2</sup> /22.33sqgs	TOTAL	201.22m <sup>2</sup> /21.65sqgs
WIDTH	6.12m	WIDTH	6.12m
DEPTH	21.72m	DEPTH	19.58m
TOTAL WIDTH 12.24M			
TOTAL DEPTH 22.20M TOTAL AREA 408.69m <sup>2</sup> / 43.99sqgs			



# MARSDEN 44

## FIRST FLOOR PLAN

AREA CALCULATIONS			
UNIT 1- 3 BED		UNIT 2- 3 BED + STUDY	
GROUND FLOOR	79.24m <sup>2</sup>	GROUND FLOOR	73.52m <sup>2</sup>
PORCH	4.50m <sup>2</sup>	PORCH	2.45m <sup>2</sup>
GARAGE	18.61m <sup>2</sup>	GARAGE	18.21m <sup>2</sup>
ALFRESCO	12.58m <sup>2</sup>	ALFRESCO	13.50m <sup>2</sup>
FIRST FLOOR	92.54m <sup>2</sup>	FIRST FLOOR	93.54m <sup>2</sup>
TOTAL	207.47m <sup>2</sup> /22.33sqgs	TOTAL	201.22m <sup>2</sup> /21.65sqgs
WIDTH	6.12m	WIDTH	6.12m
DEPTH	21.72m	DEPTH	19.58m
TOTAL WIDTH 12.24M			
TOTAL DEPTH 22.20M TOTAL AREA 408.69m <sup>2</sup> / 43.99sqgs			