



AVANI

APARTMENTS AND TOWNHOUSES
CORNER OF BLACKWALL AND FARRELL ROADS WOY WOY NSW



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Disclaimer:
All plans are subject to Development Application Approval. The area of each unit is calculated to the outside of external walls and centre of common walls in accordance with LEP Gross Floor Area guidelines. Buyers responsibility is to verify and ensure that the drawings and information obtained from this document is the latest version. We reserve the right to change the drawings and any information contained in this document by accessing this document you agree to the terms and conditions above.



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General

- 10mm Plasterboard (Painted) to walls and ceiling
- Villa-board to wet area walls
- Paint finish skirting and architraves
- Smoke detectors
- LED Down lights throughout
- Shelving in linen cupboards
- Power points throughout
- Gas instantaneous 6 star Hot Water System
- Internal Timber doors and hardware
- Timber entry door
- Aluminium glazed sliding doors to Balcony/ Courtyard as per plans
- Aluminium glazed windows as per plans
- Split system air conditioning unit
- Timber/Aluminium/Masonry Courtyard walls as per plans
- Gate
- Clothesline
- Courtyard Paver / Tiles
- Grass
- Timber/Aluminium/Masonry Courtyard walls as per plans
- Gate
- Clothesline
- Balcony Tiles
- Grass Courtyard

Kitchen

- Engineered Timber look flooring
- Joinery
- Bench Top
- Splashback
- 1 3/4 bowl Stainless steel sink
- Bench top cooktop and under bench oven
- Range hood
- Dishwasher

Living

- Engineered Timber look flooring
- Ceiling fan
- TV Antenna point
- Data point

Dining

- Engineered Timber look flooring

Bathroom

- Ceramic floor tiles
- Floor to ceiling wall tiles
- Dual flushing toilet suite with soft close
- White acrylic bath (Townhouses)
- Semi frameless glass shower screen
- Wall Mounted Cabinetry with Mirror Doors
- Ceramic Wall Hung basin and stainless steel mixer
- Wall mounted shower rose
- Exhaust fan

Ensuite

- Ceramic floor tiles
- Floor to ceiling wall tiles
- Dual flushing toilet suite with soft close
- Semi frameless glass shower screen
- Wall Mounted Cabinetry with Mirror Doors
- Wall mounted Ceramic basin and stainless steel mixer
- Wall mounted shower rose
- Exhaust fan

Laundry

- Ceramic floor tiles
- Floor to ceiling wall tiles
- Drop in laundry tub and joinery cabinet

Bed 1

- Carpet Flooring
- Robe sliding doors
- Ceiling fan
- TV Antenna point

Bed 2

- Carpet Flooring
- Robe sliding doors
- Ceiling fan

Bed 3

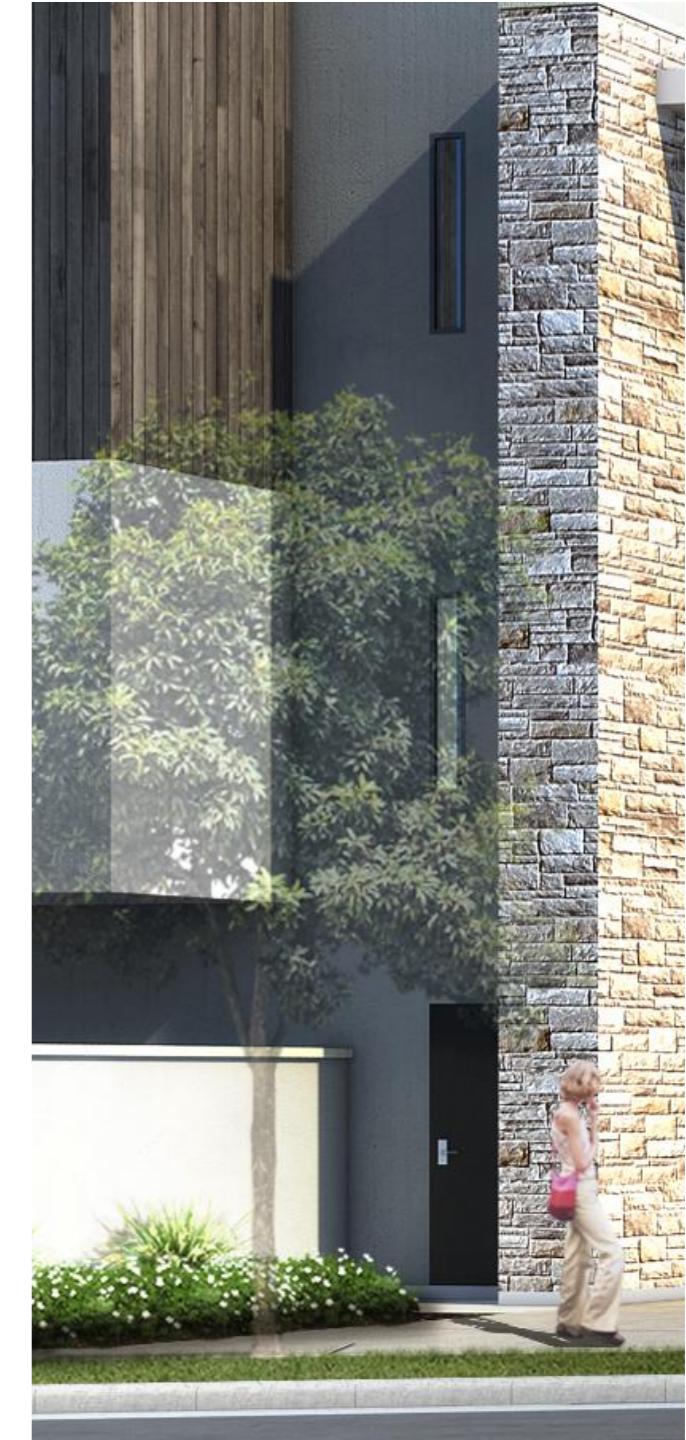
- Carpet Flooring
- Robe sliding doors
- Ceiling fan



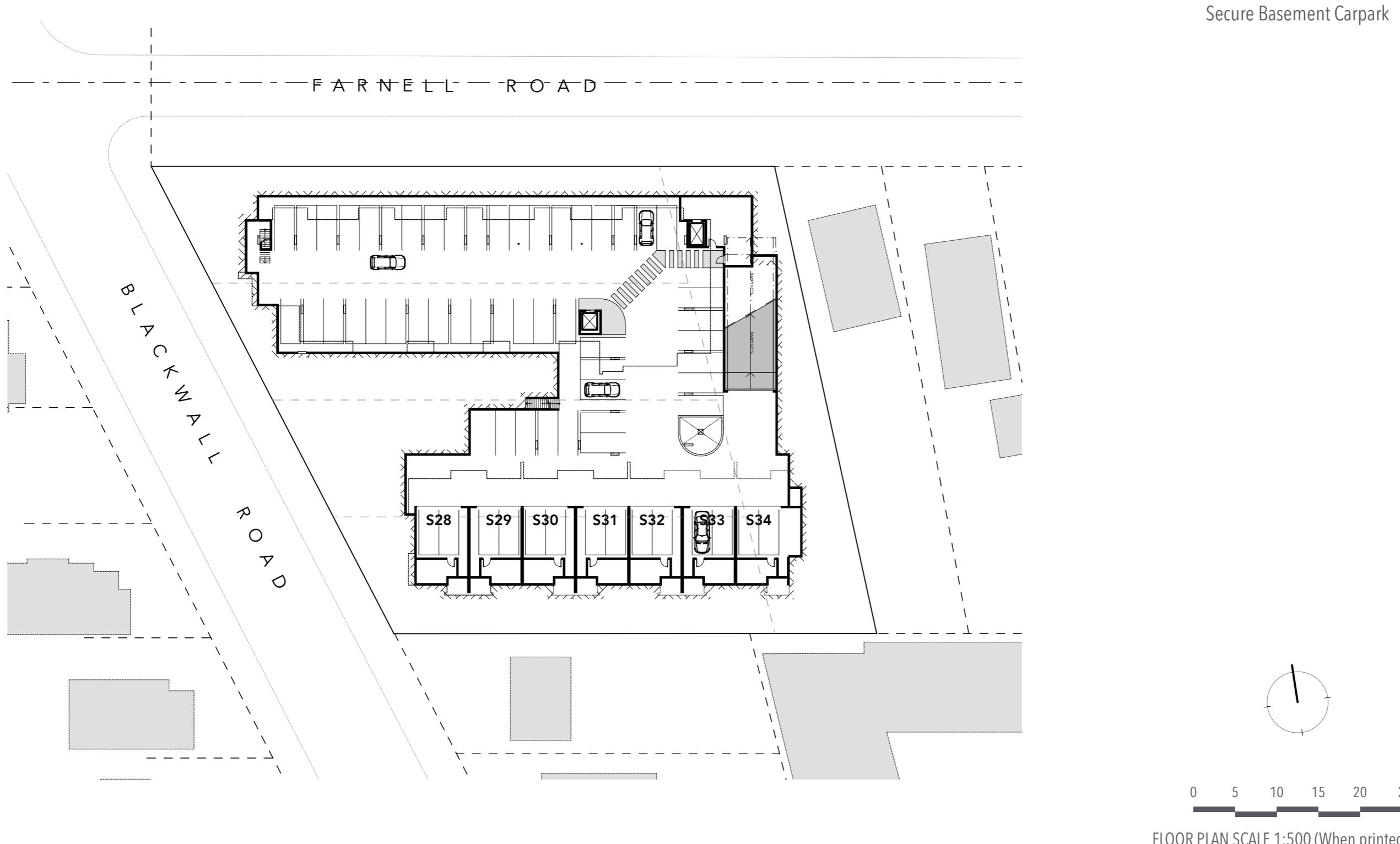
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CORNER OF BLACKWALL AND FARRELL ROADS WOY WOY NSW

'DARK' SCHEME









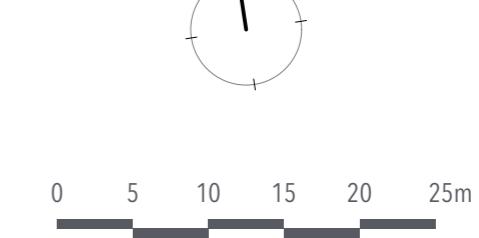
Floor Level 5.20m (AHD)

Apartments N01 to N09

(1 & 2 Bed Room, Single Level)

TownHouses S28 to S34

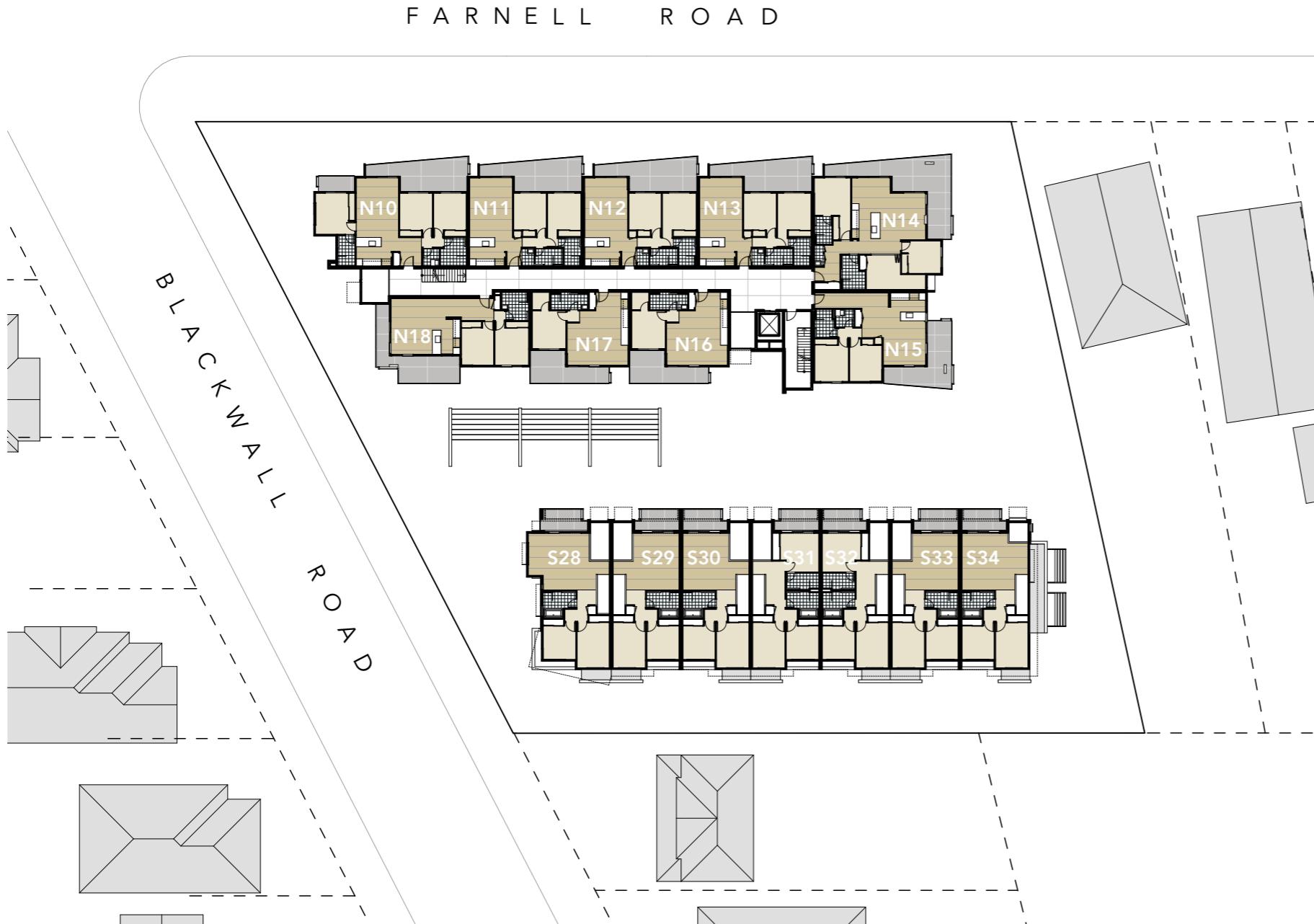
(3 Bed Room, Two Levels)



FLOOR PLAN SCALE 1:500 (When printed at A3)

Disclaimer:

All plans are subject to Development Application Approval. The area of each unit is calculated to the outside of external walls and centre of common walls in accordance with LEP Gross Floor Area guidelines. Buyers responsibility is to verify and ensure that the drawings and information obtained from this document is the latest version. We reserve the right to change the drawings and any information contained in this document by accessing this document you agree to the terms and conditions above.



Floor Level 8.26m (AHD)

Apartments N10 to N18

(1, 2 & 3 Bed Room, Single Level)

TownHouses S28 to S34

(3 Bed Room, Two Levels)

0 5 10 15 20 25m

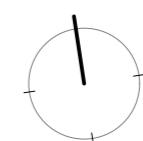
FLOOR PLAN SCALE 1:500 (When printed at A3)

F A R N E L L R O A D

Floor Level 11.32m (AHD)

Apartments N19 to N27

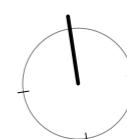
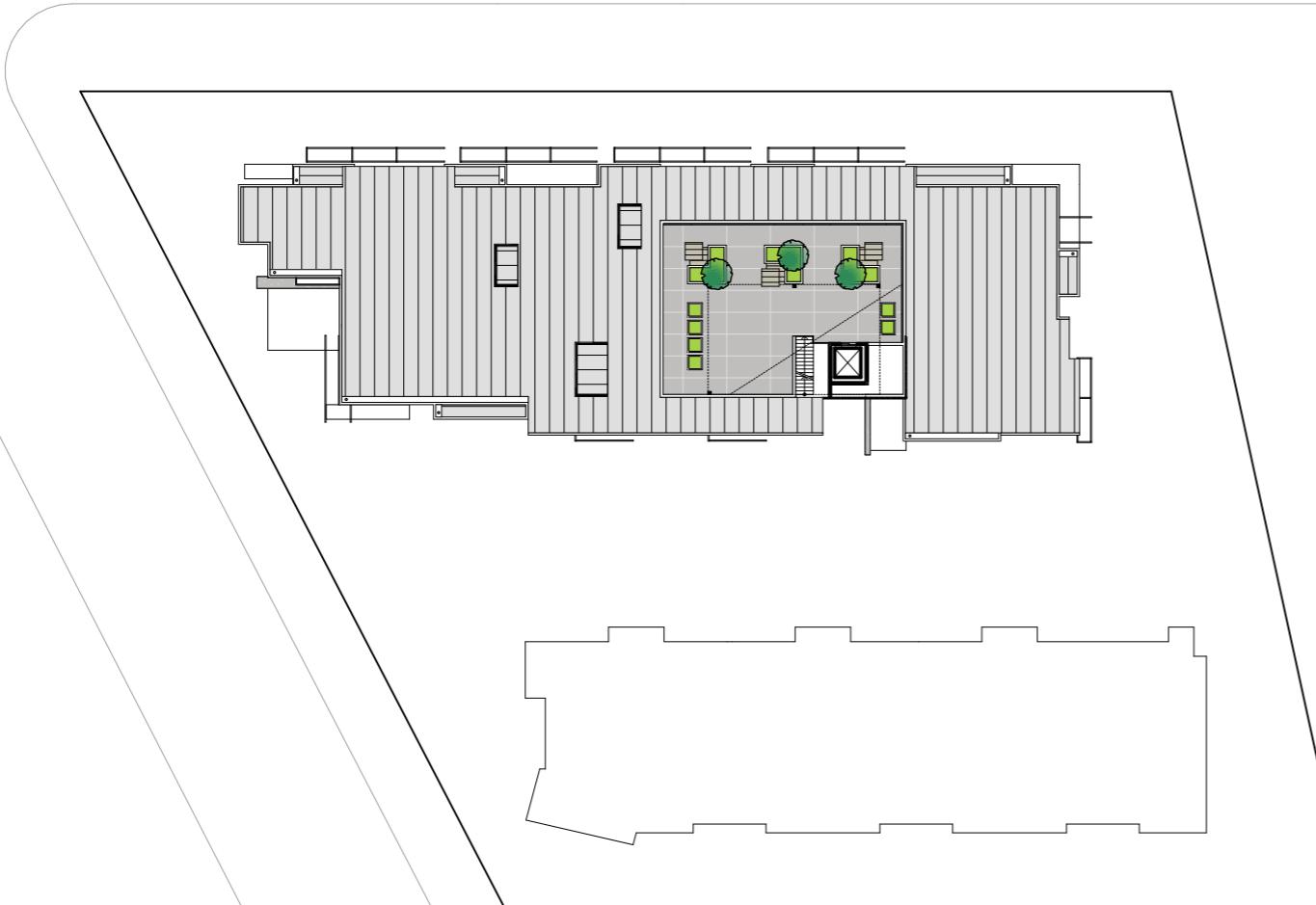
(1, 2 & 3 Bed Room, Single Level)



0 5 10 15 20 25m

FLOOR PLAN SCALE 1:500 (When printed at A3)

Roof Top Terrace Communal Area



0 5 10 15 20 25m

FLOOR PLAN SCALE 1:500 (When printed at A3)



BLACKWALL ROAD



FARNELL ROAD



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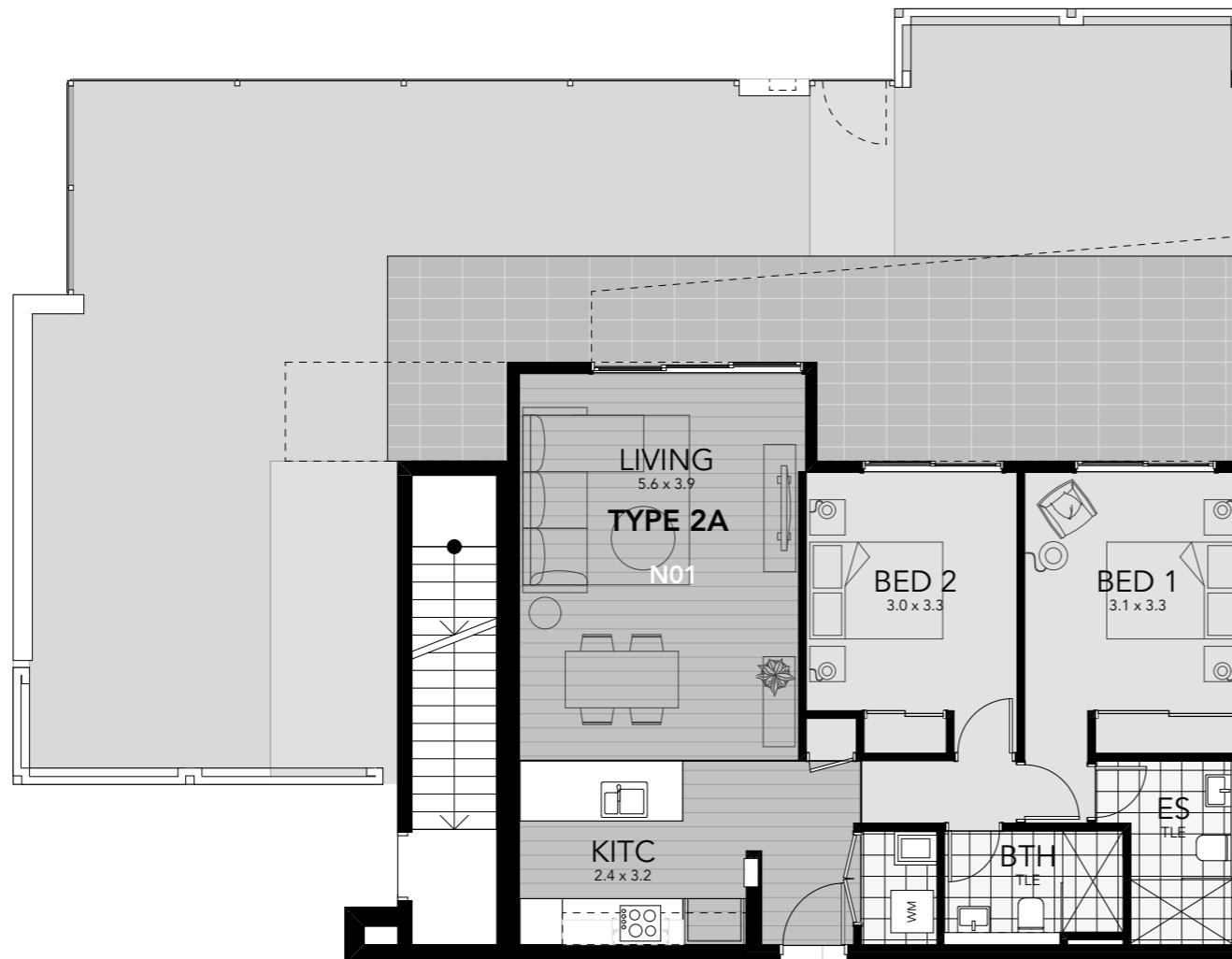




APEX
SMART
HOMES

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2 Bedrooms, Ensuite + Bathroom

Living 74m²

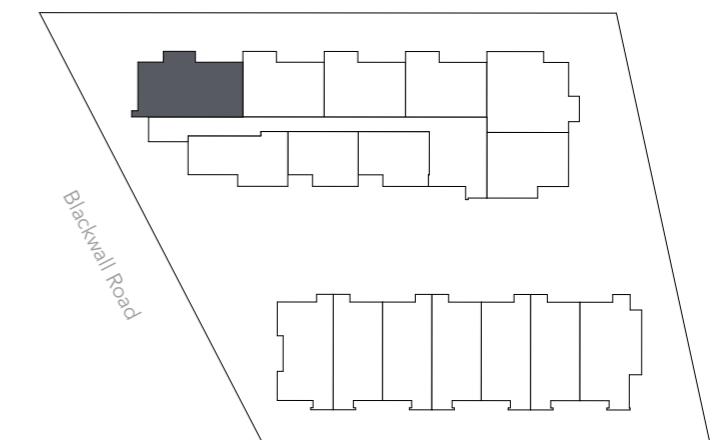
Courtyard 110m²

Storage 2.5m² (Basement)

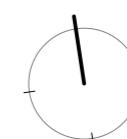
1 Basement Carspace 13m² (+ 1 Option)

Total Area 199.5m²

Farnell Road

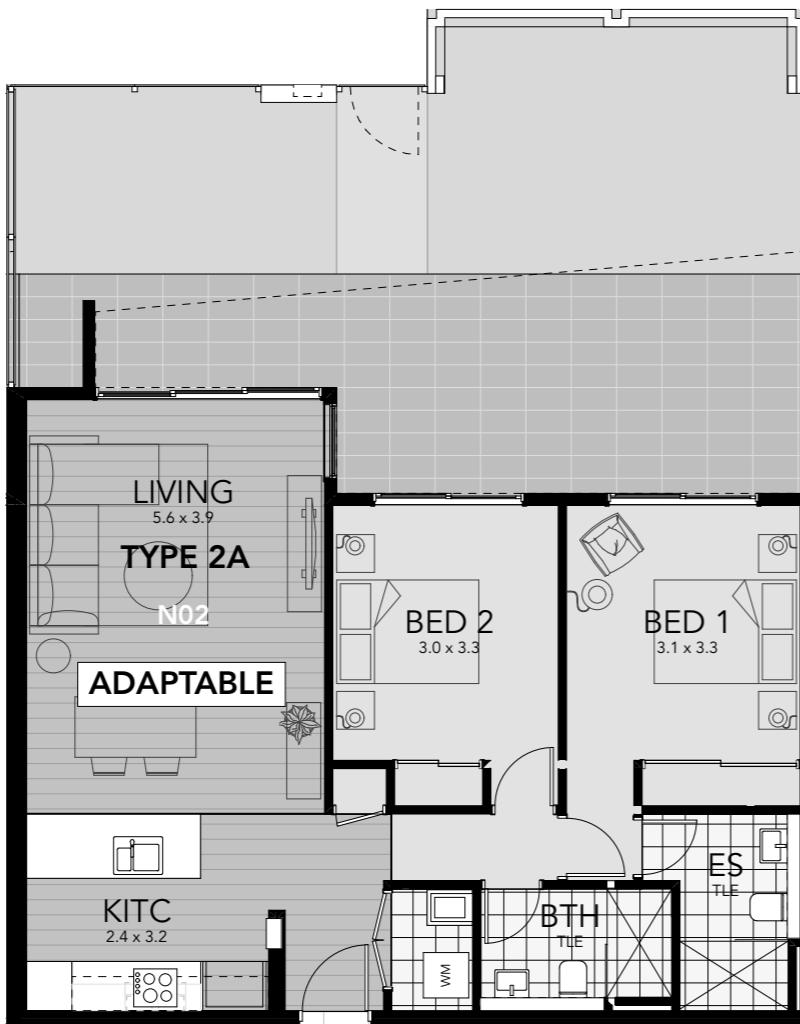


GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms, Ensuite + Bathroom

Living 74m²

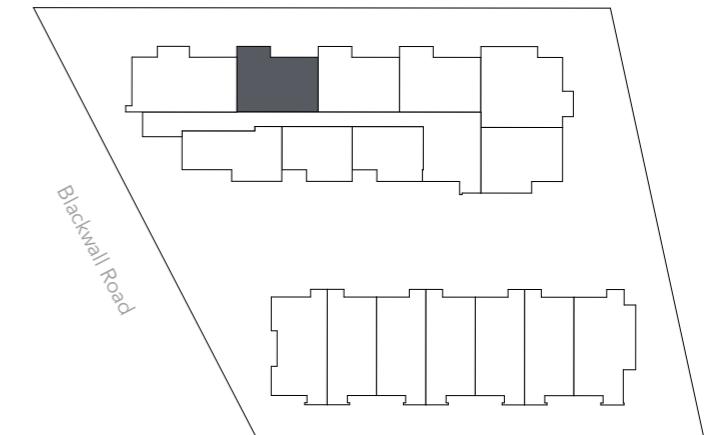
Courtyard 55m²

Storage 2.5m² (Basement)

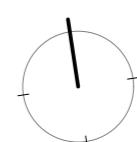
1 Basement Carspace 13m² (+ 1 Option)

Total Area 144.5m²

Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m
FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms, Ensuite + Bathroom

Living 74m²

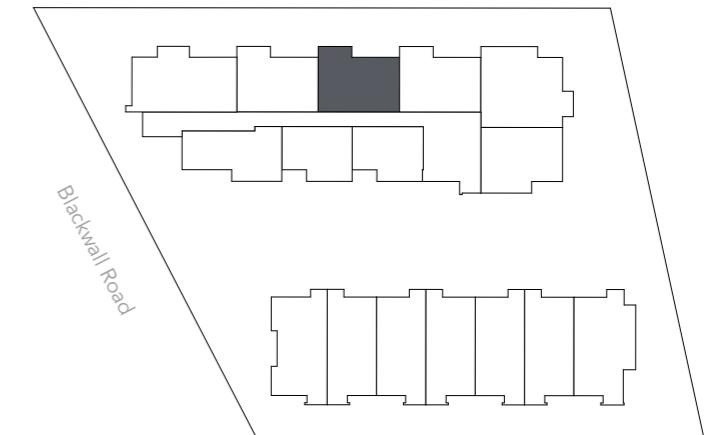
Courtyard 55m²

Storage 2.5m² (Basement)

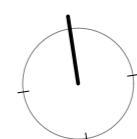
1 Basement Carspace 13m² (+ 1 Option)

Total Area 144.5m²

Farnell Road

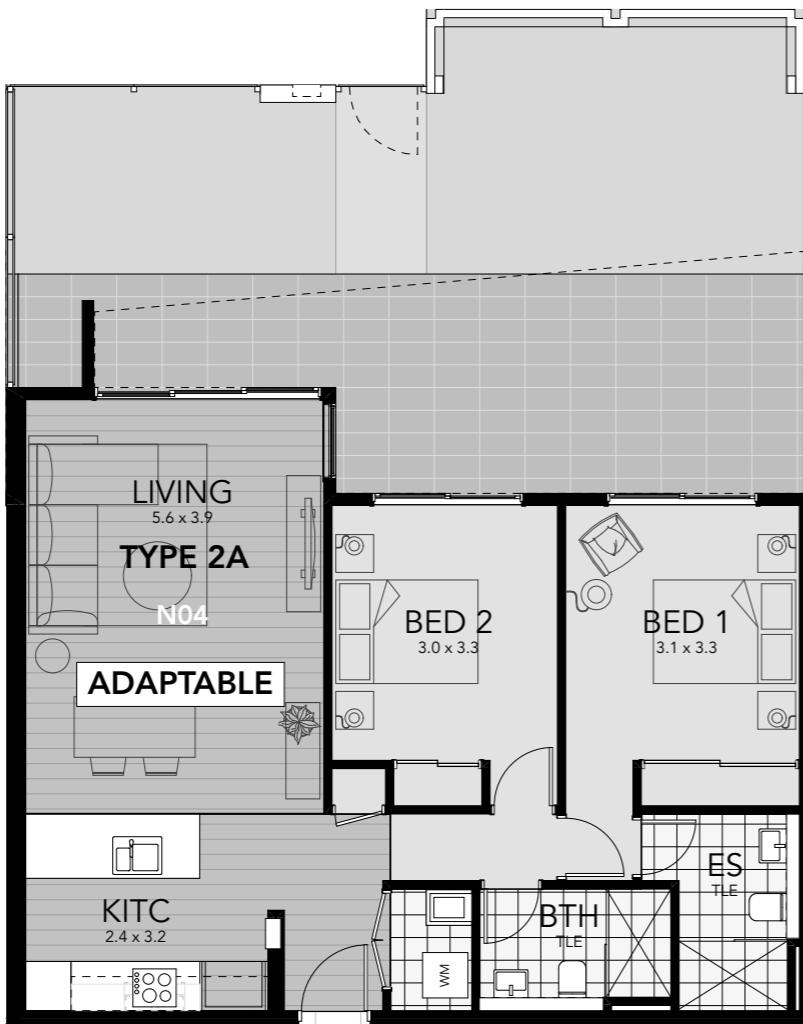


GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms, Ensuite + Bathroom

Living 74m²

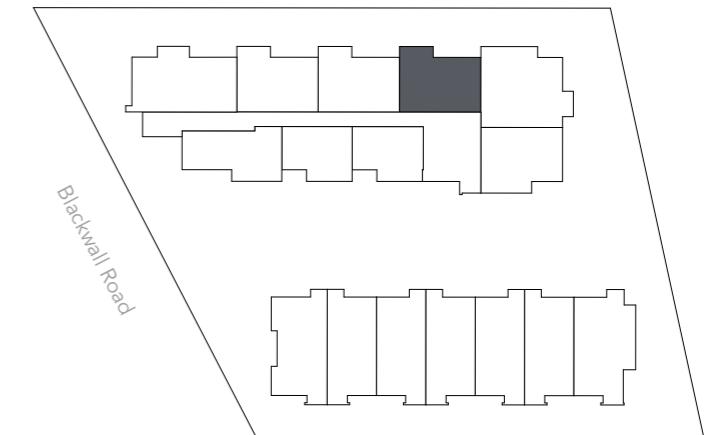
Courtyard 55m²

Storage 2.5m² (Basement)

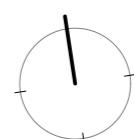
1 Basement Carspace 13m² (+ 1 Option)

Total Area 144.5m²

Farnell Road

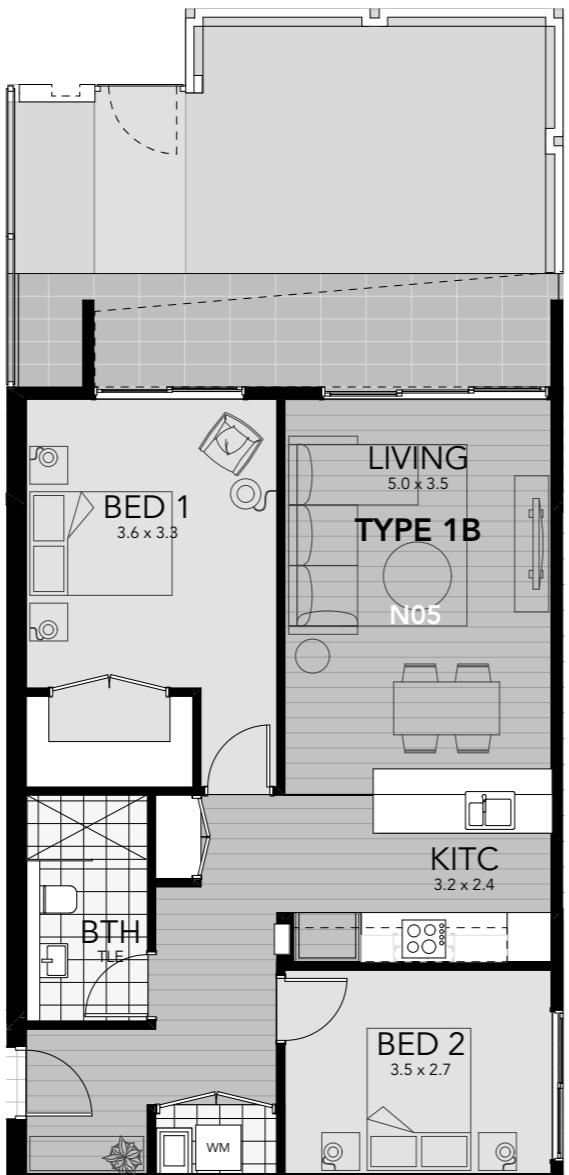


GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



1 Bedroom, Studio + Bathroom

Living 71m²

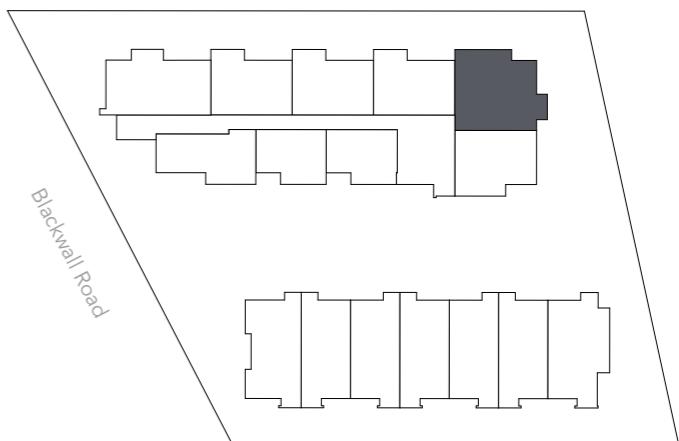
Courtyard 51m²

Storage 2.5m² (Basement)

1 Basement Carspace 13m² (+ 1 Option)

Total Area 137.5m²

Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms + Bathroom

Living 76m²

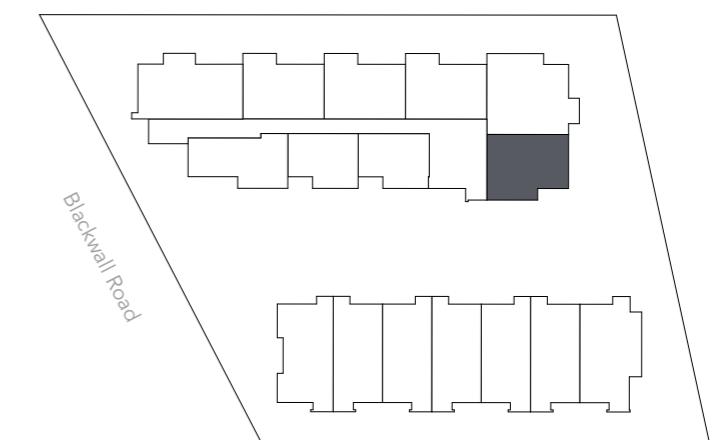
Courtyard 62m²

Storage 2.5m² (Basement)

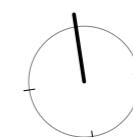
1 Basement Carspace 13m² (+ 1 Option)

Total Area 153.5m²

Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



1 Bedroom + Bathroom

Living 54m²

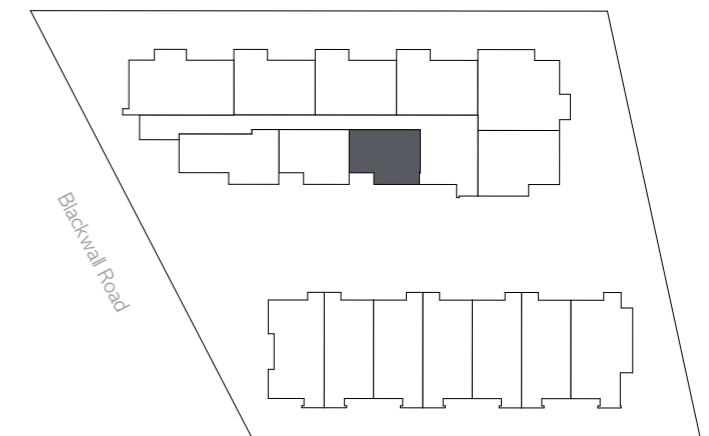
Courtyard 20m²

Storage 2.5m² (Basement)

1 Basement Carspace 13m² (+ 1 Option)

Total Area 89.5m²

Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



1 Bedroom + Bathroom

Living 54m²

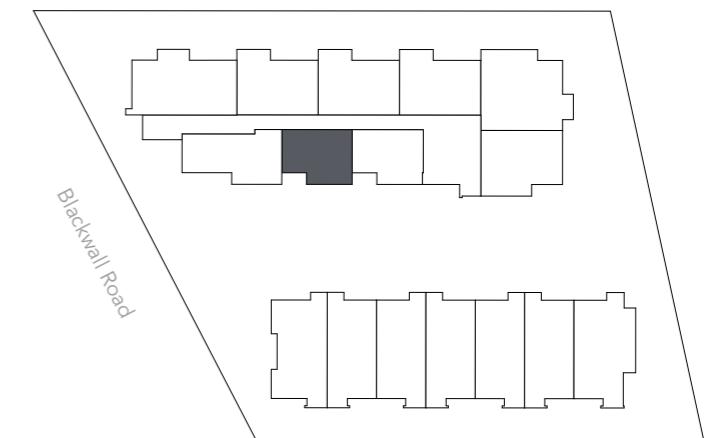
Courtyard 24m²

Storage 2.5m² (Basement)

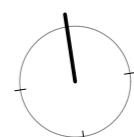
1 Basement Carspace 13m² (+ 1 Option)

Total Area 93.5m²

Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms + Bathroom

Living 72m²

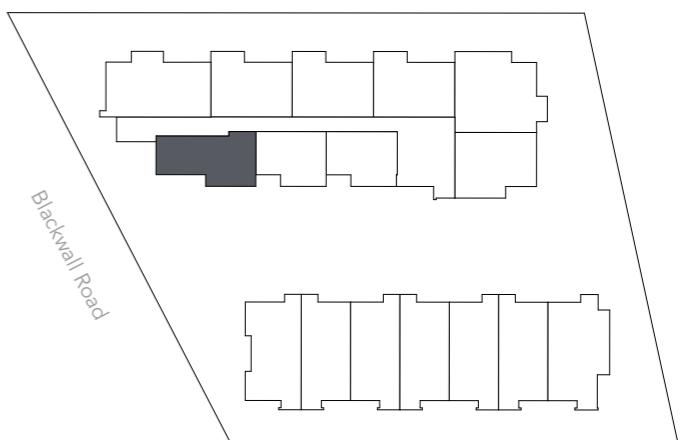
Courtyard 58m²

Storage 2.5m² (Basement)

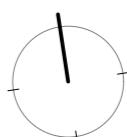
1 Basement Carspace 13m² (+ 1 Option)

Total Area 145.5m²

Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



3 Bedrooms, Ensuite + Bathroom

Living 92m²

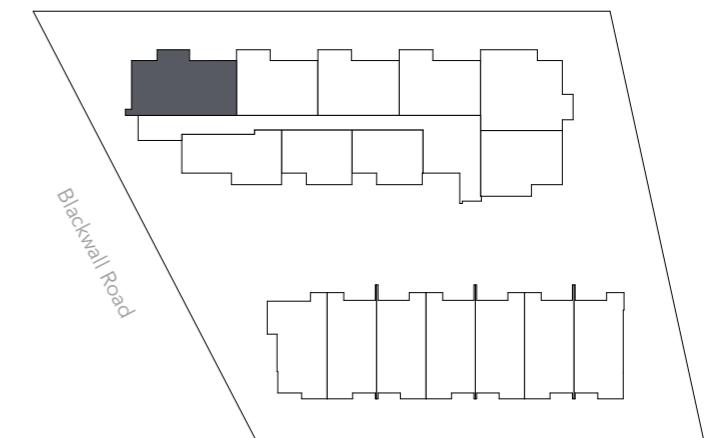
Balcony 26m²

Storage 2.5m² (Basement)

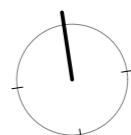
1 Basement Carspace 13m² (+ 1 Option)

Total Area 133.5m²

Farnell Road



FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms, Ensuite + Bathroom

Living 74m²

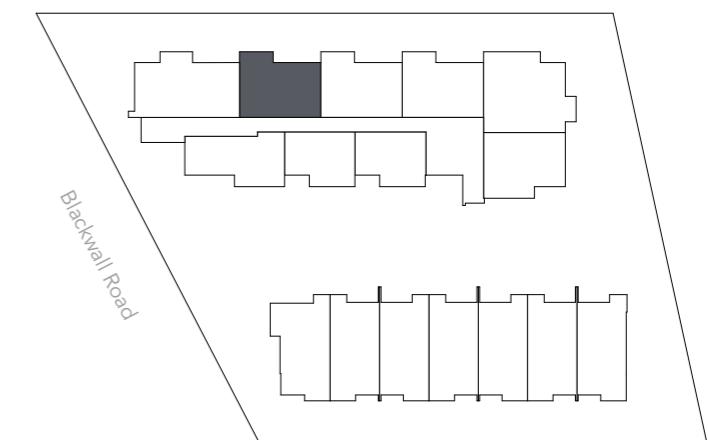
Balcony 21m²

Storage 2.5m² (Basement)

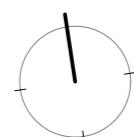
1 Basement Carspace 13m² (+ 1 Option)

Total Area 110.5m²

Farnell Road



FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms, Ensuite + Bathroom

Living 74m²

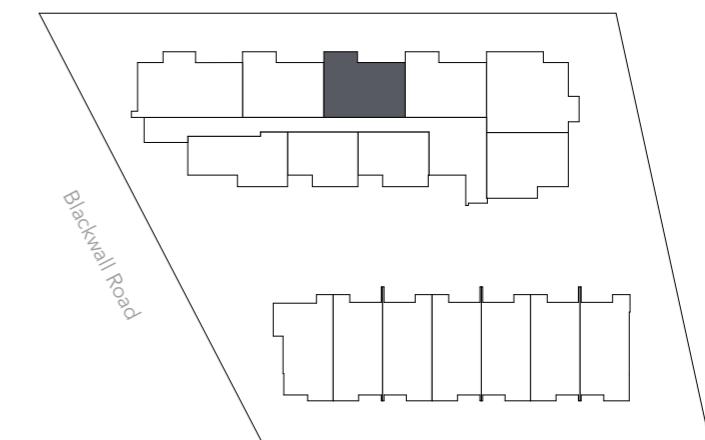
Balcony 21m²

Storage 2.5m² (Basement)

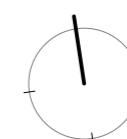
1 Basement Carspace 13m² (+ 1 Option)

Total Area 110.5m²

Farnell Road



FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms, Ensuite + Bathroom

Living 74m²

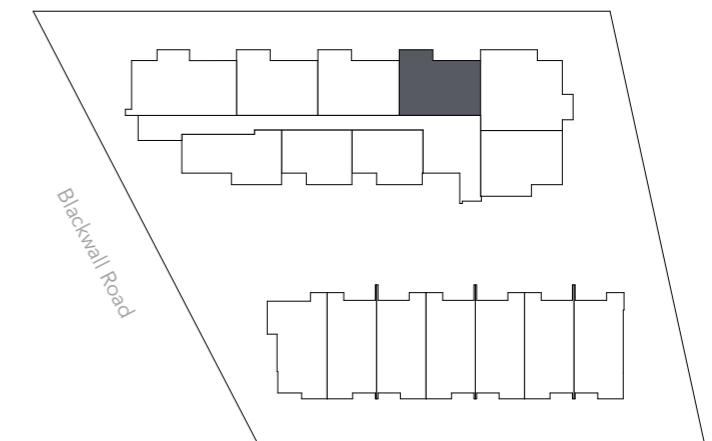
Balcony 21m²

Storage 2.5m² (Basement)

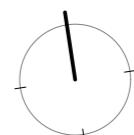
1 Basement Carspace 13m² (+ 1 Option)

Total Area 110.5m²

Farnell Road



FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



3 Bedrooms, Ensuite + Bathroom

Living 104m²

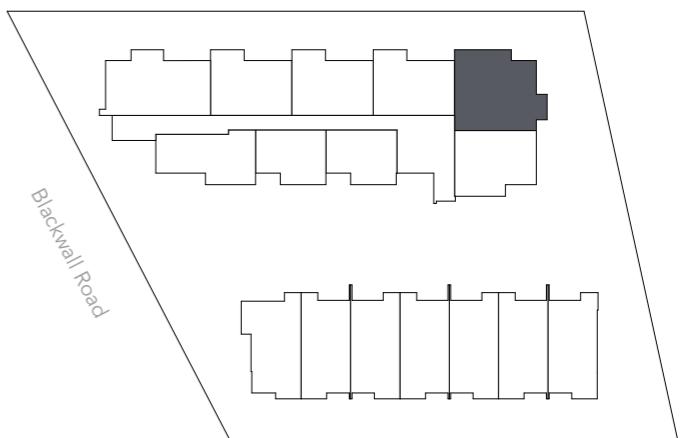
Balcony 34m²

Storage 2.5m² (Basement)

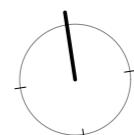
1 Basement Carspace 13m² (+ 1 Option)

Total Area 153.5m²

Farnell Road



FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

2 Bedrooms + Bathroom

Living 77m²

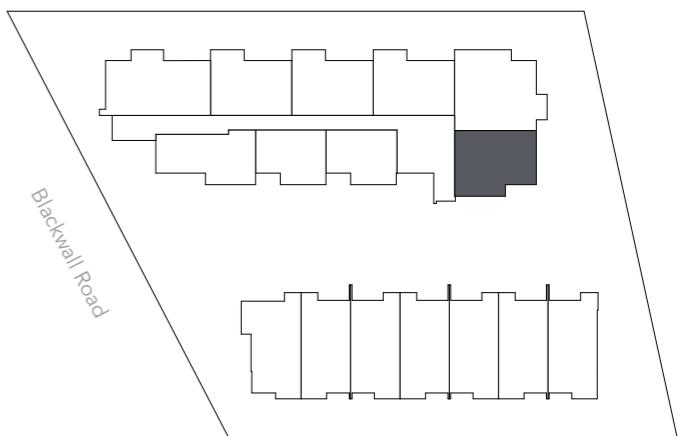
Balcony 20m²

Storage 2.5m² (Basement)

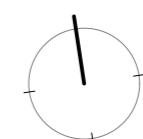
1 Basement Carspace 13m² (+ 1 Option)

Total Area 112.5m²

Farnell Road



FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



1 Bedroom + Bathroom

Living 54m²

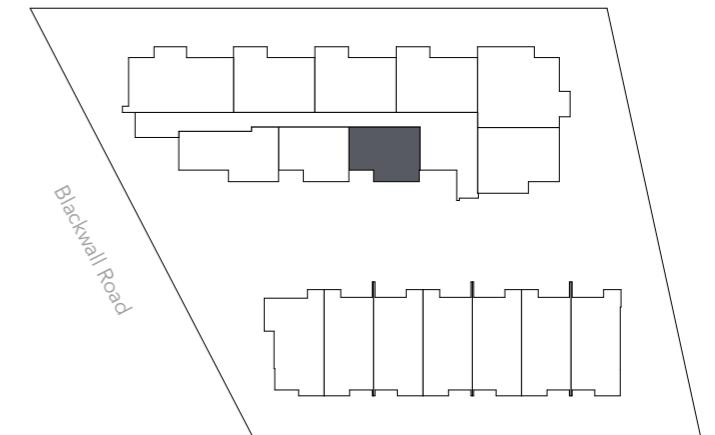
Balcony 15m²

Storage 2.5m² (Basement)

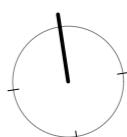
1 Basement Carspace 13m² (+ 1 Option)

Total Area 84.5m²

Farnell Road



FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



1 Bedroom + Bathroom

Living 54m²

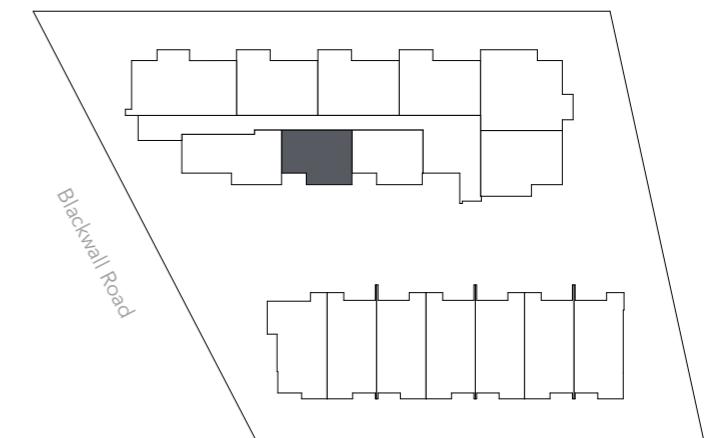
Balcony 15m²

Storage 2.5m² (Basement)

1 Basement Carspace 13m² (+ 1 Option)

Total Area 84.5m²

Farnell Road



FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

2 Bedrooms + Bathroom

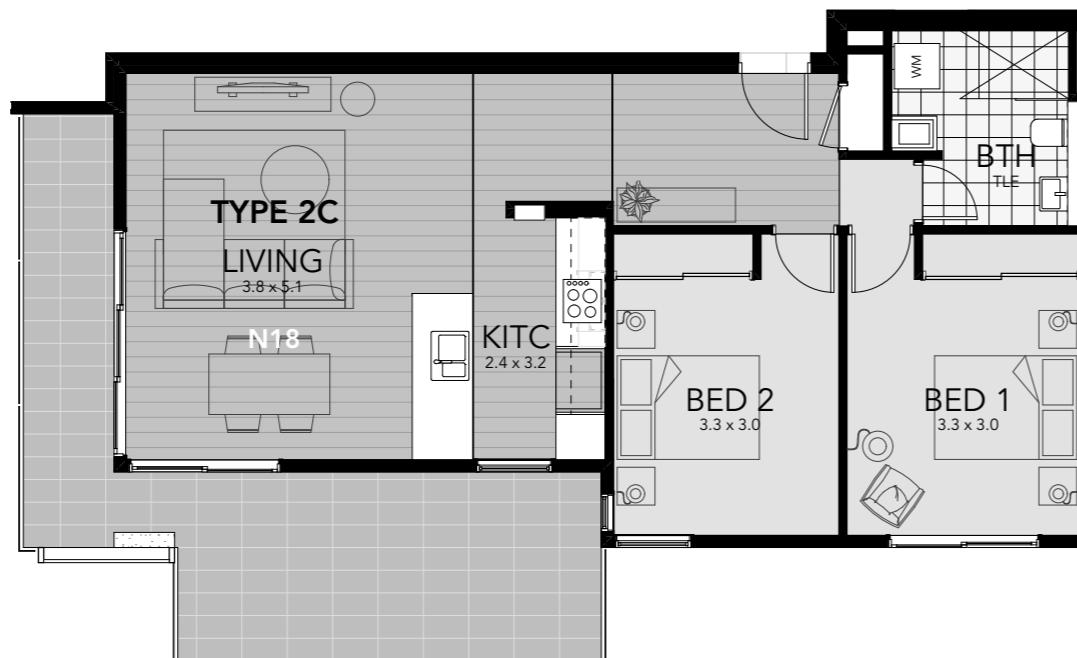
Living 72m²

Balcony 20m²

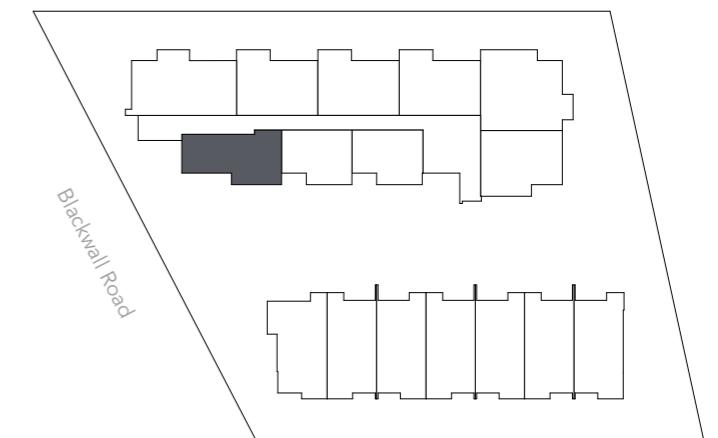
Storage 2.5m² (Basement)

1 Basement Carspace 13m² (+ 1 Option)

Total Area 107.5m²



Farnell Road

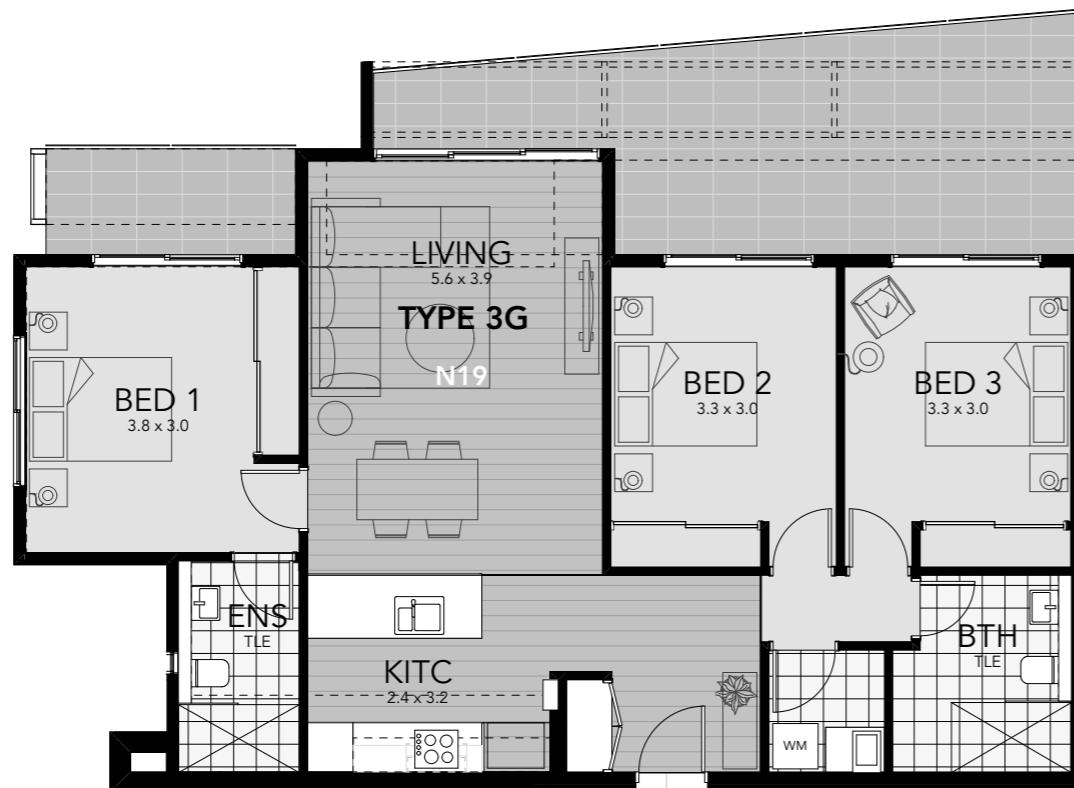


FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



3 Bedrooms, Ensuite + Bathroom

Living 92m²

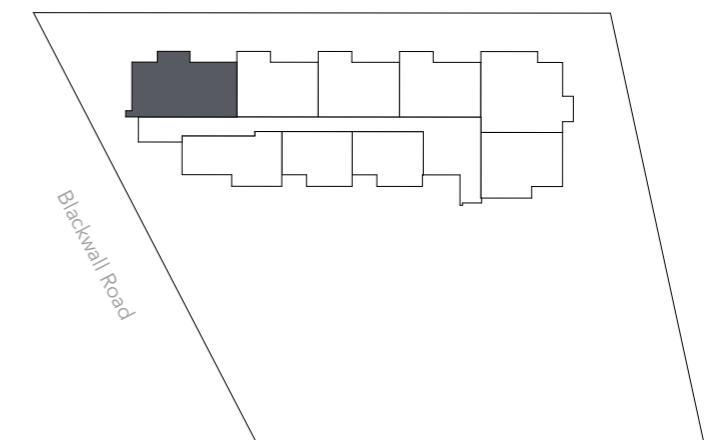
Balcony 26m²

Storage 2.5m² (Basement)

1 Basement Carspace 13m² (+ 1 Option)

Total Area 133.5m²

Farnell Road



SECOND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms, Ensuite + Bathroom

Living 74m²

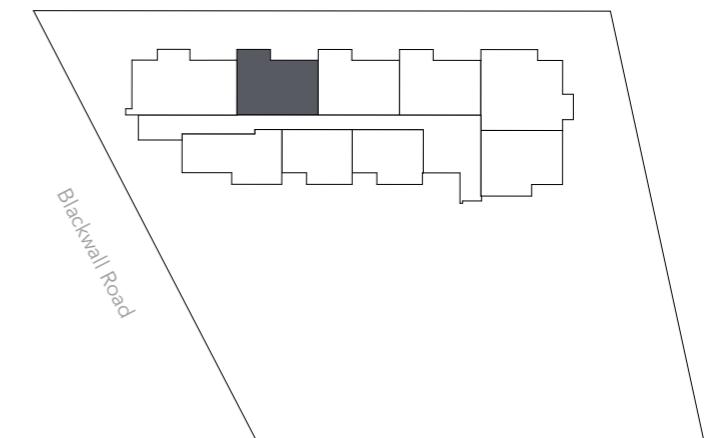
Balcony 21m²

Storage 2.5m² (Basement)

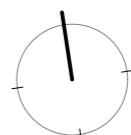
1 Basement Carspace 13m² (+ 1 Option)

Total Area 110.5m²

Farnell Road



SECOND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms, Ensuite + Bathroom

Living 74m²

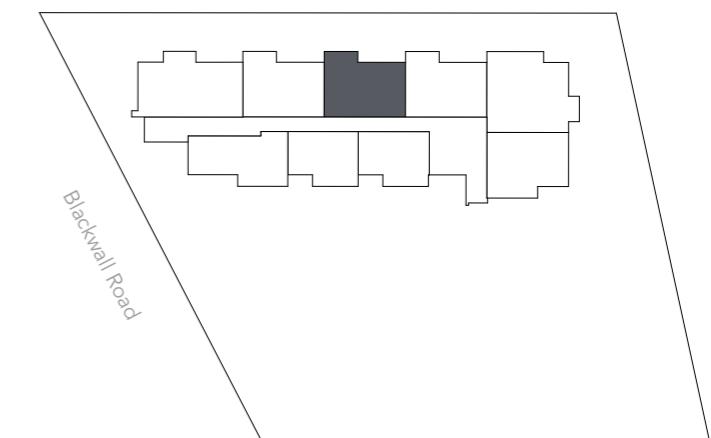
Balcony 21m²

Storage 2.5m² (Basement)

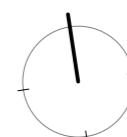
1 Basement Carspace 13m² (+ 1 Option)

Total Area 110.5m²

Farnell Road



SECOND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Bedrooms, Ensuite + Bathroom

Living 74m²

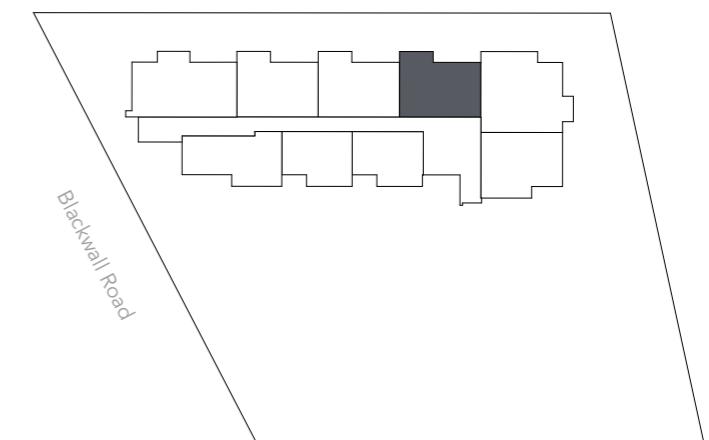
Balcony 21m²

Storage 2.5m² (Basement)

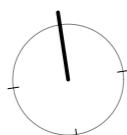
1 Basement Carspace 13m² (+ 1 Option)

Total Area 110.5m²

Farnell Road



SECOND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



3 Bedrooms, Ensuite + Bathroom

Living 104m²

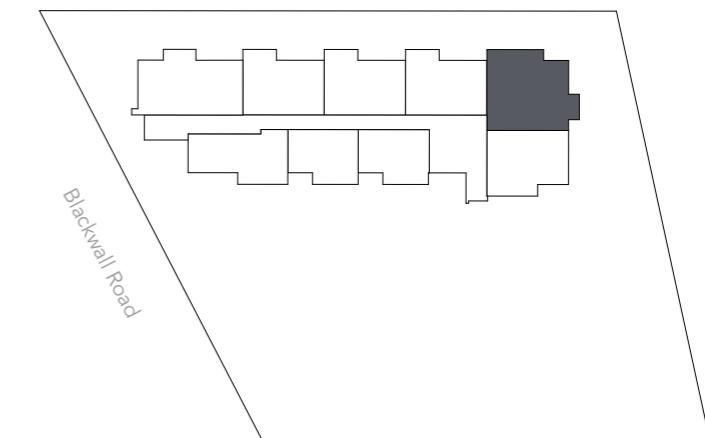
Balcony 34m²

Storage 2.5m² (Basement)

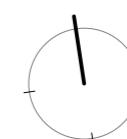
1 Basement Carspace 13m² (+ 1 Option)

Total Area 153.5m²

Farnell Road



SECOND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

2 Bedrooms + Bathroom

Living 77m²

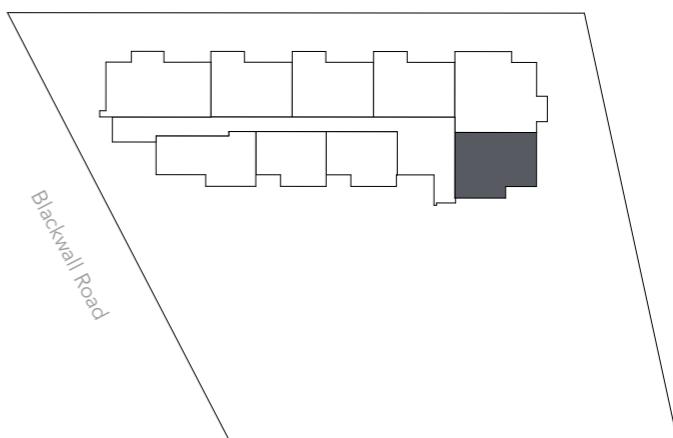
Balcony 20m²

Storage 2.5m² (Basement)

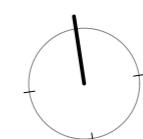
1 Basement Carspace 13m² (+ 1 Option)

Total Area 112.5m²

Farnell Road



SECOND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



1 Bedroom + Bathroom

Living 54m²

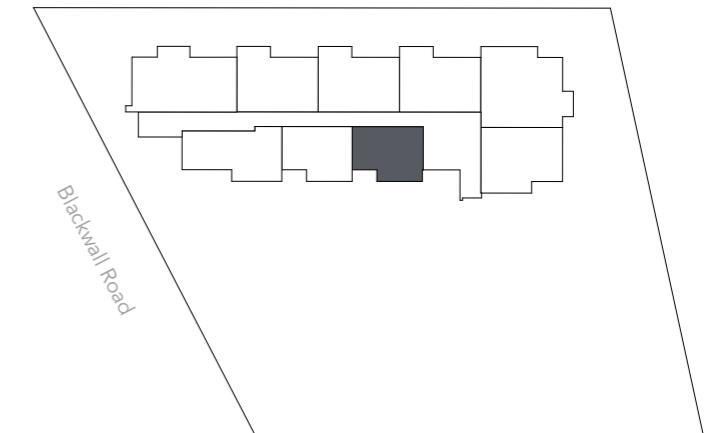
Balcony 15m²

Storage 2.5m² (Basement)

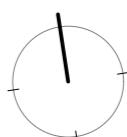
1 Basement Carspace 13m² (+ 1 Option)

Total Area 84.5m²

Farnell Road



SECOND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

1 Bedroom + Bathroom

Living 54m²

Balcony 15m²

Storage 2.5m² (Basement)

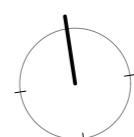
1 Basement Carspace 13m² (+ 1 Option)

Total Area 84.5m²

Farnell Road



SECOND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

2 Bedrooms + Bathroom

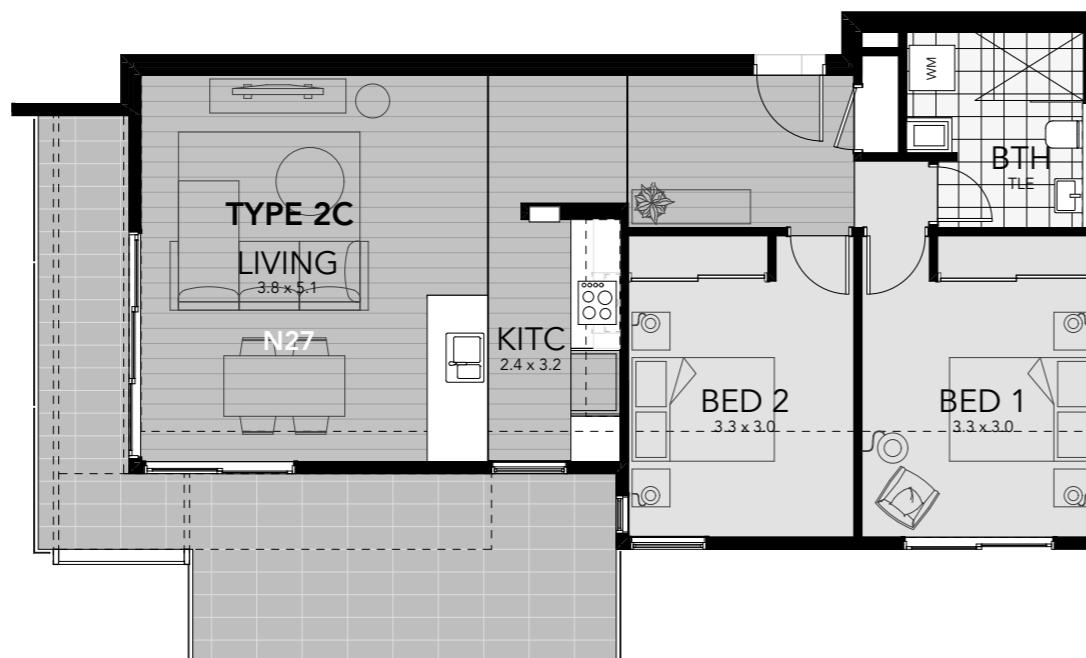
Living 72m²

Balcony 20m²

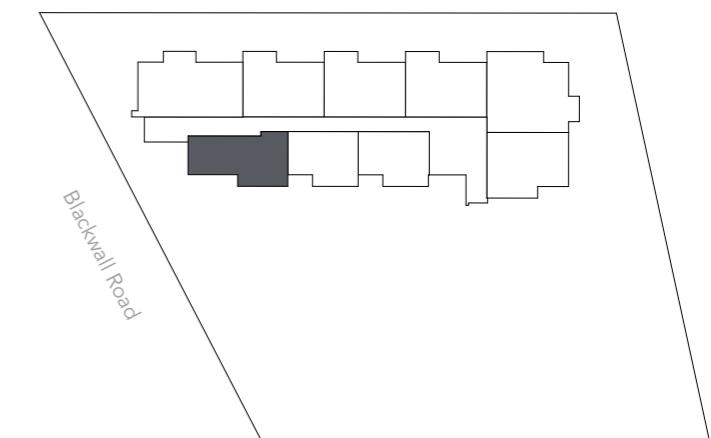
Storage 2.5m² (Basement)

1 Basement Carspace 13m² (+ 1 Option)

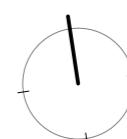
Total Area 107.5m²



Farnell Road



SECOND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



APEX
SMART
HOMES

AVANI

APARTMENTS AND TOWNHOUSES
CORNER OF BLACKWALL AND FARRELL ROADS WOY WOY NSW



AVANI

APARTMENTS AND TOWNHOUSES
CORNER OF BLACKWALL AND FARRELL ROADS WOY WOY NSW



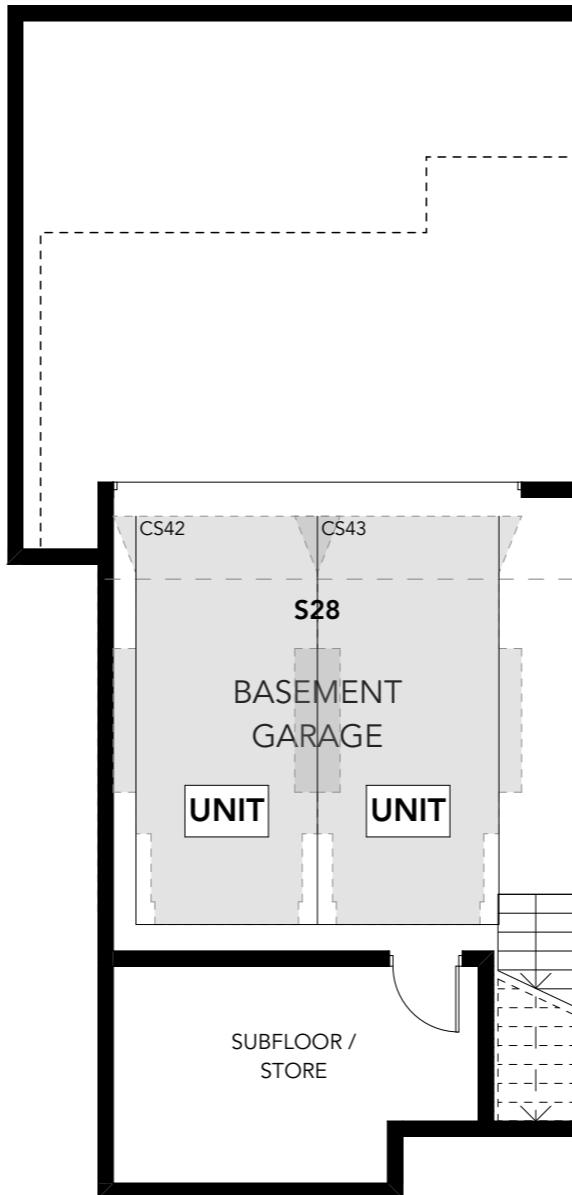
AVANI

APARTMENTS AND TOWNHOUSES
CORNER OF BLACKWALL AND FARRELL ROADS WOY WOY NSW



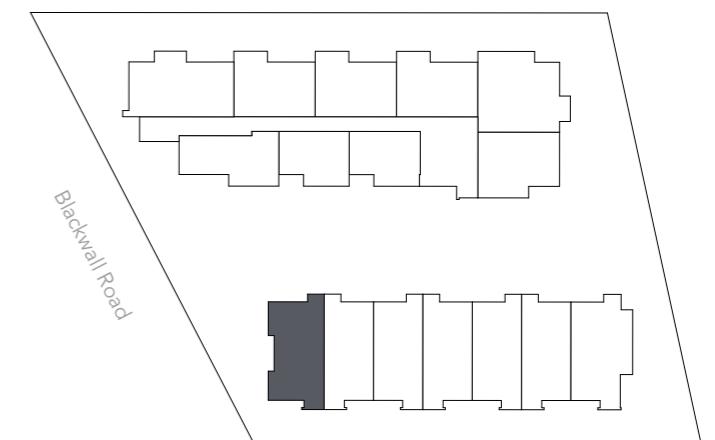
AVANI

APARTMENTS AND TOWNHOUSES
CORNER OF BLACKWALL AND FARNELL ROADS WOY WOY NSW

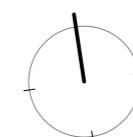


2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms
 Living 146m²
 Courtyard 120m²
 Balcony 7m²
 SubFloor / Storage Basement 14m²
 2 Basement Garage Carspaces 40m²
 Total Area 327m²

Farnell Road



GROUND FLOOR PLAN

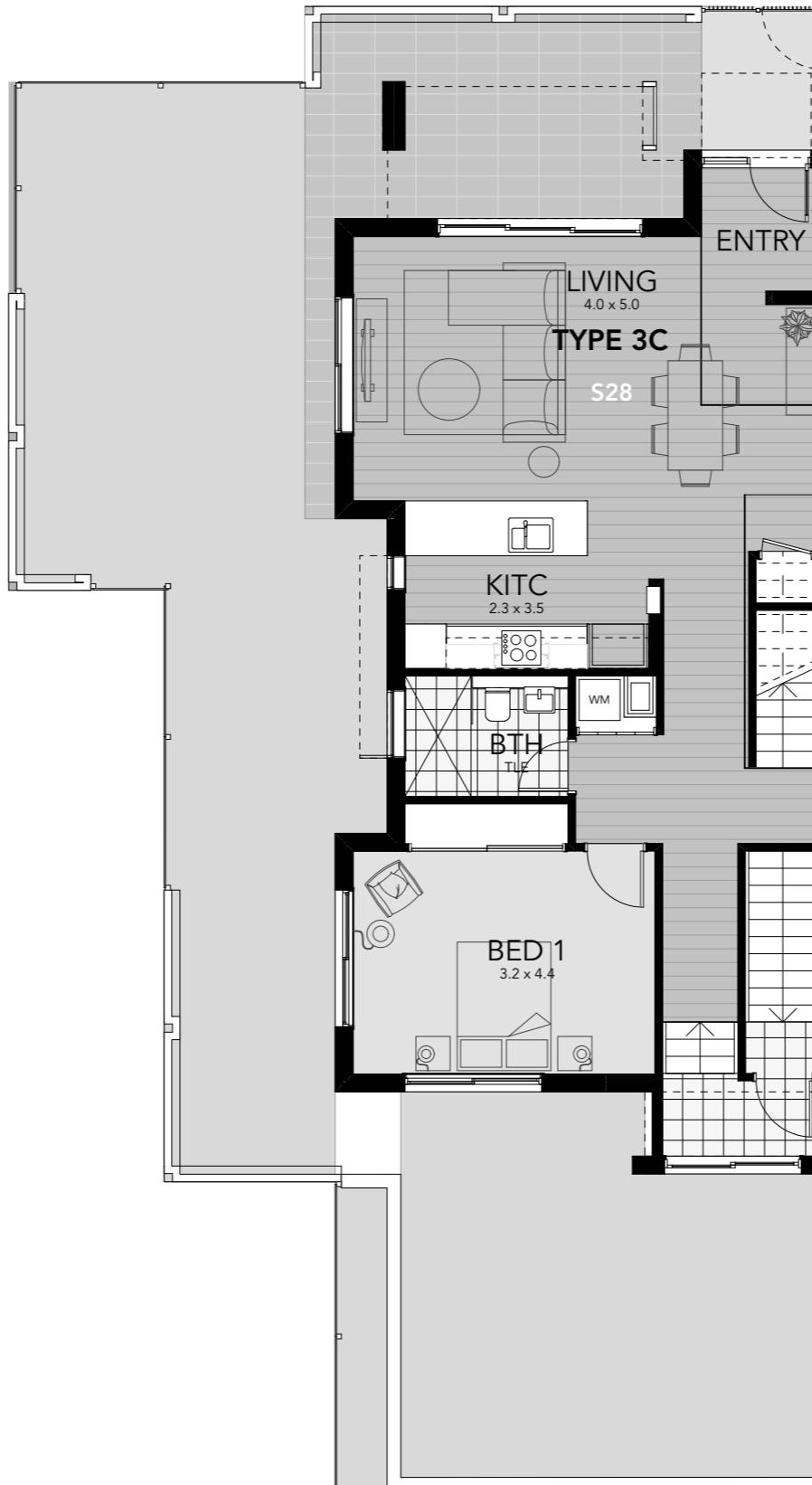
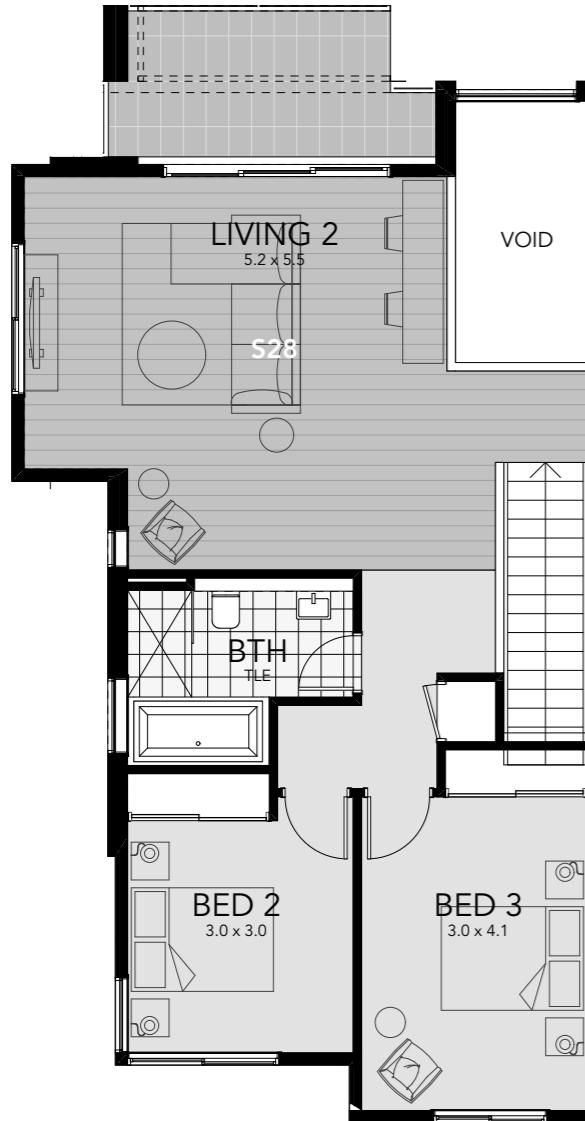


0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

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date: 11/3/20



2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms

Living 146m²

Courtyard 120m²

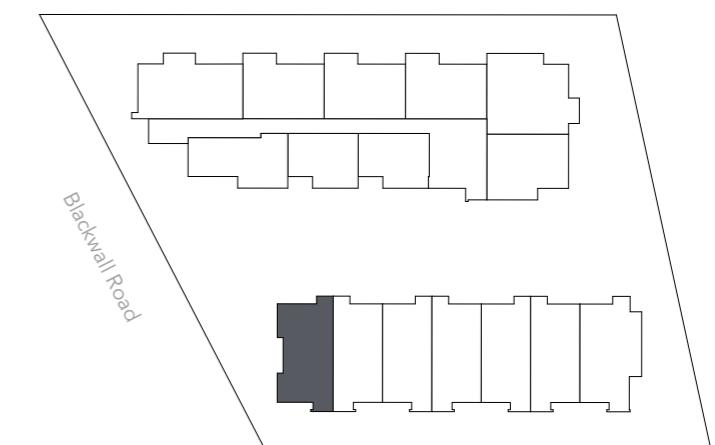
Balcony 7m²

SubFloor / Storage Basement 14m²

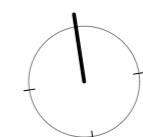
2 Basement Garage Carspaces 40m²

Total Area 327m²

Farnell Road



GROUND FLOOR PLAN

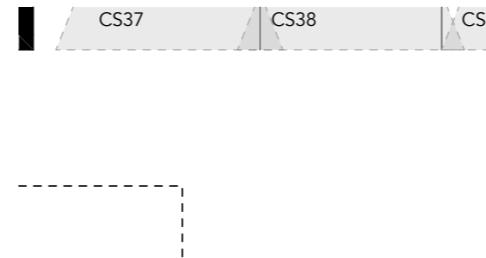


0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

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2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms

Living 135m²

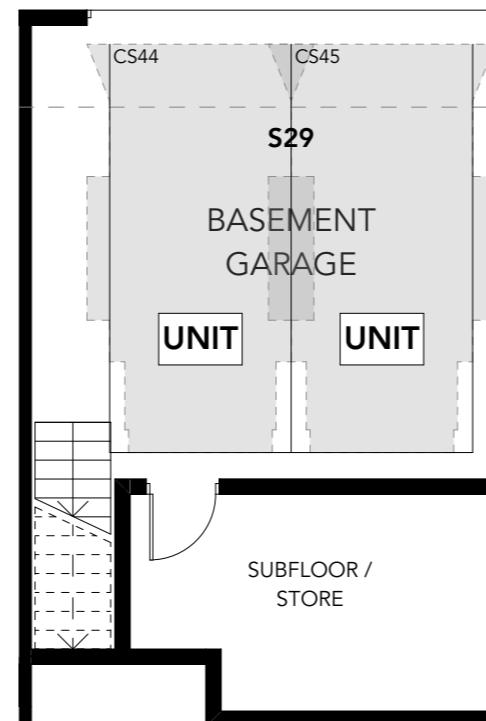
Courtyard 56m²

Balcony 7m²

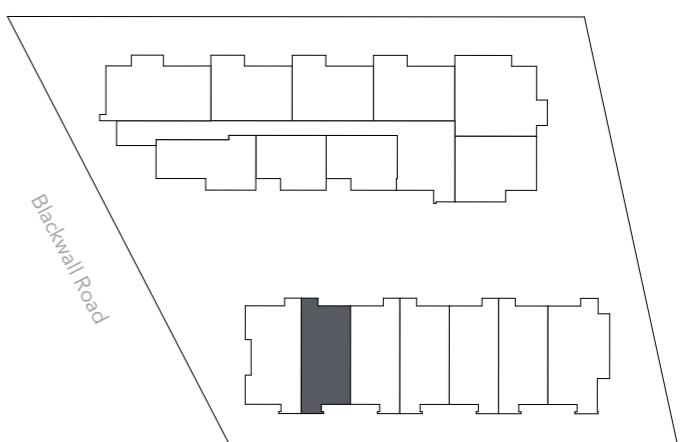
SubFloor / Storage Basement 14m²

2 Basement Garage Carspaces 40m²

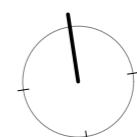
Total Area 252m²



Farnell Road



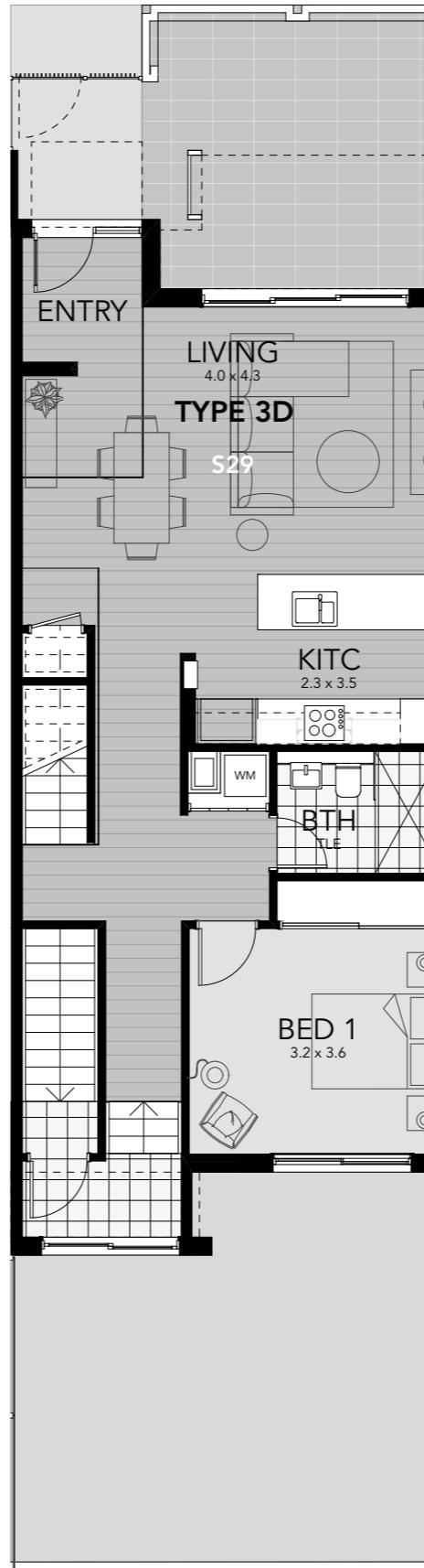
GROUND FLOOR PLAN



0 1 2 3 4 5m
FLOOR PLAN SCALE 1:100 (When printed at A3)

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date: 11/3/20



2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms

Living 135m²

Courtyard 56m²

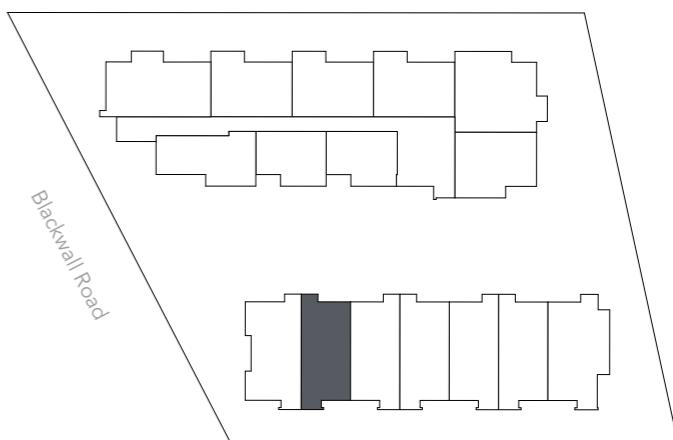
Balcony 7m²

SubFloor / Storage Basement 14m²

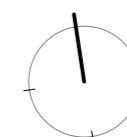
2 Basement Garage Carspaces 40m²

Total Area 252m²

Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

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2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms

Living 135m²

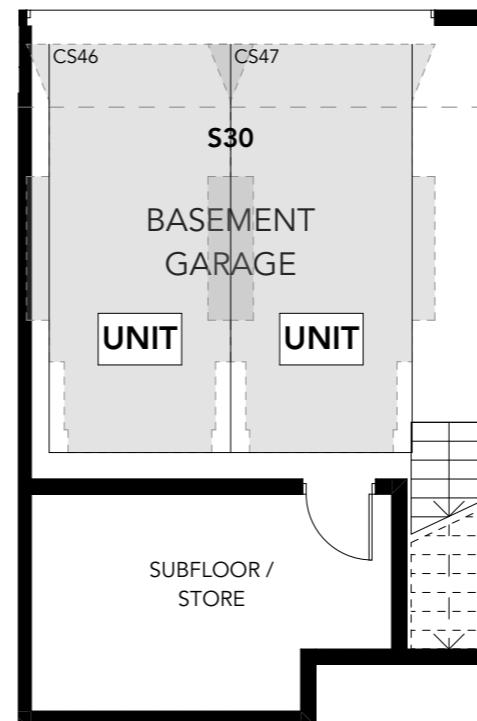
Courtyard 56m²

Balcony 7m²

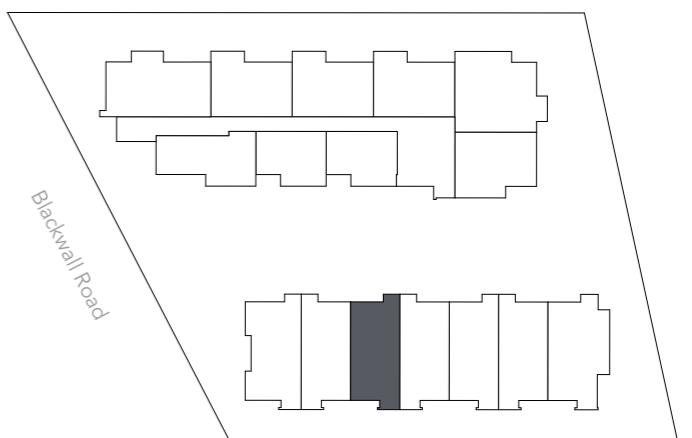
SubFloor / Storage Basement 14m²

2 Basement Garage Carspaces 40m²

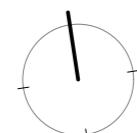
Total Area 252m²



Farnell Road

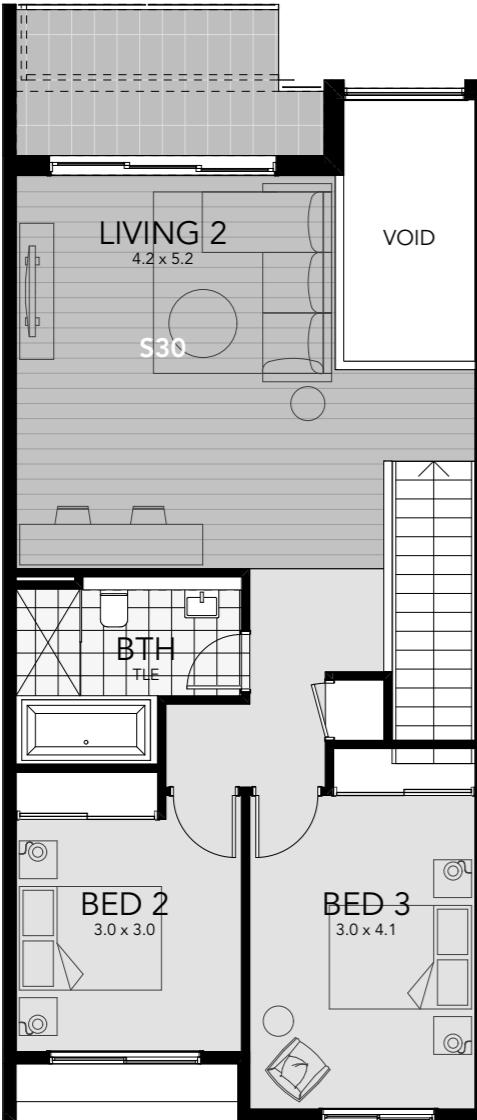


GROUND FLOOR PLAN



0 1 2 3 4 5m
FLOOR PLAN SCALE 1:100 (When printed at A3)

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2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms

Living 135m²

Courtyard 56m²

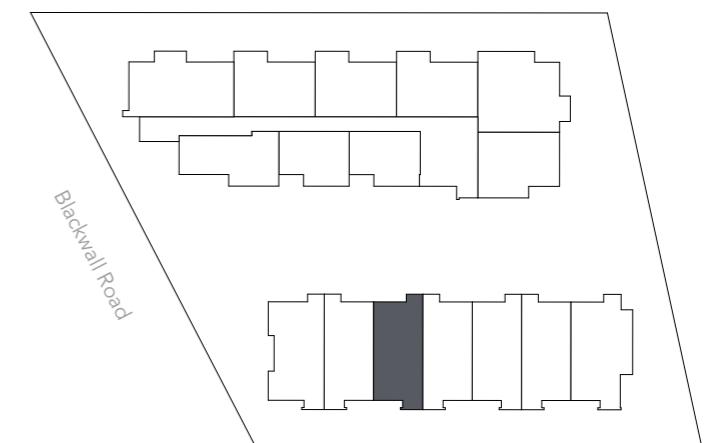
Balcony 7m²

SubFloor / Storage Basement 14m²

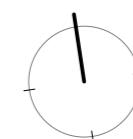
2 Basement Garage Carspaces 40m²

Total Area 252m²

Farnell Road



GROUND FLOOR PLAN

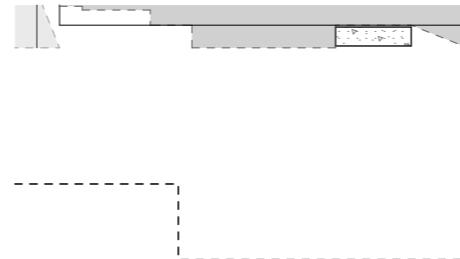


0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

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2 Story, 2 Living Areas, 3 Bedrooms, 2 Bathrooms + Ensuite

Living 135m²

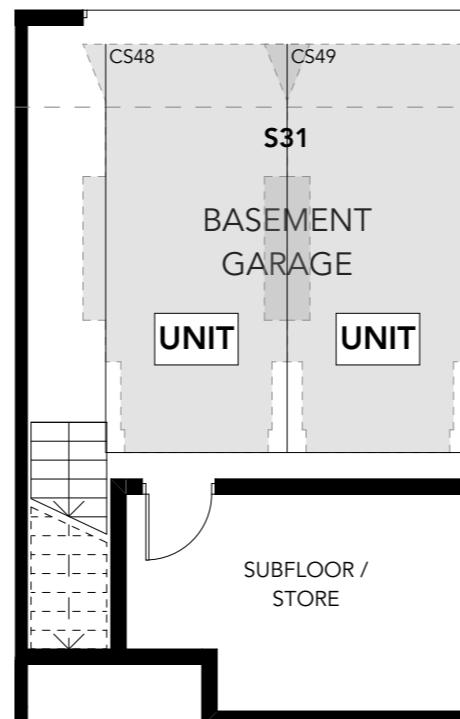
Courtyard 57m²

Balcony 7m²

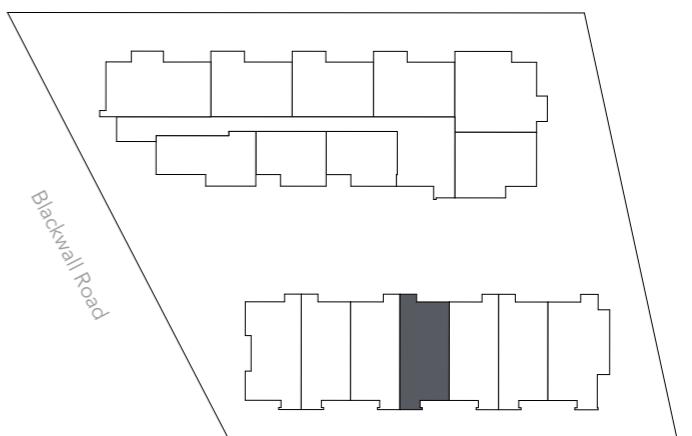
SubFloor / Storage Basement 14m²

2 Basement Garage Carspaces 40m²

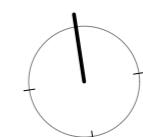
Total Area 253m²



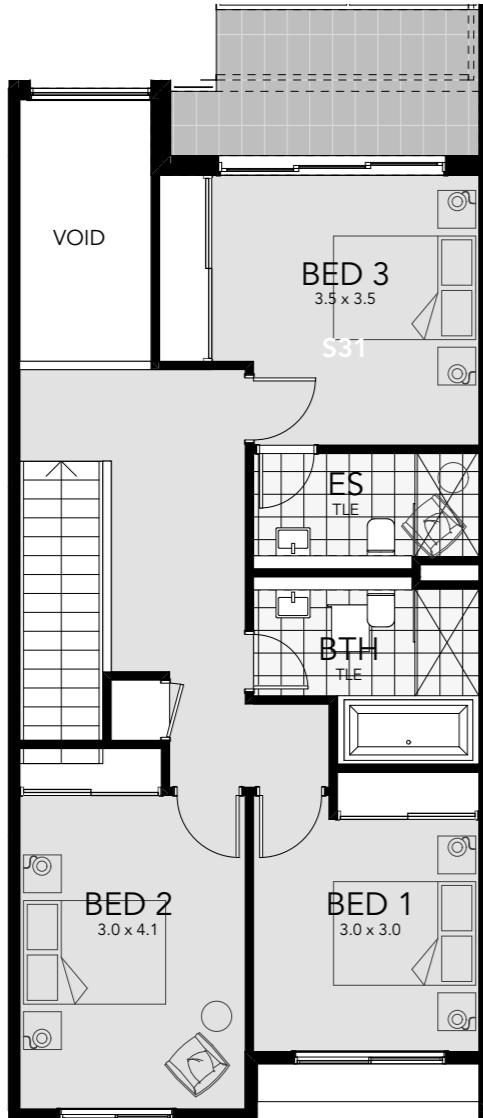
Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m
FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Story, 2 Living Areas, 3 Bedrooms, 2 Bathrooms + Ensuite

Living 135m²

Courtyard 57m²

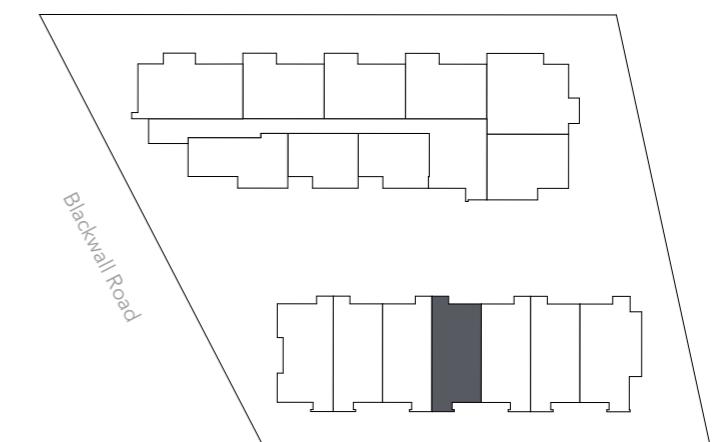
Balcony 7m²

SubFloor / Storage Basement 14m²

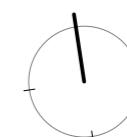
2 Basement Garage Carspaces 40m²

Total Area 253m²

Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

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2 Story, 2 Living Areas, 3 Bedrooms, 2 Bathrooms + Ensuite

Living 135m²

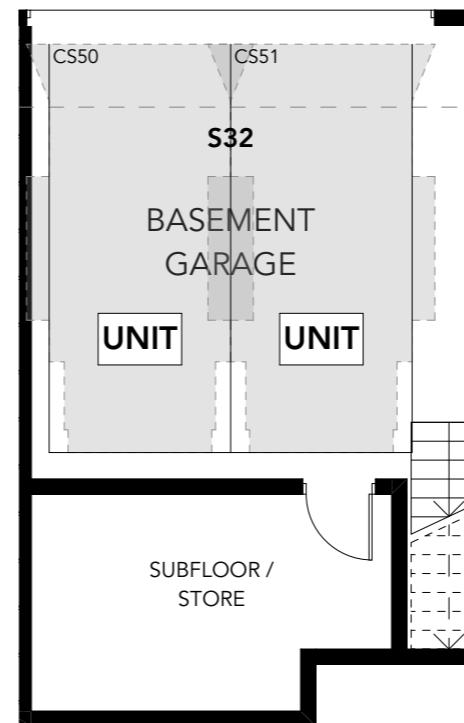
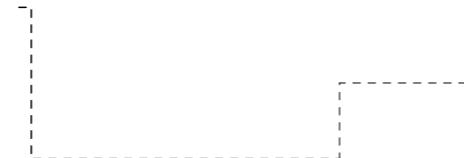
Courtyard 58m²

Balcony 7m²

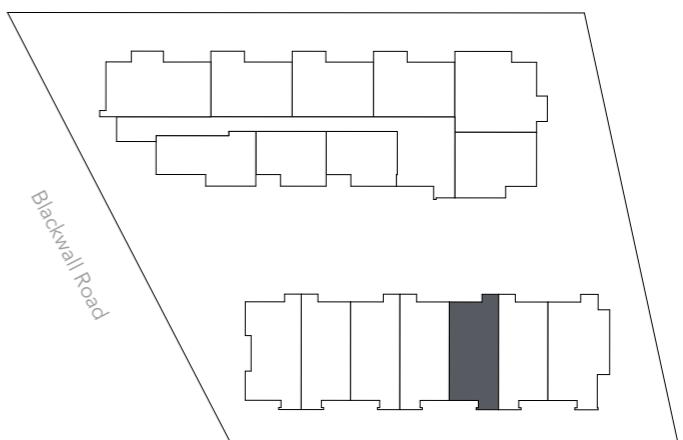
SubFloor / Storage Basement 14m²

2 Basement Garage Carspaces 40m²

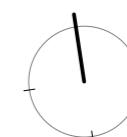
Total Area 254m²



Farnell Road

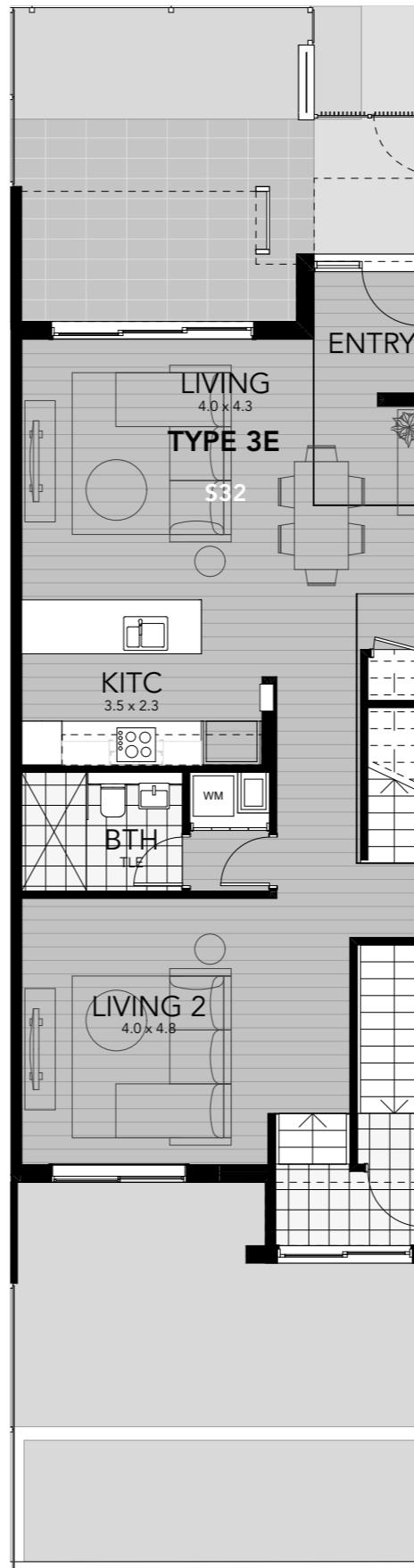
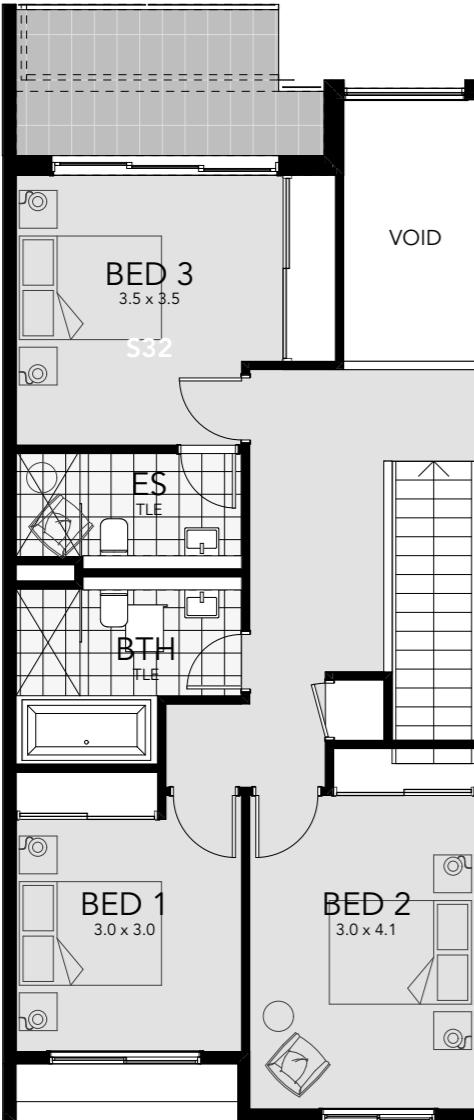


GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



2 Story, 2 Living Areas, 3 Bedrooms, 2 Bathrooms + Ensuite

Living 135m²

Courtyard 58m²

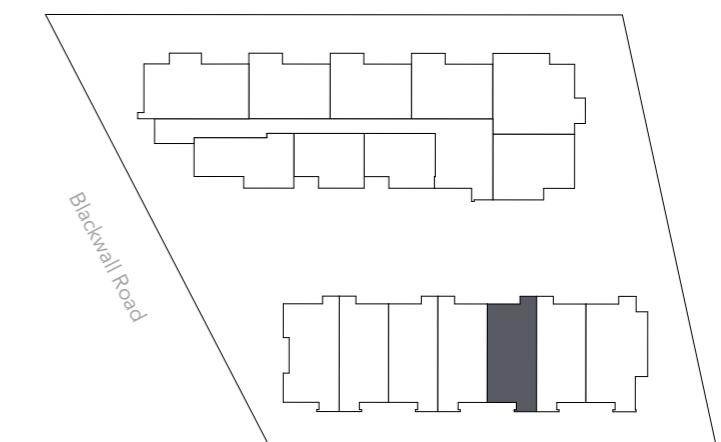
Balcony 7m²

SubFloor / Storage Basement 14m²

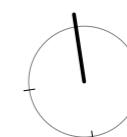
2 Basement Garage Carspaces 40m²

Total Area 254m²

Farnell Road



GROUND FLOOR PLAN

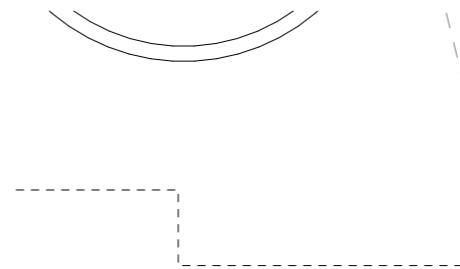


0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

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2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms

Living 135m²

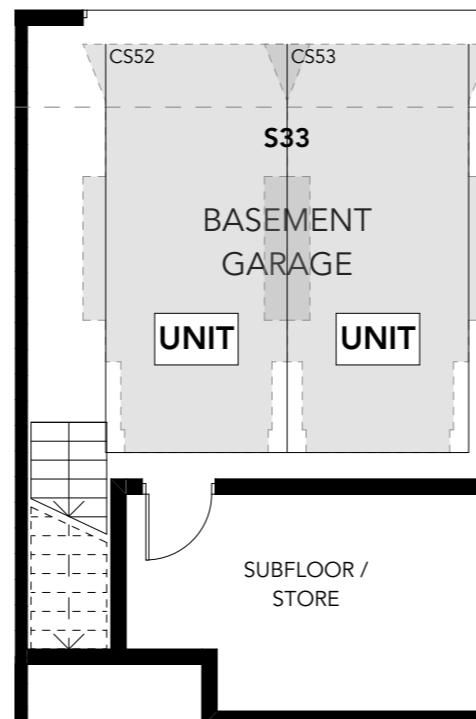
Courtyard 58m²

Balcony 7m²

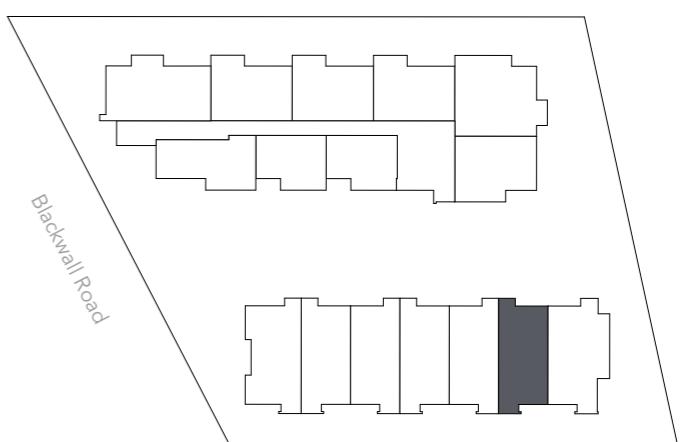
SubFloor / Storage Basement 14m²

2 Basement Garage Carspaces 40m²

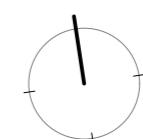
Total Area 254m²



Farnell Road



GROUND FLOOR PLAN

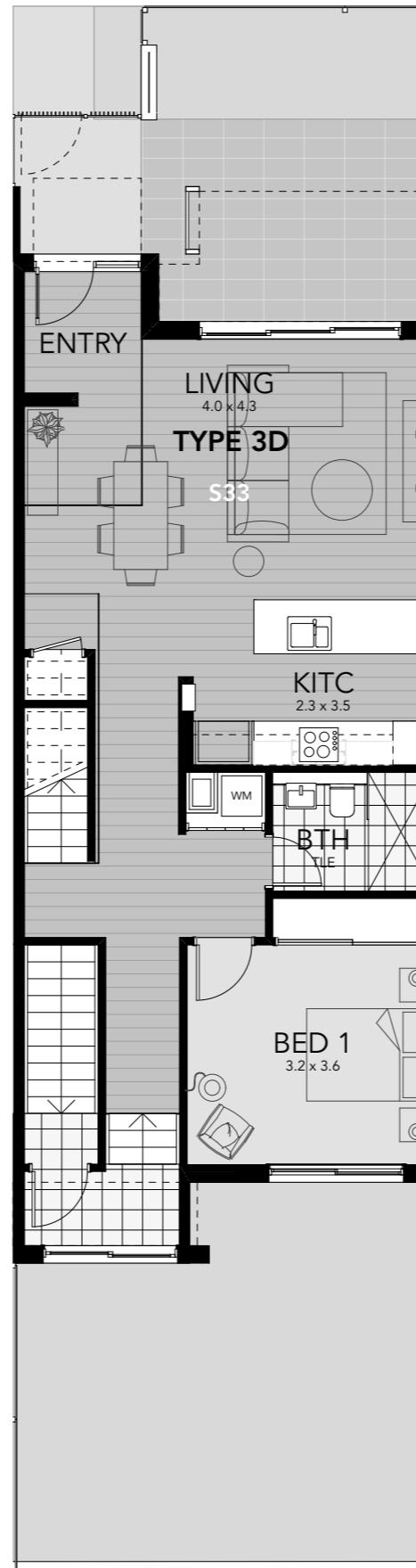


0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

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date: 11/3/20



2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms

Living 135m²

Courtyard 58m²

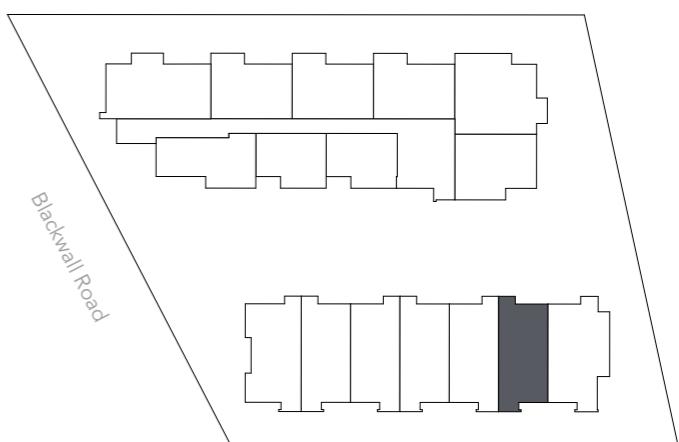
Balcony 7m²

SubFloor / Storage Basement 14m²

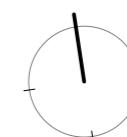
2 Basement Garage Carspaces 40m²

Total Area 254m²

Farnell Road



GROUND FLOOR PLAN

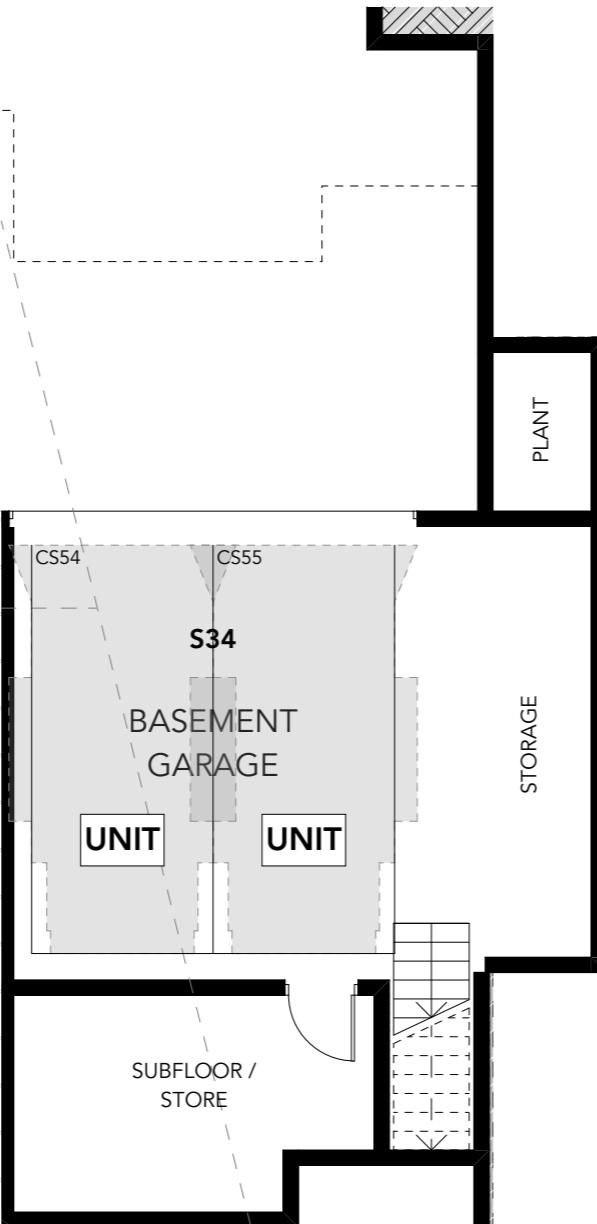


0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

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2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms

Living 150m²

Courtyard 222m²

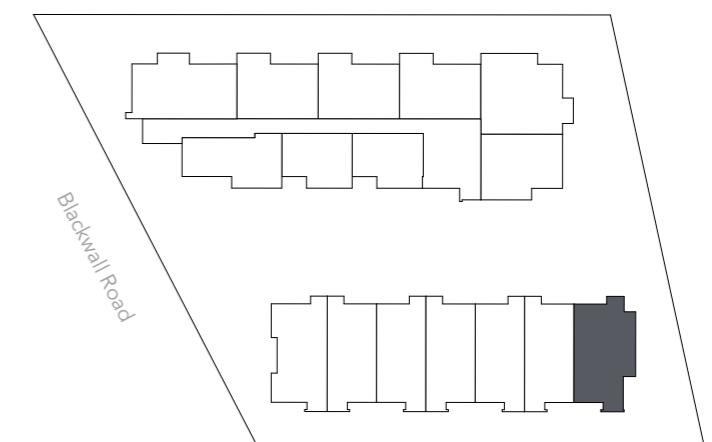
Balcony 7m²

SubFloor / Storage Basement 14m²

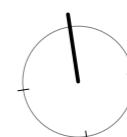
2 Basement Garage Carspaces 49m²

Total Area 442m²

Farnell Road



GROUND FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)

Disclaimer:
All plans are subject to Development Application Approval. The area of each unit is calculated to the outside of external walls and centre of common walls in accordance with LEP Gross Floor Area guidelines. Buyers responsibility is to verify and ensure that the drawings and information obtained from this document is the latest version. We reserve the right to change the drawings and any information contained in this document by accessing this document you agree to the terms and conditions above.



2 Story, 2 Living Areas, 3 Bedrooms + 2 Bathrooms

Living 150m²

Courtyard 222m²

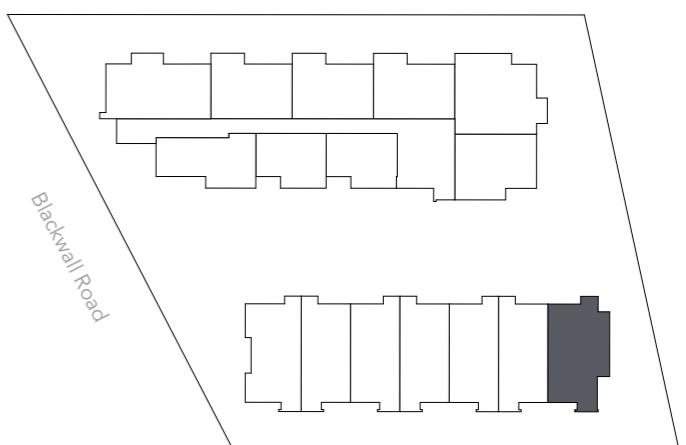
Balcony 7m²

SubFloor / Storage Basement 14m²

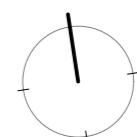
2 Basement Garage Carspaces 49m²

Total Area 442m²

Farnell Road



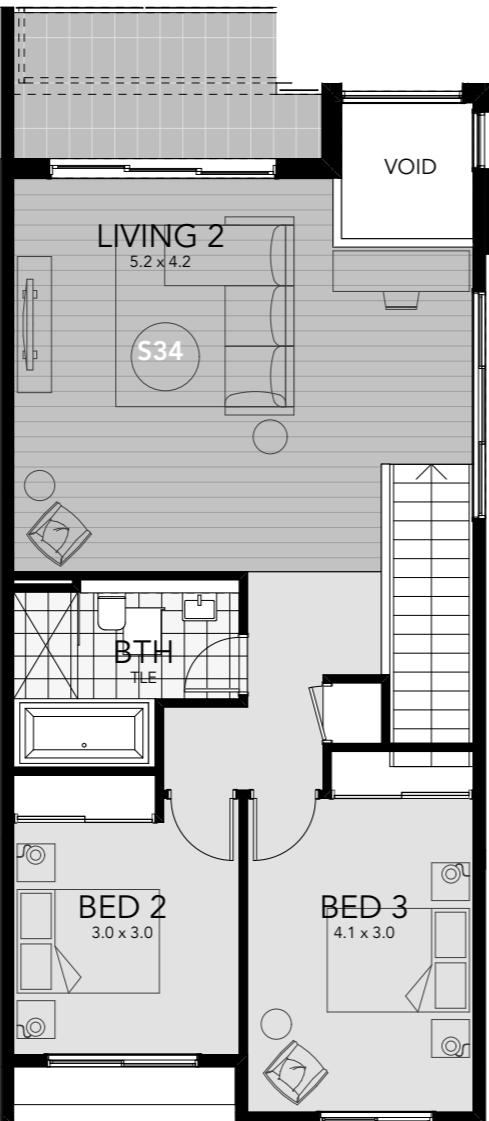
GROUND FLOOR PLAN



0 1 2 3 4 5m

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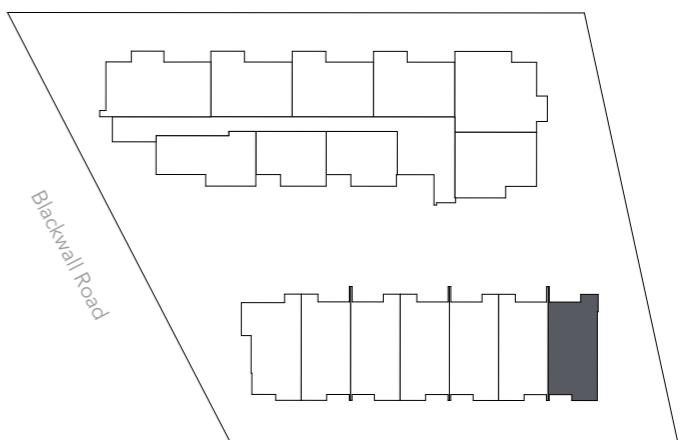
Balcony 7m²

SubFloor / Storage Basement 14m²

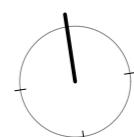
2 Basement Garage Carspaces 49m²

Total Area 442m²

Farnell Road



FIRST FLOOR PLAN



0 1 2 3 4 5m

FLOOR PLAN SCALE 1:100 (When printed at A3)



AVANI

APARTMENTS AND TOWNHOUSES
CORNER OF BLACKWALL AND FARRELL ROADS WOY WOY NSW