OVERALL DEVELOPMENT DATA Total Site Area. Mamre Rd Reserve Area 14.004 m² Rev. Boundary Site Area Access Roads Area Future Roads Area 40,032 m² 40,032 m² 40,032 m² 40,032 m² 40,032 m² 40,032 m² 3,570 m² 29,718 m² Creek Riparian Area Retained Riparian Area Basin Lot Area Total Developable Area 448,837 m² Total Office Area (incl. dock off.) 9,716 m² Total Warehouse Area 238,003 m² Cafe 125 m² Total Building Area 247,844 m² Restriction on User Area 4.613 m² WAREHOUSE 1

Site Area	61,039 m ²
Offices	900 m²
Warehouse	32,686 m ²
Dock Office	300 m²
Total GFA	33,886 m²
Carpark Provided	167
WAREHOUSE 2	

WAREHOUSE Z	
Site Area	40,072 m²
Offices	1,500 m ²
Warehouse	22,595 m ²
Dock Office	200 m²
Total GFA	24,295 m²
Carpark Provided	150
WAREHOUSE 3	

Site Area	42,855 m²
Offices	700 m²
Warehouse	20,735 m ²
Dock Office	100 m²
Total GFA	21,535 m ²
Carpark Provided	89

WAREHOUSE 4	
Site Area	41,365 m²
Offices Warehouse	750 m ² 18.055 m ²
Dock Office	10,000 m²
Total GFA	18,905 m²
Carpark Provided	93
WAREHOUSE 5	

WAREHOUSE	
Site Area	19,439 m²
Offices Warehouse	1,000 m² 8,574 m²
Total GFA	9,574 m²
Carpark Provided	71
WAREHOUSE 7	

V V / (I (L.)	IOOOL /	
Site Are	ea	27,120 m²
Offices		750 m²
Dock O		14,358 m² 100 m²
Cafe		125 m²
Total G	FA	15,333 m²
Carparl	k Provided	84

WAREHOUSE 8	
Site Area	75,720 m²
Offices	750 m²
Warehouse	44,196 m ²
Dock Office	200 m²
Total GFA	45,146 m²
Carpark Provided	166
WAREHOUSE 9	

Site Area	113,106 m ²
Offices	1350 m²
Warehouse	64,725 m ²
Dock Office	266 m²
Total GFA	66,341 m²
Carpark Provided	266

*Areas are measured to future Mamre Rd boundary in red
**All areas subject to survey



ASPECT INDUSTRIAL ESTATE



OVERALL DEVELOPMENT DATA

Total Site Area.

Mamre Rd Reserve Area
Rev. Boundary Site Area
Access Roads Area
Future Roads Area
Retained Riparian Area
Basin Lot Area
Total Developable Area
Total Varehouse Area
G4,725 m²
Retained Riparian Area
Basin Lot Area
Total Oberlopable Area
Total Other Area (Incl. dock off.)
Total Warehouse Area

64,725 m²

WAREHOUSE 9

Total Building Area

Site Area	113,106 m ²
Offices	1,350 m ²
Warehouse	64,725 m ²
Dock Office	266 m²
Total GFA	66,341 m ²
Carpark Provided	266

EXISTING 'RESTRICTION ON USER' AREA HATCHED RED 4,613sqm

BASIN LOT 17,917sqm

3

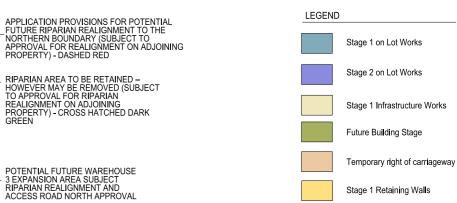
INDICATIVE FUTURE MAMRE RD RESERVE— BOUNDARY SUBJECT TO JUST TERMS ACQUISITION - IN RED 14,004sqm

7

70



Stage 2 Retaining Walls



INDICATIVE FUTURE ACCESS ROAD NO.3 (SOUTH) (SUBJECT TO APPROVAL ON ADJOINING PROPERTY)

LEGEND

Landscape SetbackBuilding Setback

RW Retaining Wall

FS Fire Services

FB Fire Brigade Truck Parking

RW Rainwater Tank

AC Plant Indicative Location

ASPECT INDUSTRIAL ESTATE

WAREHOUSE 9 WH: 64,725sqm RL 52,60 ±1000mm



SETOUT TO GDA2020

*Areas are measured to future Mamre Rd boundary in red **All areas subject to survey RIPARIAN AREA (EXCLUDING CROSSED - HATCHED AREA) -29,718 sqm

FUTURE

STAGE

WAREHOUSE 1

ACCESS ROAD 1 (26.4m MIDBLOCK)

FUTURE BUILDING

STAGE

BUILDING

-10m SETBACK LINE FROM E2 RIPARIAN ZONE

WAREHOUSE 3

FUTURE BUILDING STAGE TEMPORARY RIGHT OF CARRIGEWAY

FUTURE BUILDING STAGE