

REVISIONS

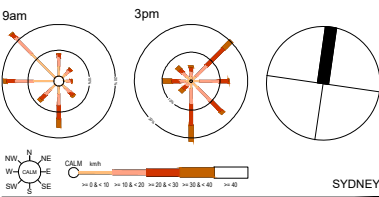
A	PRELIMINARY	25.05.18
B	CO-ORDINATION ISSUE	03.09.18
C	CO-ORDINATION ISSUE	06.09.18
D	CO-ORDINATION ISSUE	17.09.18
E	RE-LOCATED SPRINKLER TANK/PUMP ROOM/RWT	24.09.18

OVERALL SUMMARY

DEVELOPABLE AREA	169,730 sqm
SKYLINE CRESCENT	19,280 sqm
TOTAL SITE AREA	189,010 sqm

GROSS FLOOR AREA (GFA)

LIGHT INDUSTRIAL	76,743 sqm
LARGE FORMAT RETAIL	4,750 sqm
OTHER RETAIL	0 sqm
TOTAL GFA	81,493 sqm



PROJECT
CFC GROUP
BRINGELLY ROAD
BUSINESS HUB,
NSW

DRAWING TITLE
MASTERPLAN

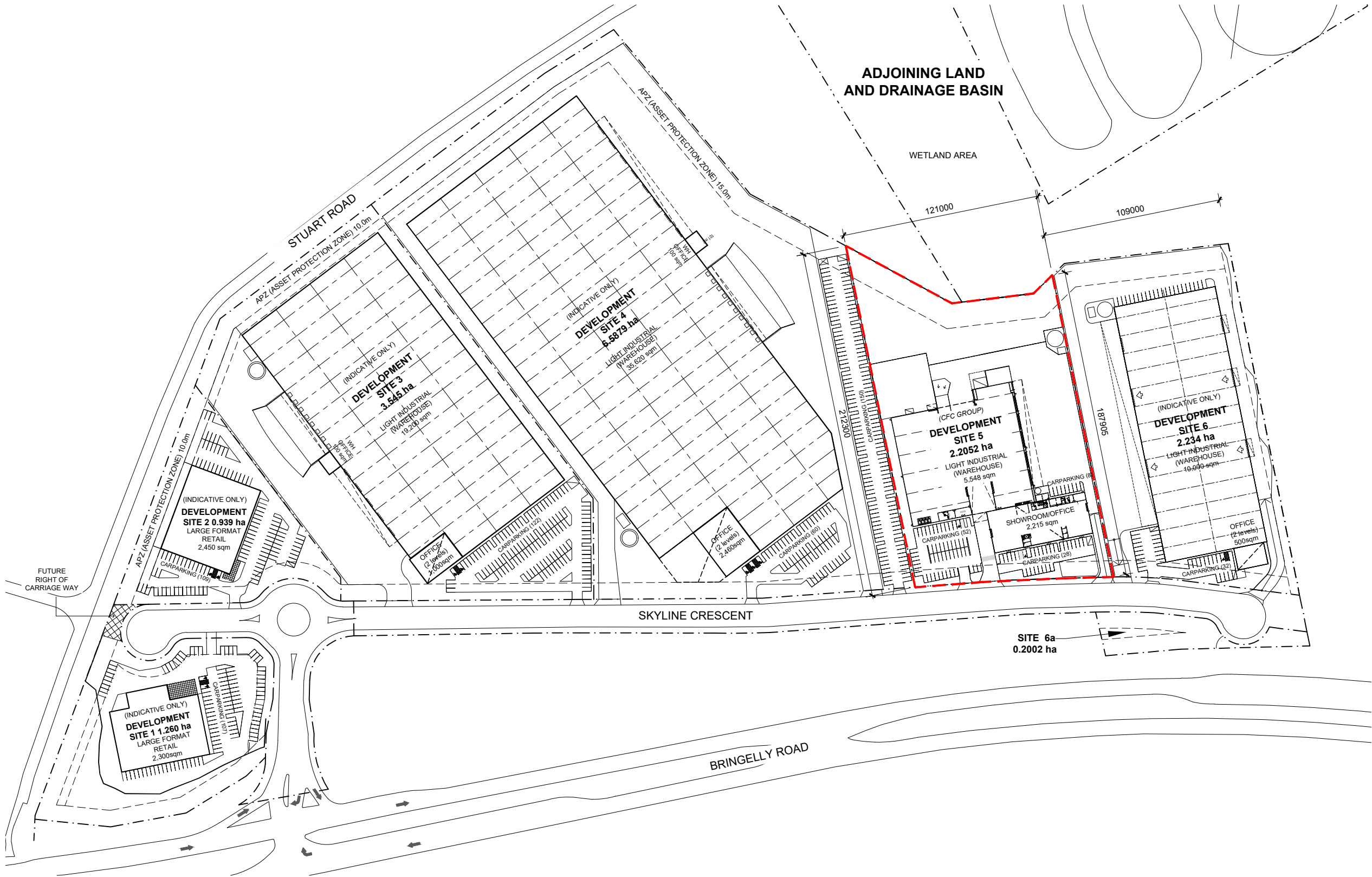


CREATE DATE : 22.05.2018
LAST SAVED BY : awong

PLOT DATE : 25.05.2018

2-352-275907-FS20 -002

E



DEVELOPMENT SITE 1	12,600 sqm
INCLUDING FUTURE RIGHT OF CARRIAGE WAY	
RETAIL	2,300 sqm
EFFICIENCY	17.22 %
CARPARKING PROVIDED	107 spaces

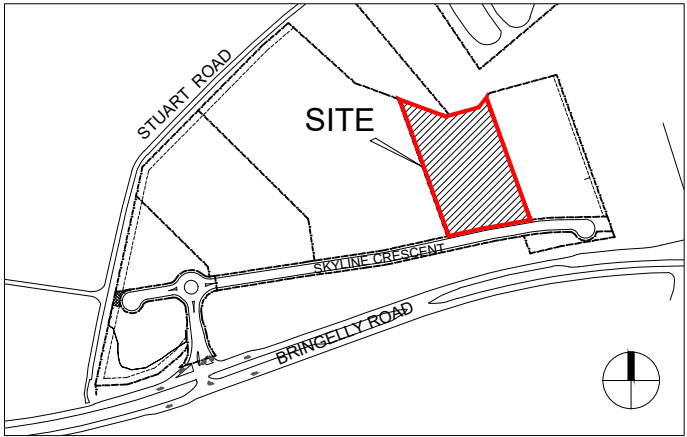
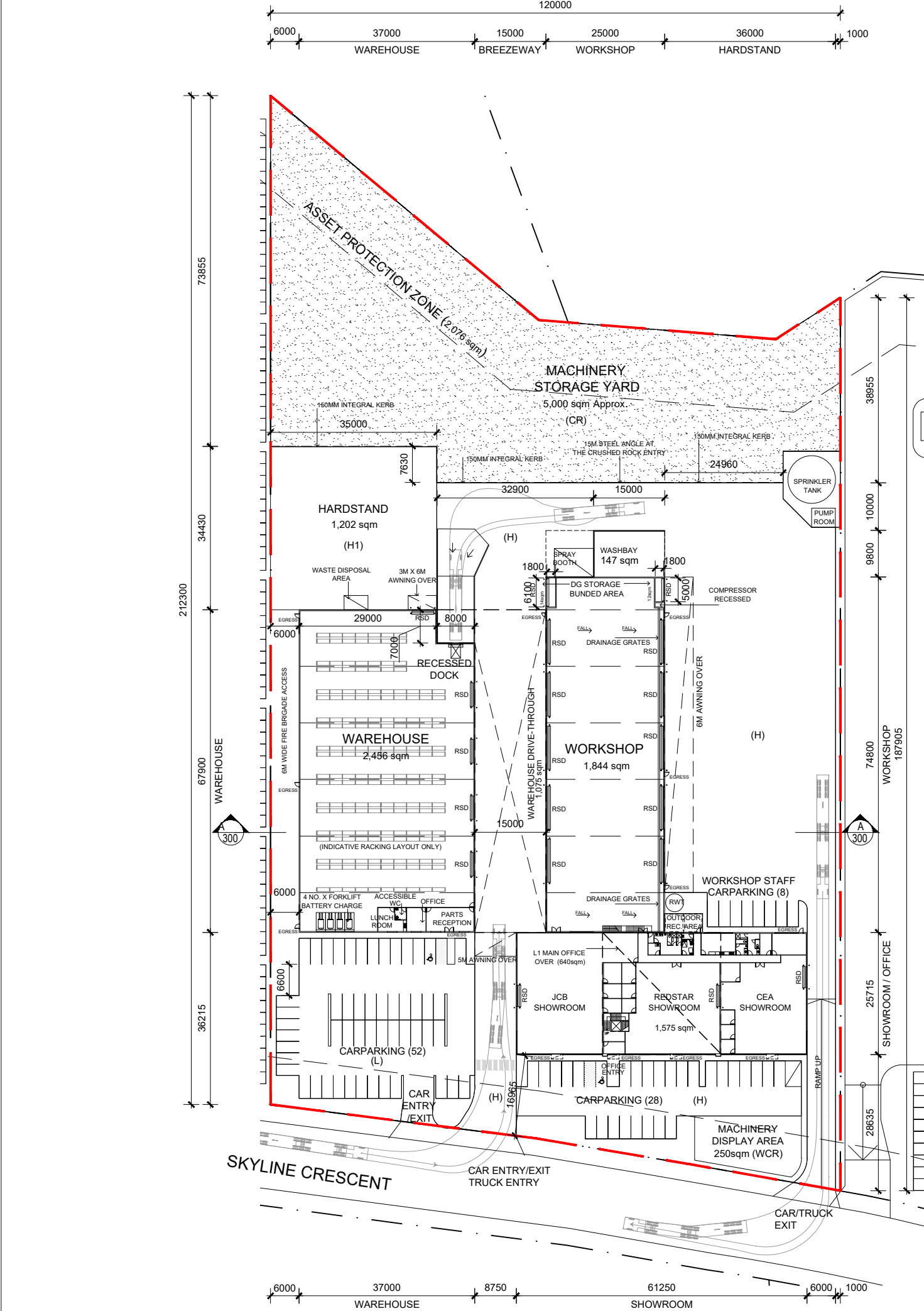
DEVELOPMENT SITE 2	9,394 sqm
RETAIL	2,450 sqm
EFFICIENCY	26.01 %
CAR PARKING PROVIDED	109 spaces

DEVELOPMENT SITE 3	35,458 sqm
WAREHOUSE	19,200 sqm
WAREHOUSE OFFICE	100 sqm
OFFICE (2 levels)	1,000 sqm
TOTAL BUILDING AREA	20,300 sqm
EFFICIENCY	57.25 %
CAR PARKING PROVIDED	122 spaces

DEVELOPMENT SITE 4	65,879 sqm
WAREHOUSE	35,620 sqm
WAREHOUSE OFFICE	100 sqm
OFFICE (2 levels)	2,460 sqm
TOTAL BUILDING AREA	38,180 sqm
EFFICIENCY	57.95 %
CAR PARKING PROVIDED	210 spaces

DEVELOPMENT SITE 5	22,052 sqm
WAREHOUSE/WORKSHOP	5,548 sqm
SHOWROOM (ground)	1,575 sqm
OFFICE (level 1)	640 sqm
TOTAL BUILDING AREA	7,763 sqm
EFFICIENCY	35.21 %
CAR PARKING PROVIDED	88 spaces

DEVELOPMENT SITE 6	22,345 sqm
(COMMITTED)	
WAREHOUSE	10,000 sqm
OFFICE (2 levels)	500 sqm
TOTAL BUILDING AREA	10,500 sqm
EFFICIENCY	46.99 %
CAR PARKING PROVIDED	55 spaces



LOCATION PLAN N.T.S

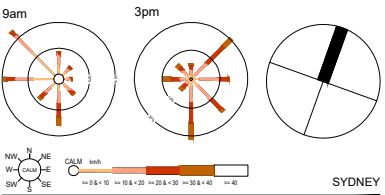
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REVISIONS

A	PRELIMINARY	22.05.18
B	PRELIMINARY	25.05.18
C	Breezeway rename to "Warehouse drive-through"	20.08.18
D	DEVELOPMENT SUMMARY UPDATED.	27.08.18
E	CO-ORDINATION ISSUE	04.09.18
F	CO-ORDINATION ISSUE	06.09.18
G	ISSUE FOR CLIENT REVIEW	17.09.18
H	RE-LOCATED SPRINKLER TANK/PUMP ROOM/RWT	24.09.18

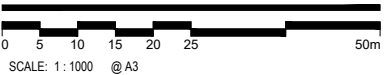
DEVELOPMENT SUMMARY

SITE AREA	22,052 sqm
WAREHOUSE (INCLUDING OFFICE & AMENITIES)	2,456 sqm
WORKSHOP (INCLUDING COMPRESSOR RECESSED AREA)	1,844 sqm
DG STORAGE BUNDED AREA	26 sqm
WASHBAY	147 sqm
SHOWROOM (GROUND)	1,575 sqm
MAIN OFFICE (LEVEL 1)	640 sqm
WAREHOUSE DRIVE-THROUGH	1,075 sqm
TOTAL BUILDING AREA	7,763 sqm
SITE EFFICIENCY	35.21 %
AWNING (6m)	398 sqm
CARPARKING PROVIDED	88 spaces
HEAVY DUTY PAVEMENT (H) (EXCLUDING U/S OF BREEZEWAY)	5,633 sqm
LIGHT DUTY PAVEMENT (L)	1,344 sqm
HARDSTAND AREA (H1)	1,202 sqm
WASHED CRUSHED ROCK (WCR)	250 sqm
MACHINERY STORAGE YARD (CR)	5,000 sqm



PROJECT
CFC GROUP
BRINGELLY ROAD
BUSINESS HUB,
NSW

DRAWING TITLE
PROPOSED SITE PLAN

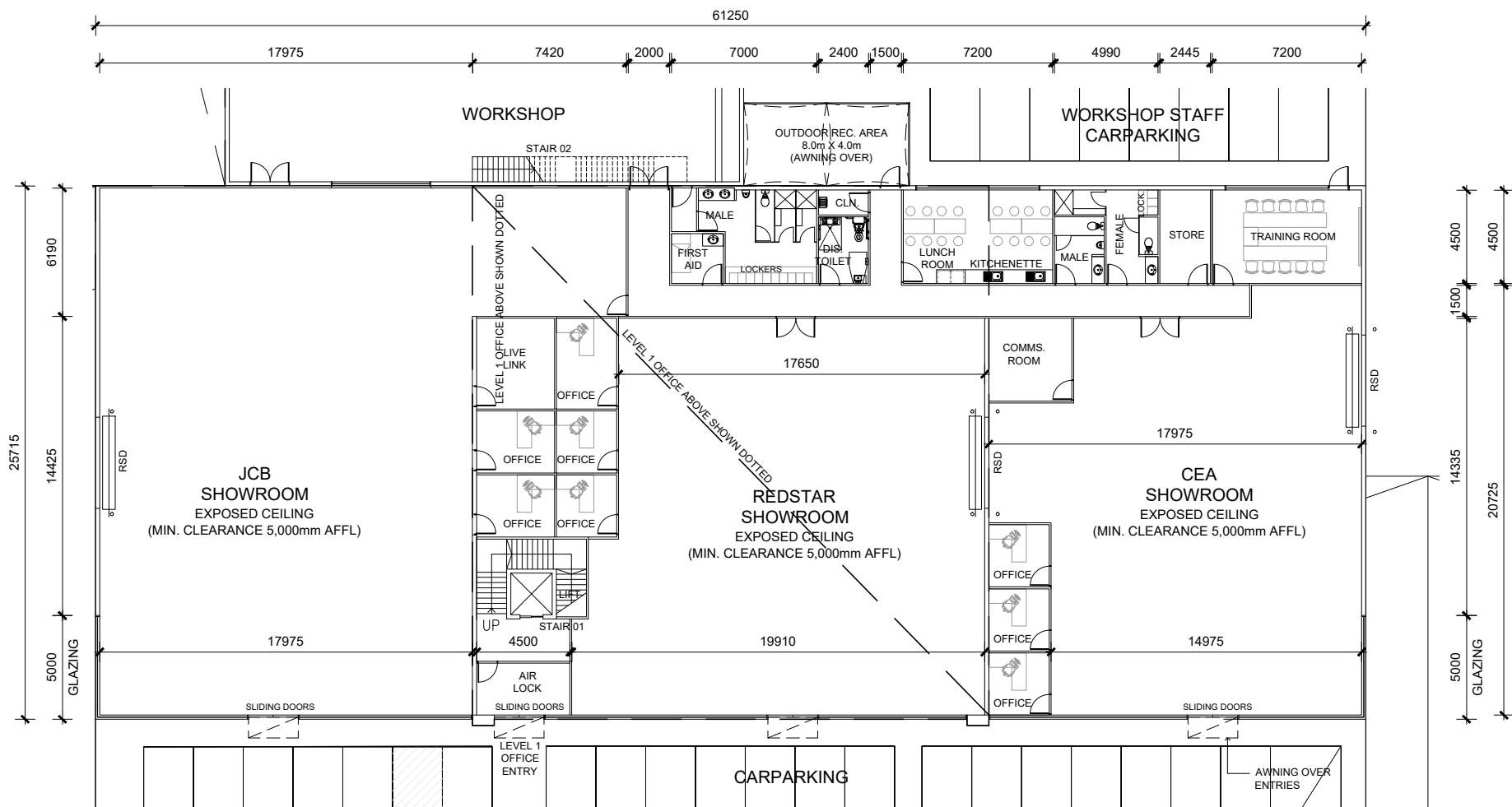


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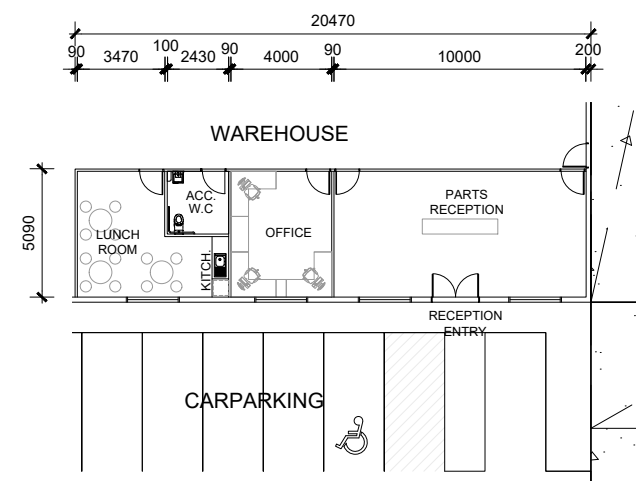
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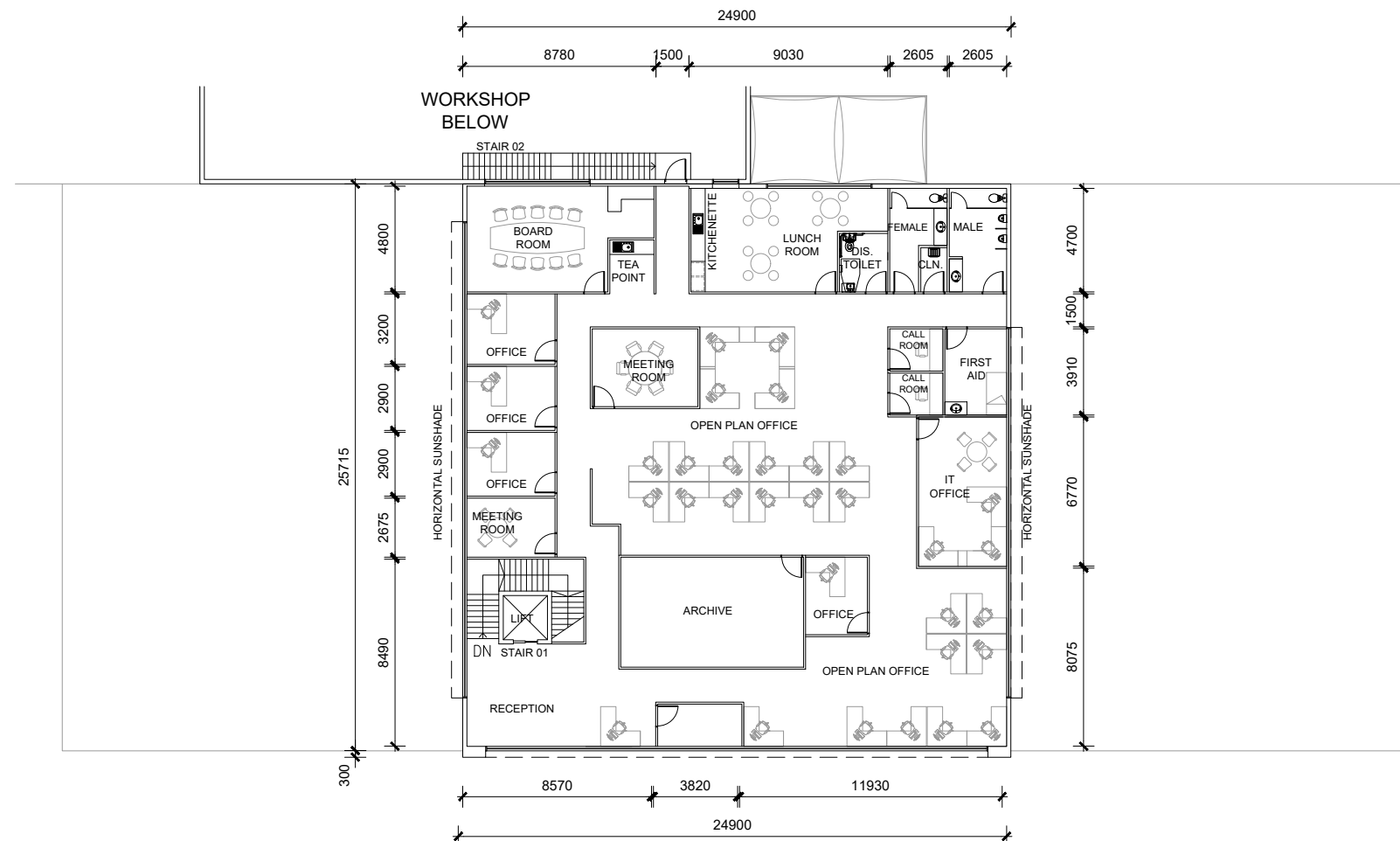
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1 OFFICE & SHOWROOM - GROUND FLOOR PLAN
110 Scale 1:300



3 WAREHOUSE OFFICE - GROUND FLOOR PLAN
110 Scale 1:300



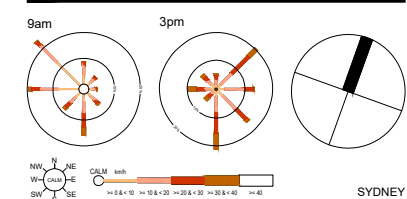
2 OFFICE - LEVEL 1 FLOOR PLAN
110 Scale 1:300

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REVISIONS

A	PRELIMINARY	25.05.18
B	CO-ORDINATION ISSUE	04.09.18
C	CO-ORDINATION ISSUE	17.09.18

Charter Hall



CIP DEVELOPING RELATIONSHIPS
BUILDING SUCCESS

PROJECT
CFC GROUP
BRINGELLY ROAD
BUSINESS HUB,
NSW

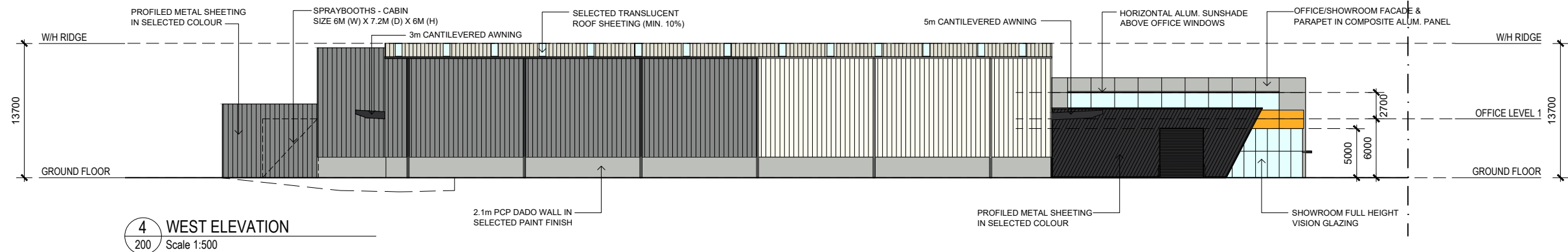
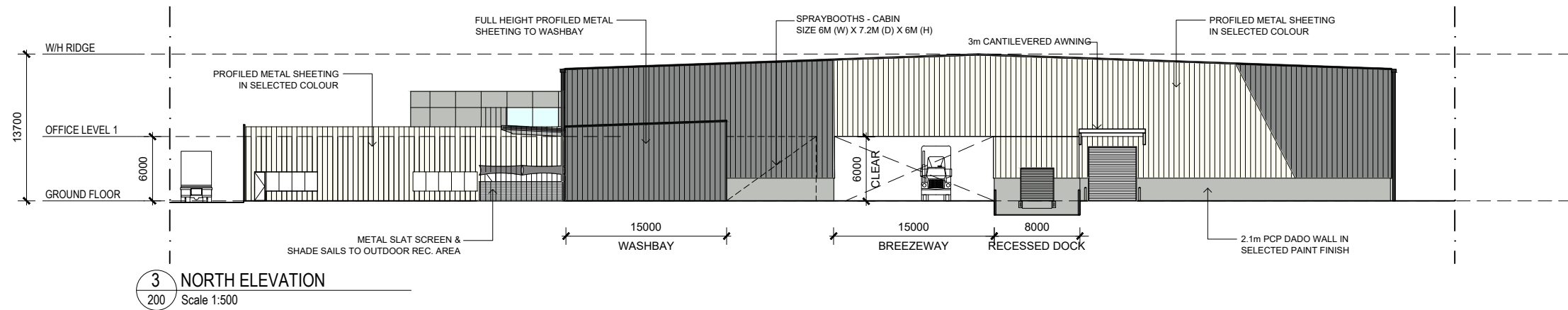
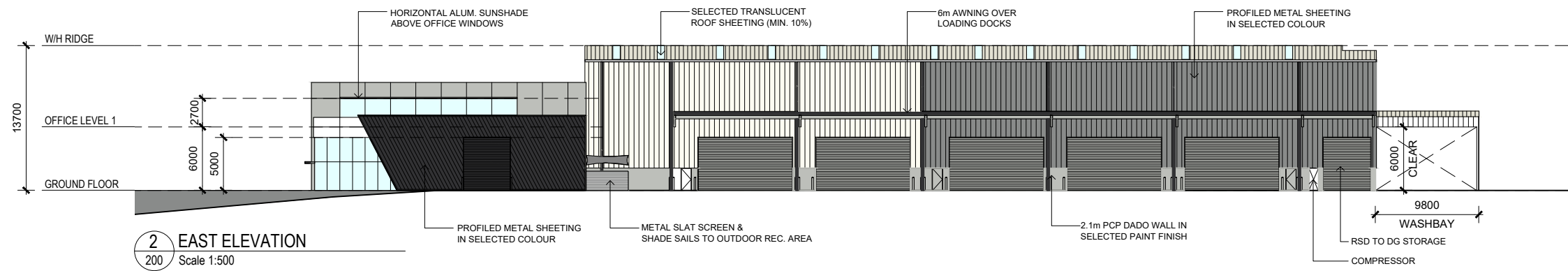
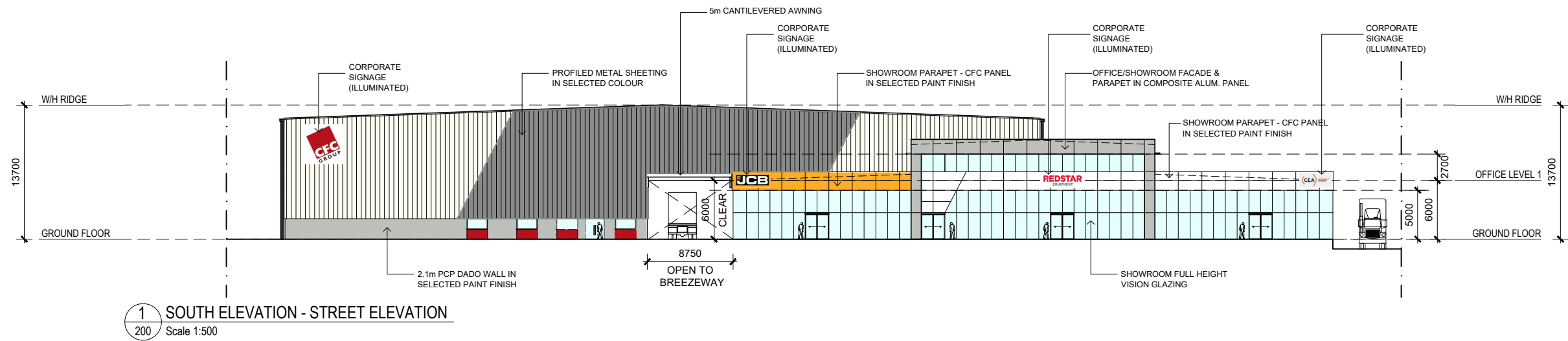
DRAWING TITLE
OFFICE & SHOWROOM FLOOR PLANS

SCALE: 1 : 300 @ A3
CREATE DATE : 22.05.2018 PLOT DATE : 25.05.2018
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2-352-275907-FS20-110 **B**

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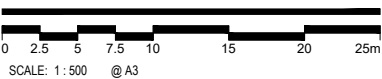
REVISIONS

A	PRELIMINARY	25.05.18
B	CO-ORDINATION ISSUE	04.09.18



PROJECT
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BRINGELLY ROAD
BUSINESS HUB,
NSW

DRAWING TITLE
ELEVATIONS

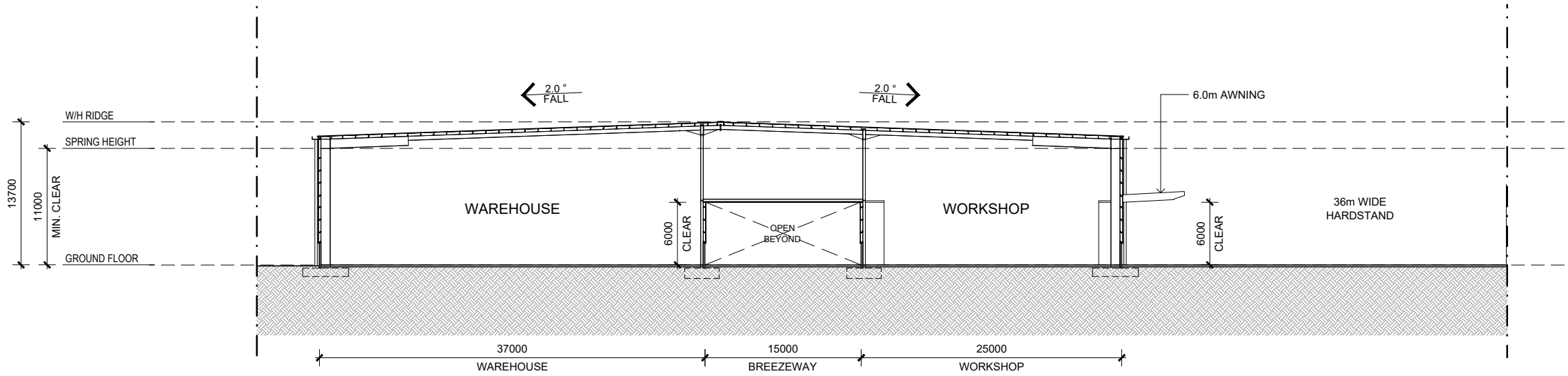


CREATE DATE : 21.09.2018
LAST SAVED BY: awong
PLOT DATE : 25.05.2018

2-352-275907-FS20 on 1 **B**

REVISIONS

A	PRELIMINARY	25.05.18
B	CO-ORDINATION ISSUE	04.09.18



A SECTION A-A
003 Scale 1:500



PROJECT
CFC GROUP
BRINGELLY ROAD
BUSINESS HUB,
NSW

DRAWING TITLE
SECTIONS

0 2.5 5 7.5 10 15 20 25m
SCALE: 1:500 @ A3

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