



92 Princeton Circuit Aubin Grove, WA

 4
  2
  2

SOLD

11 registered bidders!! This fabulous home is full of pleasant surprises such as an 8 metre long garage, HUGE theatre / games rm, King & Queen sized bedrooms throughout and stylishly appointed. With plenty of storage and ample backyard for the kids they will be able to play out the back or across the road in the fantastic, lush open parkland. Ducted air conditioning plus extensive tiling and decent alfresco complete a beautiful home.

In order to give everyone a fair opportunity to purchase, the property is being sold via Openn Negotiation (flexible terms online auction).

Quality always sells!! The property is ready to go are you??

SOLD

Type : House
Sold Date : Thursday, 10th February 2022
Land : 579 m2

Brian Devereux

SITE CLASSIFICATION - CLASS "A"
(REFER TO SITE REPORT FOR
DETAILS) WIND LOAD - N1
COASTAL REQUIREMENTS - NO

ROOF CARPENTER NOTE

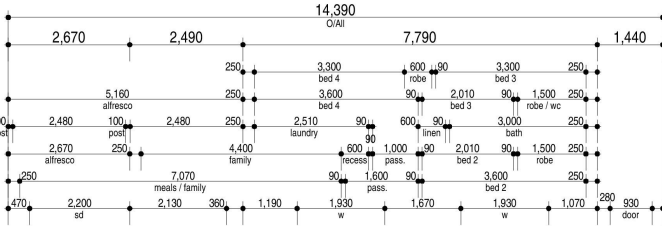
1. ROOF PITCH @ 25°/38°.
2. ALL EAVES 480 WIDE UNLESS OTHERWISE NOTED.
3. TIMBER ROOF CONSTRUCTED IN ACCORDANCE TO AS 1684.
4. CEILINGS AT 28c UNLESS OTHERWISE NOTED.

ROOF PLUMBER NOTE

1. PROVIDE SLOTTED GUTTERS.
2. FINAL POSITION OF RWP'S TO BE DETERMINED BY ROOF PLUMBER ON SITE.

FIXING CARPENTER NOTE

1. 4 N° 450D. SHELVES TO PANTRY & LINEN UNLESS OTHERWISE NOTED.
2. 450D. SHELF AND RAIL TO ALL WIRS, ROBES & ROBE RECESSES UNLESS OTHERWISE NOTED.
3. PAINTED MDF WINDOW NOSINGS INDICATED (N).



NOTE
CLIENT NOMINATES RINGMA CABINETS.

DO NOT SCALE FROM THIS DRAWING
All Sub-contractors to check dimensions
& notes prior to initiating works. Any
discrepancies to be notified to the Site
Supervisor without delay.
ALL DIMENSIONS TO BRICKWORK.



ELECTRICIAN NOTE

1. SMOKE DETECTOR TO B.C.A. 3.7.2.
AS INDICATED ON PLAN @ S3.

ROOF INSULATION NOTE:

1. INSTALL R 3.0 THERMOSEALED CEILING INSULATION
TO HOUSE & GARAGE, EXCL. VERANDAH, ALFRESCO & EAVES.

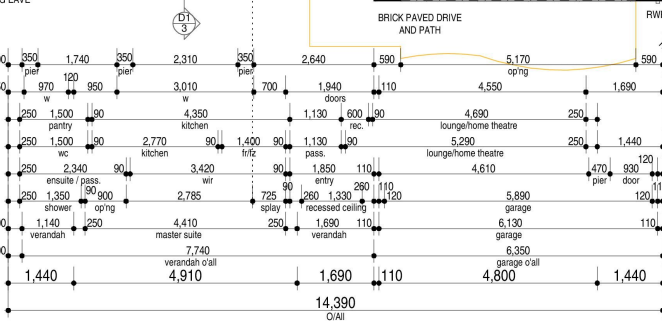
GARAGE NOTE:

1. SINGLE LEAF WALL TO GARAGE IS NOT WATERPROOF

SUPERVISOR NOTE

- EXT. BRICK PIER. REFER ENG. DETAIL Y3.
- STRUCTURAL MULLION. REFER ENG. DETAIL U.
- EXT. STEEL POST. REFER ENG. DETAIL Y11.

BUILDER: / /
CLIENT(S): / /
WITNESS: / /



FLOOR PLAN

SCALE 1:100

1. GROUND FLOOR

A: 208.83 m²

P: 68.840 mm

2. GARAGE

A: 49.98 m²

3. ALFRESCO

A: 29.83 m²

4. VERANDAH

A: 17.55 m²

5. FLOOR PLAN TOTAL

A: 306.21 m²

P: 76.520 mm

Tangent Nominees Pty Ltd (A.C.N. 008 865 585)
Trustee For The Summit Homes Group Unit Trust.



PROPOSED RESIDENCE FOR:

G. & S. K. EDGAR

ADDRESS:

LOT 156 PRINCETON CIRCUIT
AUBIN GROVE

VARIATIONS:

V001 20/7/07 WK

V003 26/7/07 KDS

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SHEET NUMBER: 1 OF 8

HOMESTEAD 220

DATE: 17/05/07

DRN: WK

CHD: RL 23/05/07

SCALE: 1:100

LAST ACCESSED:

30/07/2007

Kevin de Sousa

JOB NO: 117868