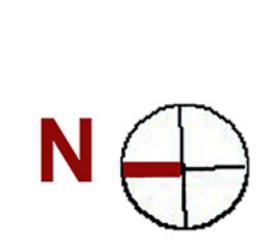


# 60-78 HAMBLEDON ROAD, THE PONDS STAGE 1









THE BATHLA GROUP HAS A SURPRISING ABUNDANCE OF SPACE FOR YOU TO SUIT TODAY'S SYLISH AND COMPACT LOTS.

# **CONCEPTUAL ELEVATION**

LOT- 111
BULLABURRA STREET
THE PONDS

8230 EXTRA CARPARK

# **LOT 111 BULLABURRA STREET THE PONDS**

3 BEDROOM 1 BALCONY

## **TOTAL LOT AREA**

250 m<sup>2</sup>

10.9 m x 24.7 m

# **DS SG LOT 111**

### FLOOR PLANS (m<sup>2</sup>)

Ground Floor (Incl. Garage, patio & Porch )

**12.9 SQUARES** 

120 m<sup>2</sup>

First Floor (Incl. Balcony)

97 m<sup>2</sup> 10.4 SQUARES

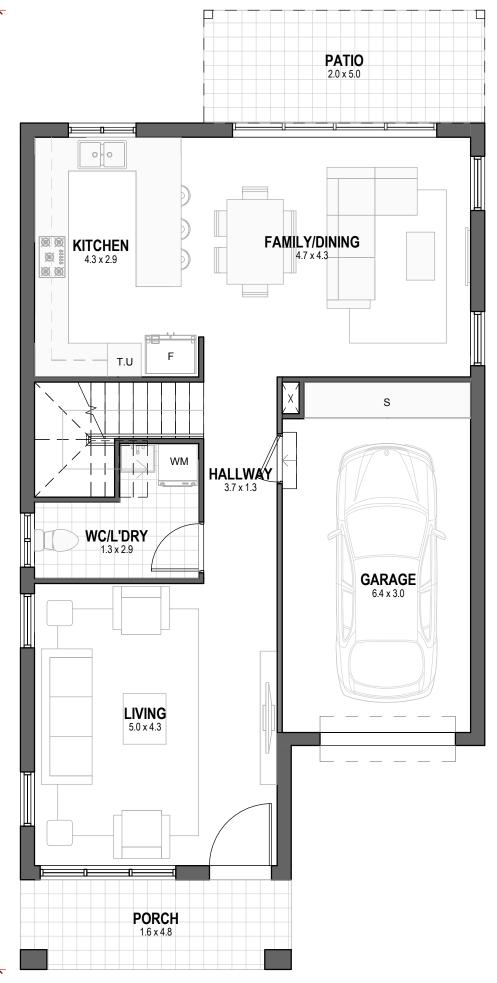
Open space (Incl. Back & Front & Courtyard)

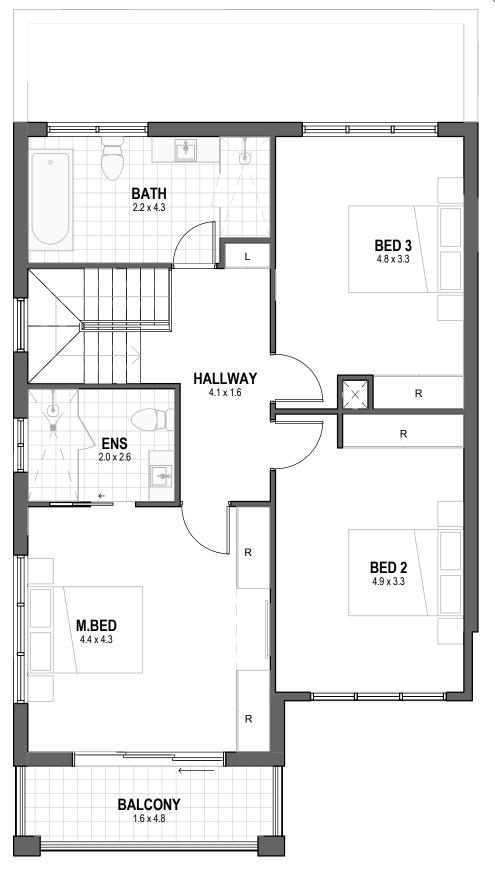
130 m<sup>2</sup>

# **TOTAL AREAS:** (Ground Floor + First Floor Area)

217 m<sup>2</sup> (Squares and Sq.m.) **23.3 SQUARES** 







### **FIRST FLOOR PLAN**

Area quoted to be used as guide only. This plan is for illustration purposes only. All information contained is gathered from sources deemed to be reliable. We have no doubt it is accurate however we cannot guarantee it. Areas are subject to final survey. Layout may change due to final council approval. The marketing plan area will vary because of the different methods of calculation adopted. The marketing plan area will vary because of the different methods of calculation adopted. The marketing plan area will vary because of the different methods of calculation adopted.

**GROUND FLOOR PLAN** 

NOTE: DRIVEWAY DIRECTION MAY CHANGE/FLIP AS PER SITE CONDITION. STEPS MAY BE ADDED INSIDE OR OUTSIDE THE HOUSE AS PER SITE CONDITION. DIMENSIONS IN BEDROOMS INCLUDES THE ROBE.