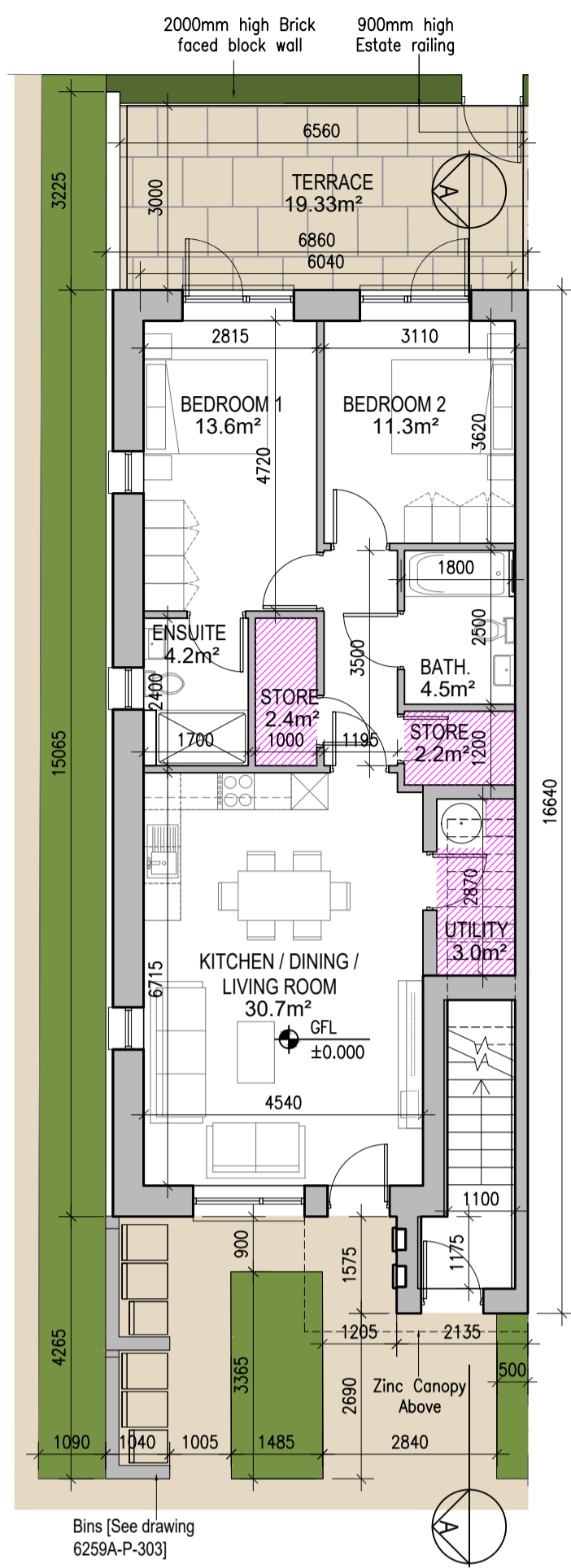
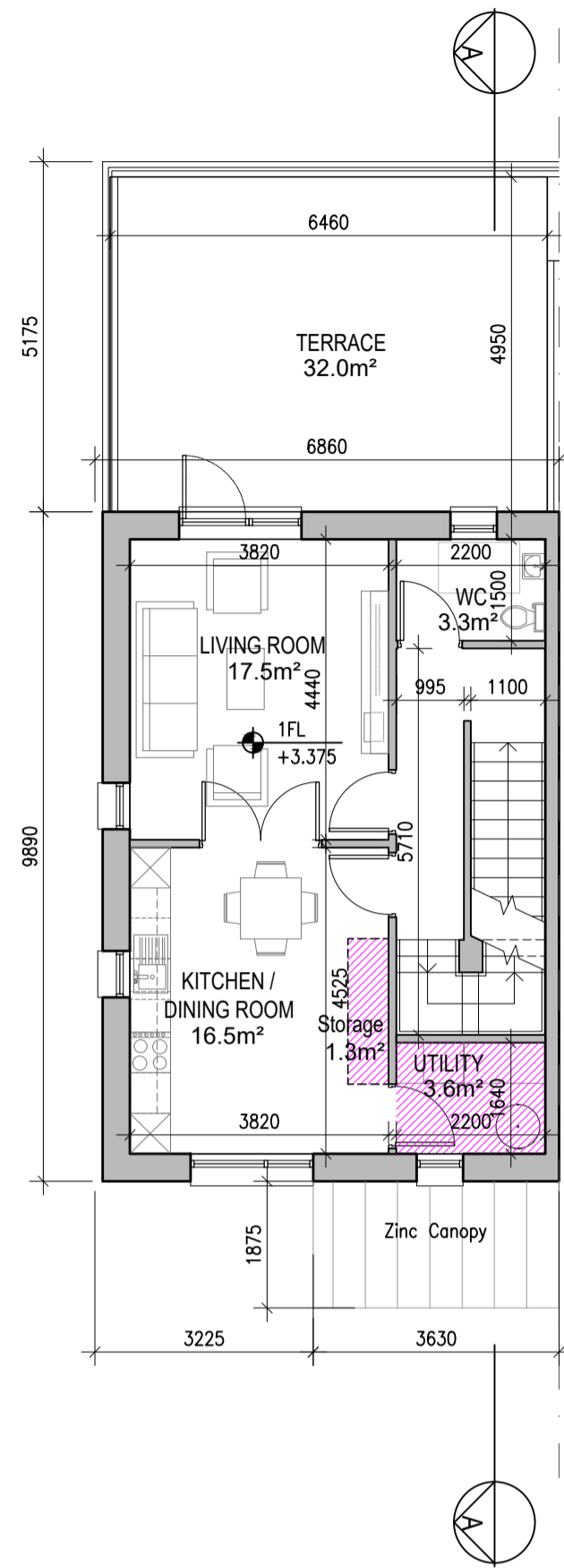


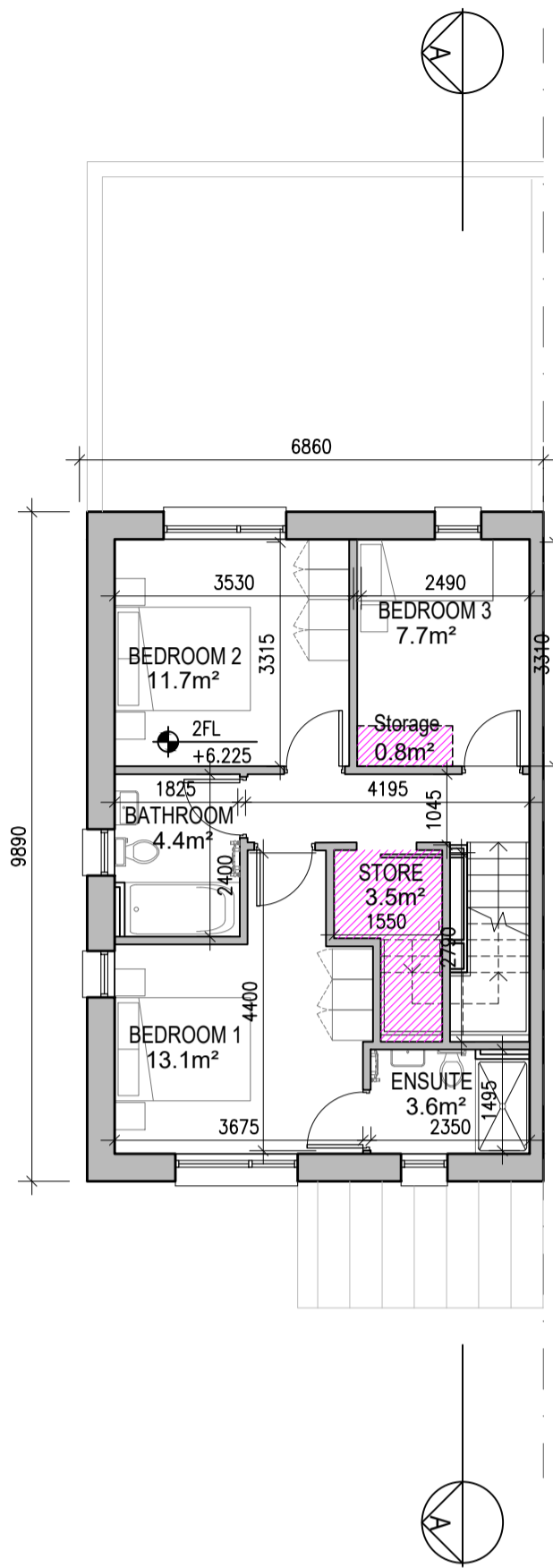
**DUPLEX TYPE F2**



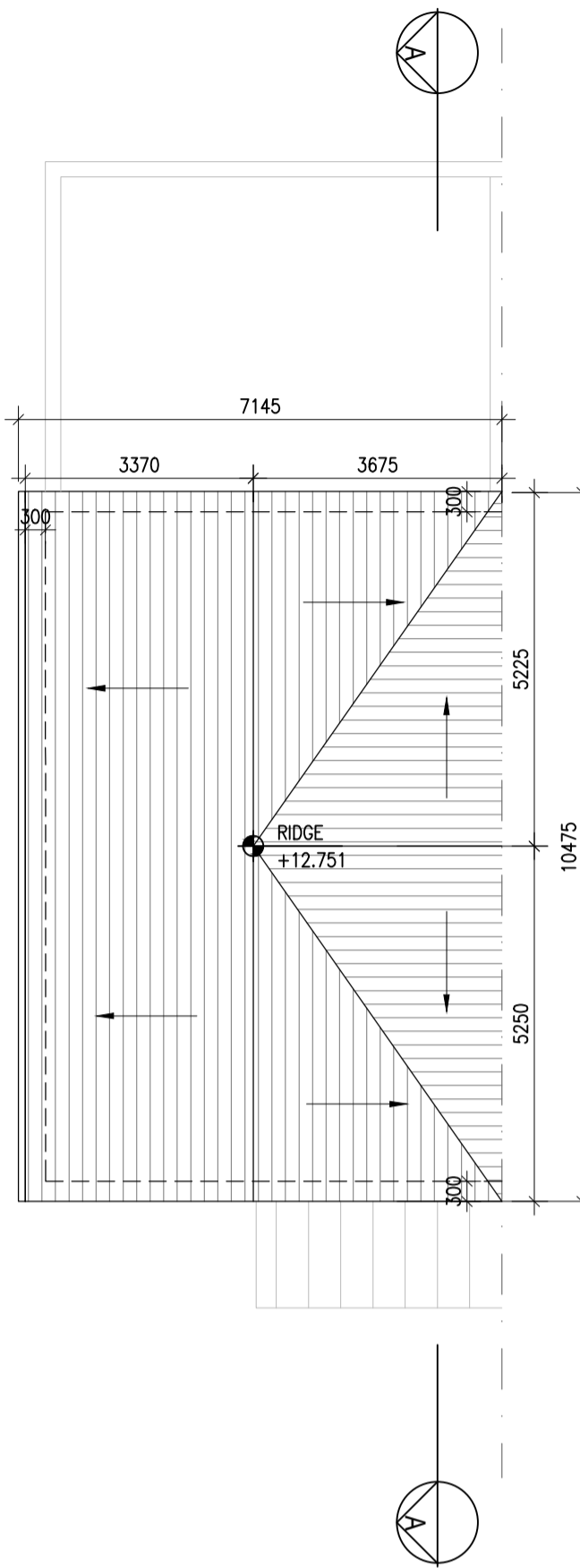
01 Ground Floor Plan [F2.A]  
1:100@A1



02 First Floor Plan [F2.B]  
1:100@A1



03 Second Floor Plan [F2.B]  
1:100@A1



04 Roof Floor Plan  
1:100@A1



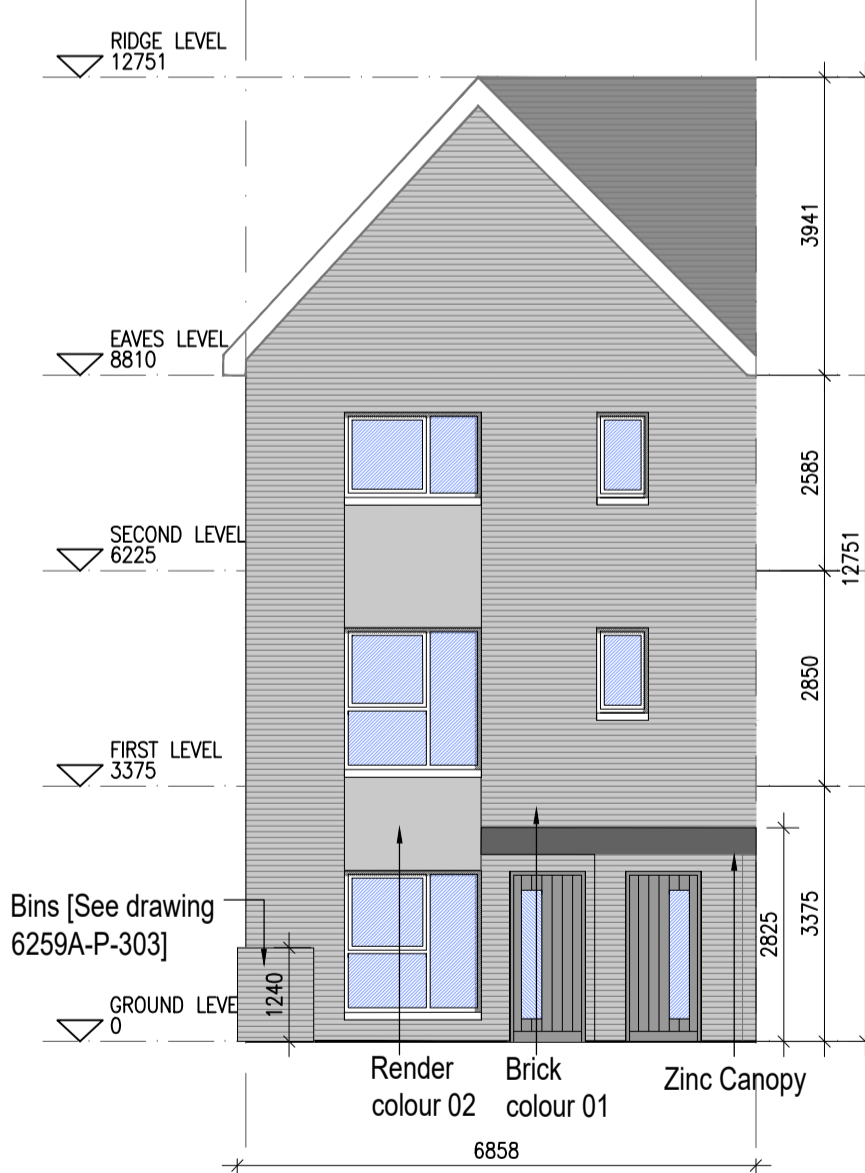
Indicates unit locations

**KEY PLAN [NTS]**

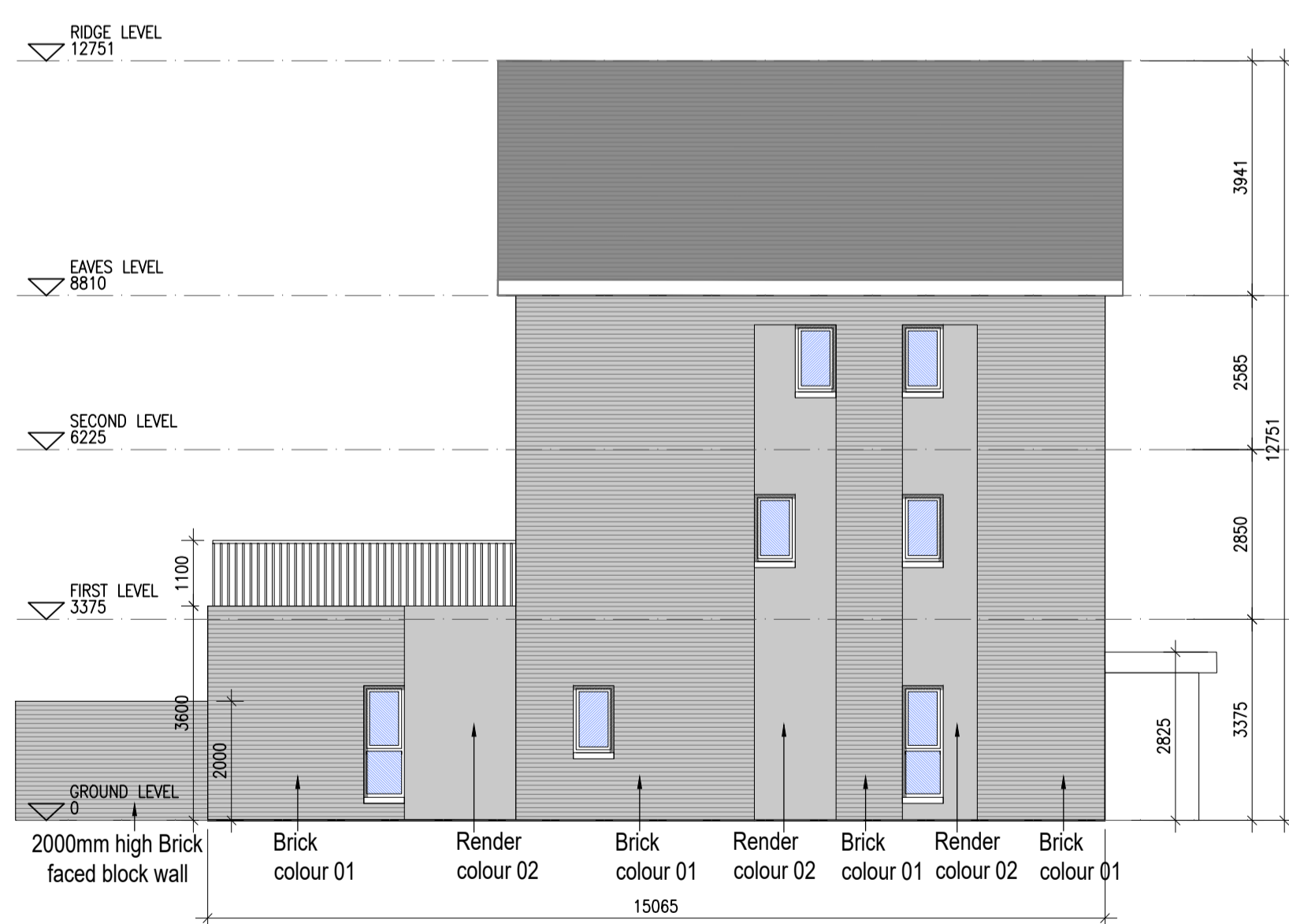
HOUSE TYPES	No. OF UNITS
Type A1/A2 - 3 bed	16
Type B1/B2 - 3 bed	28
Type C1/C2/C3 - 3 bed	15
Type D - 4 bed	3
Type E1/E2 - 4 bed	7
Type K1/K2 - 4 bed	6
<b>TOTAL</b>	<b>75</b>

DUPLEX	No. OF UNITS
Type F1 - 2 bed	3
Type F2 - 2 bed	3
Type F3 - 2 bed	1
Type F4 - 2 bed	6
Type G1 - 2 bed	33
Type G2 - 2 bed	2
Type G3 - 2 bed	7
Type H1/H2 - 3 bed	2
Type J1 - 2 bed	9
Type J2 - 2 bed	3
<b>TOTAL NO. OF UNITS</b>	<b>132</b>

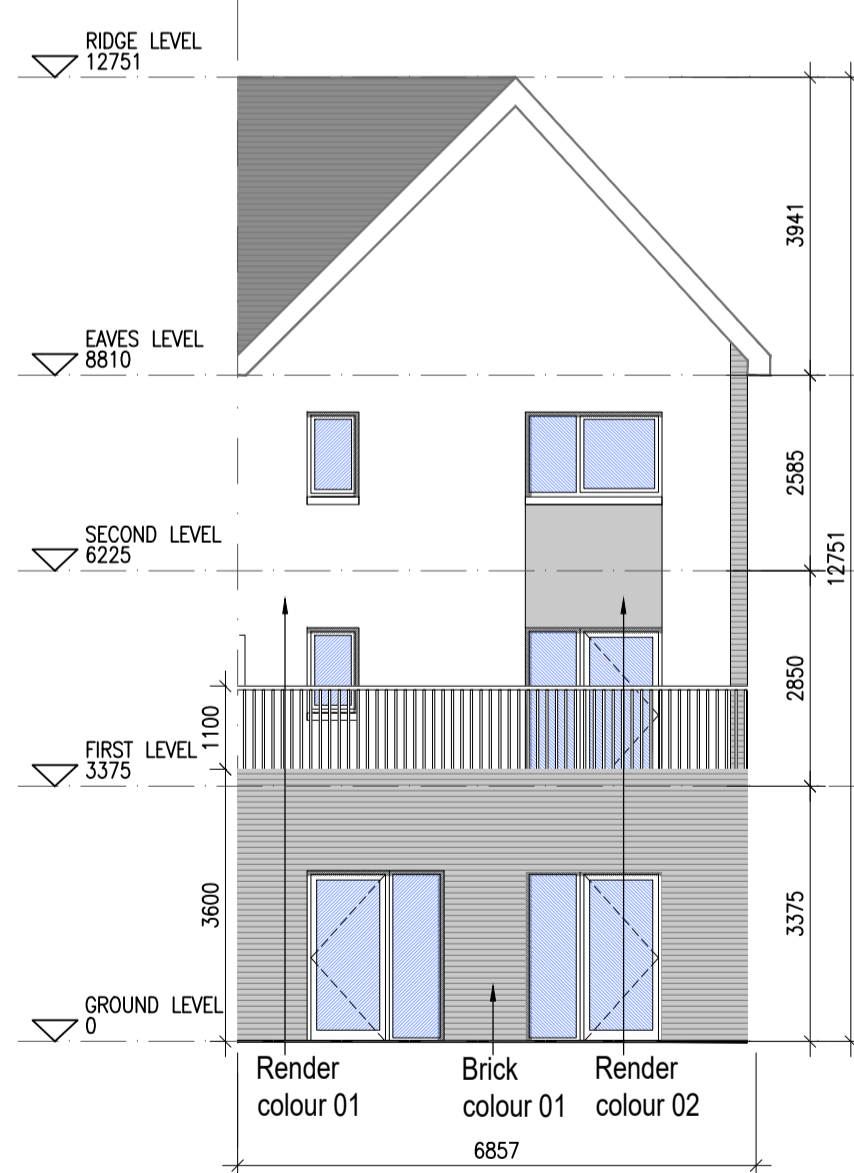
TOTAL NO. OF UNITS 207



05 Front Elevation  
1:100@A1



06 Side Elevation  
1:100@A1



07 Rear Elevation  
1:100@A1



08 Typical Section [A-A]  
1:100@A1

**EXTERNAL FINISHES**

- WALLS:** PAINTED SAND / CEMENT RENDER OR PROPRIETARY PRECOLOURED RENDER FINISH SELECTED BRICKWORK WHERE INDICATED ON DRAWINGS
- WINDOWS:** SELECTED PROPRIETARY DOUBLE / TRIPLE GLAZED WINDOW SYSTEM WITH FRAMES TO APPROVED COLOUR. OBTAINED GLAZING TO BATHROOMS AND EN-SUITES.
- DOORS:** SELECTED PROPRIETARY DOORS AND GLAZED SIDE SCREENS TO APPROVED COLOUR.
- RAINWATER GOODS:** uPVC OR POWDER COATED METAL GUTTERS AND RAINWATER PIPES TO SELECTED COLOUR.
- MAIN ROOF:** CONCRETE ROOF TILES IN SELECTED COLOUR.
- LOW LEVEL PROJECTION:** ZINC CANOPY TO ENTRANCE OF UNITS
- OTHER ITEMS:** uPVC OR POWDER COATED METAL FASCIAS, SOFFITS AND BARGE BOARDS PAINTED MILDSTEEL RAILINGS AND BALUSTRADES

F2.A [2 Bed] - Ground floor area	79.8 m²
F2.B [3 Bed] - Ground floor area	5.7 m²
First floor area	55.7 m²
Second floor area	55.7 m²
<b>Total Floor Area (F2.B):</b>	<b>117.1 m²</b>

**REFER TO LANDSCAPE ARCHITECT'S DRAWINGS FOR ALL LANDSCAPING DETAILS**

**DUPLEX TYPE F2**

- Copyright Reserved
- Work to figured dimensions only. Do not scale drawing
- The contractor is responsible for checking all levels and dimensions on site and shall refer all discrepancies to the Architect
- Where appropriate, for details of r.c. structure, or mechanical and electrical details, see Engineers drawings
- Proprietary items shall be fixed in strict accordance with manufacturers instructions.
- Sizes of proprietary items shall be checked with manufacturer.
- The contractor shall be responsible for the coordination of structure, finishes and services.

Issue Status	Initials
Progress	AM
Planning Application	ED
Fire Cert	ED
Disability Cert	
Tender	
Construction	
As Built	
Information Only	

No.	Date	Revision	Initials
01	13.10.22	ISSUED FOR PLANNING	AM
02	14.03.23	ISSUED FOR PLANNING RFI	ED
03	26.04.23	ISSUED FOR PLANNING COMPLIANCE	ED

Project	Aderrig Phase 3 Adamstown SDZ Residential Development		
Drawing Title	Duplex Type F2 (end terrace) - Plans, Elevation, Section		
Drawing No	6259A-P-203		
Scale	1:100@A1	Rev	03
Drawn	IFJ, AM, ED	Date	APR 2023

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