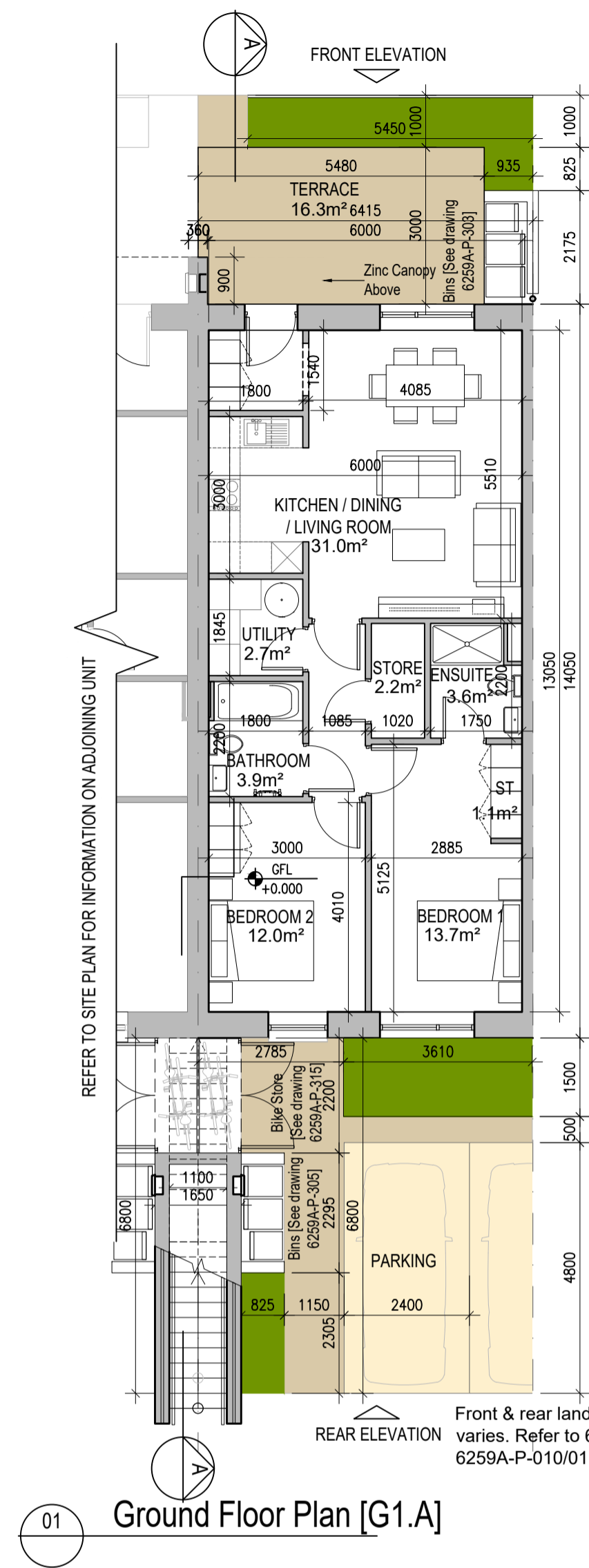
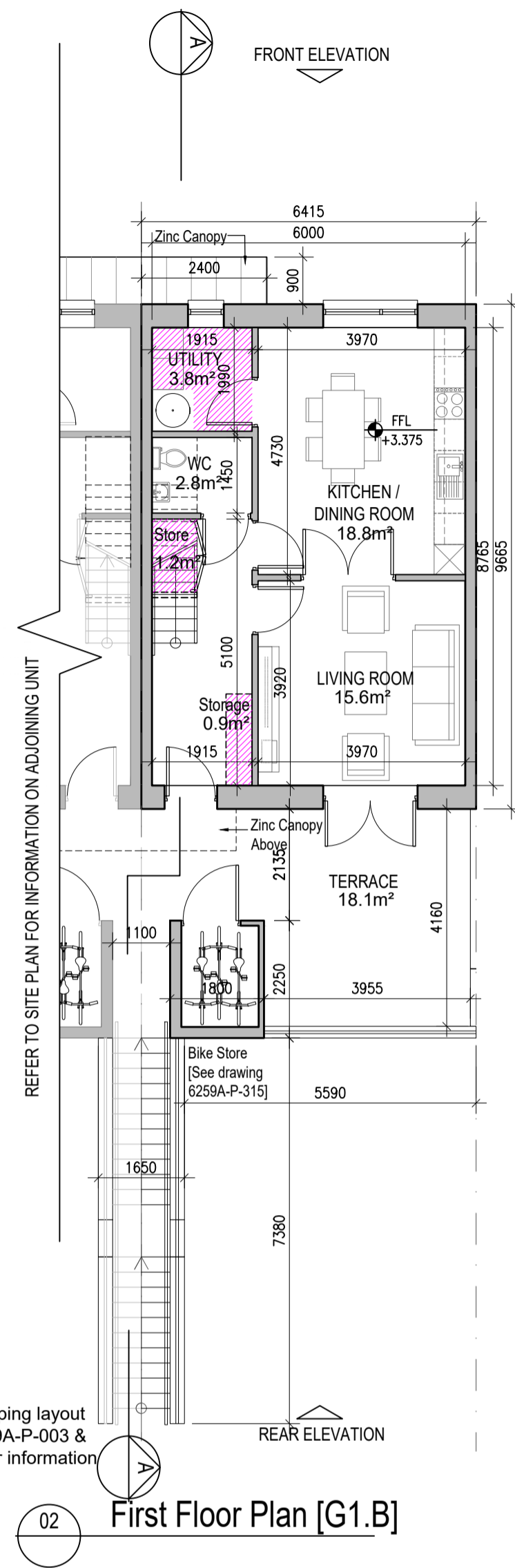


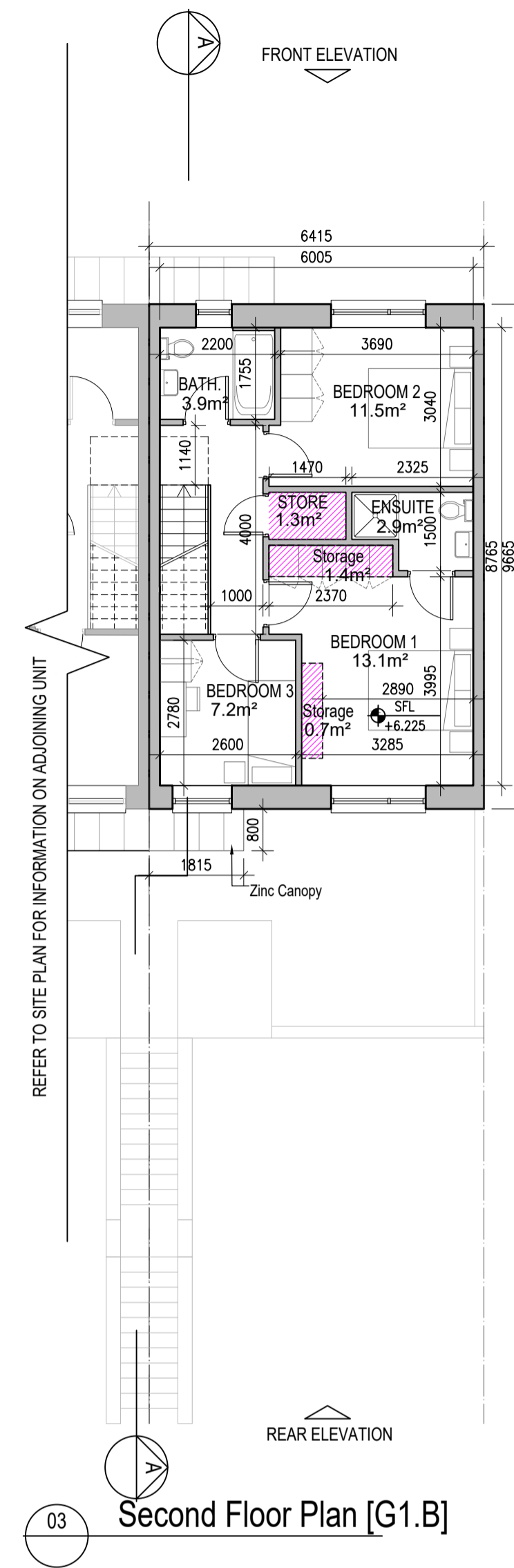
DUPLEX TYPE G1



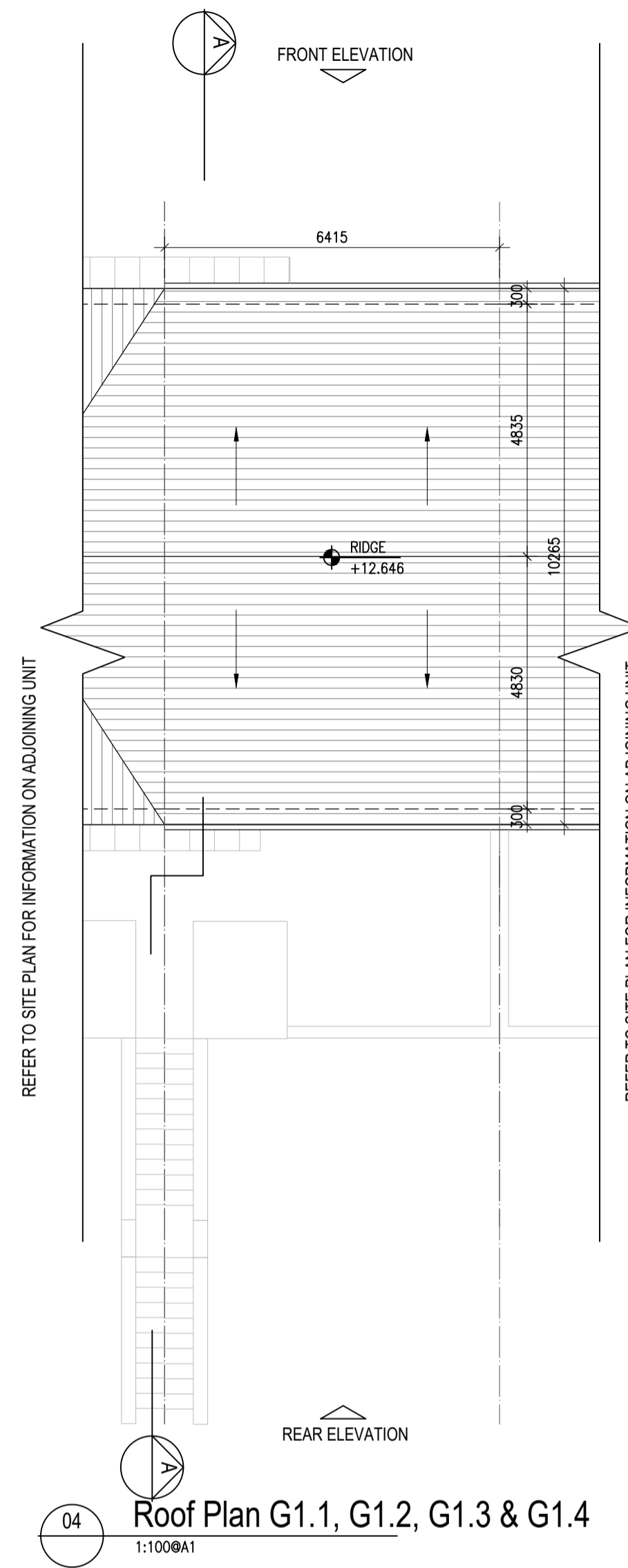
01 Ground Floor Plan [G1.A]



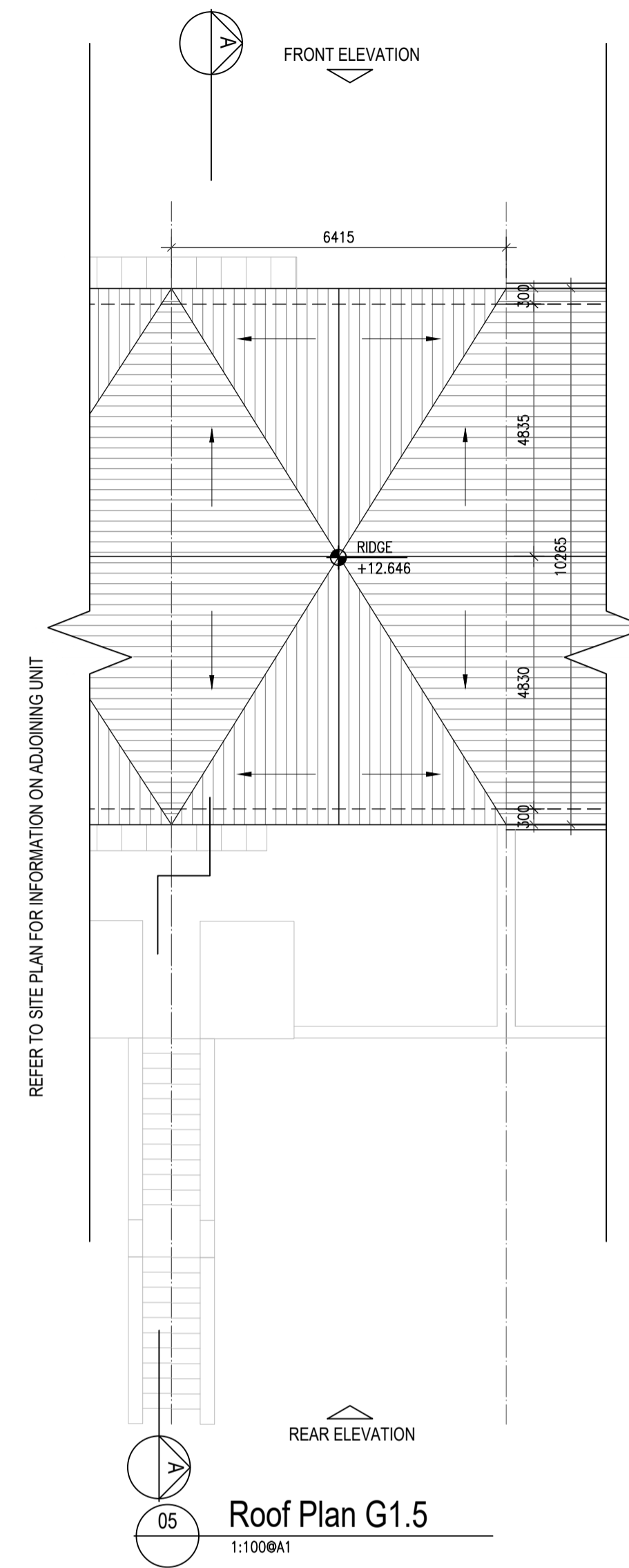
02 First Floor Plan [G1.B]



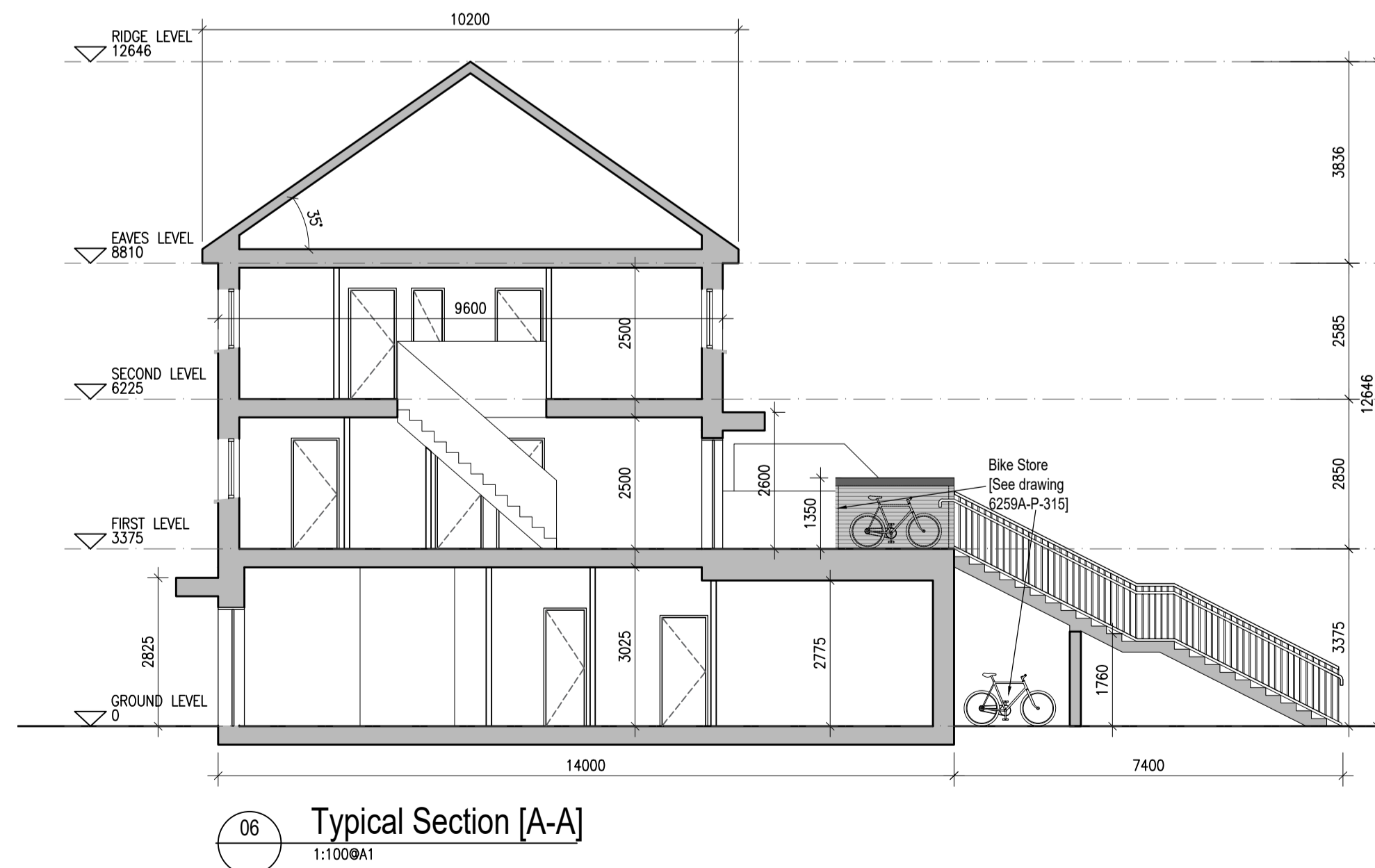
03 Second Floor Plan [G1.B]



04 Roof Plan G1.1, G1.2, G1.3 & G1.4



05 Roof Plan G1.5



06 Typical Section [A-A]



KEY PLAN [NTS]

Indicates unit locations

HOUSE TYPES	No. OF UNITS
Type A1/A2	- 3 bed 15
Type B1/B2	- 3 bed 28
Type C1/C2/C3/C4	- 3 bed 16
Type D	- 4 bed 3
Type E1/E2	- 4 bed 7
Type K1/K2/K3	- 4 bed 6
	75

DUPLEX	No. OF UNITS
Type F1	- 2 bed 3
Type F2	- 3 bed 3
Type F3	- 2 bed 1
Type F3	- 3 bed 1
Type G1	- 2 bed 6
Type G2	- 2 bed 6
Type G3	- 2 bed 2
Type G3	- 3 bed 33
Type G3	- 3 bed 33
Type H1/H2	- 2 bed 7
Type H1/H2	- 3 bed 7
Type J1	- 2 bed 2
Type J1	- 3 bed 2
Type J2	- 2 bed 9
Type J2	- 3 bed 9
Type J2	- 2 bed 3
Type J2	- 3 bed 3
	132
TOTAL NO. OF UNITS	207

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 OBSCURED 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

G1.A [2 Bed] - Ground floor area	78.3 m²
G1.B [3 Bed] - First floor area	52.6 m²
Second floor area	52.6 m²
Total Floor Area (G1.B):	105.2 m²

REFER TO LANDSCAPE ARCHITECT'S DRAWINGS FOR ALL LANDSCAPING DETAILS

DUPLEX TYPE G1

Notes	Issue Status	No.	Date	Revision	Initials
1. Copyright Reserved	Progress	01	14.10.2022	ISSUED FOR PLANNING	ED
2. Work to signed dimensions only. Do not scale drawings	Planning Application	02	16.03.2023	ISSUED FOR PLANNING RFI	ED
3. The contractor is responsible for checking all levels and dimensions on site and shall refer all discrepancies to the Architect	Fire Cert	03	26.04.2023	ISSUED FOR PLANNING COMPLIANCE	ED
4. Where appropriate, for details of r.c. structure, or mechanical and electrical details, see Engineers drawings	Disability Cert				
5. Proprietary items shall be fixed in strict accordance with manufacturers instructions.	Tender				
6. Sizes of proprietary items shall be checked with manufacturer.	Construction				
7. The contractor shall be responsible for the coordination of structure, finishes and services.	As Built				
	Information Only				

Project	Aderrig Phase 3 Adamstown SDZ Residential Development		
Drawing Title	Duplex Type G1 (mid terrace) Non-handed-Plans, Section		
Drawing No	6259A-P-206		
Scale	1:100@A1	Rev	03
Drawn	IFJ; ED	Date	APR 2023

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