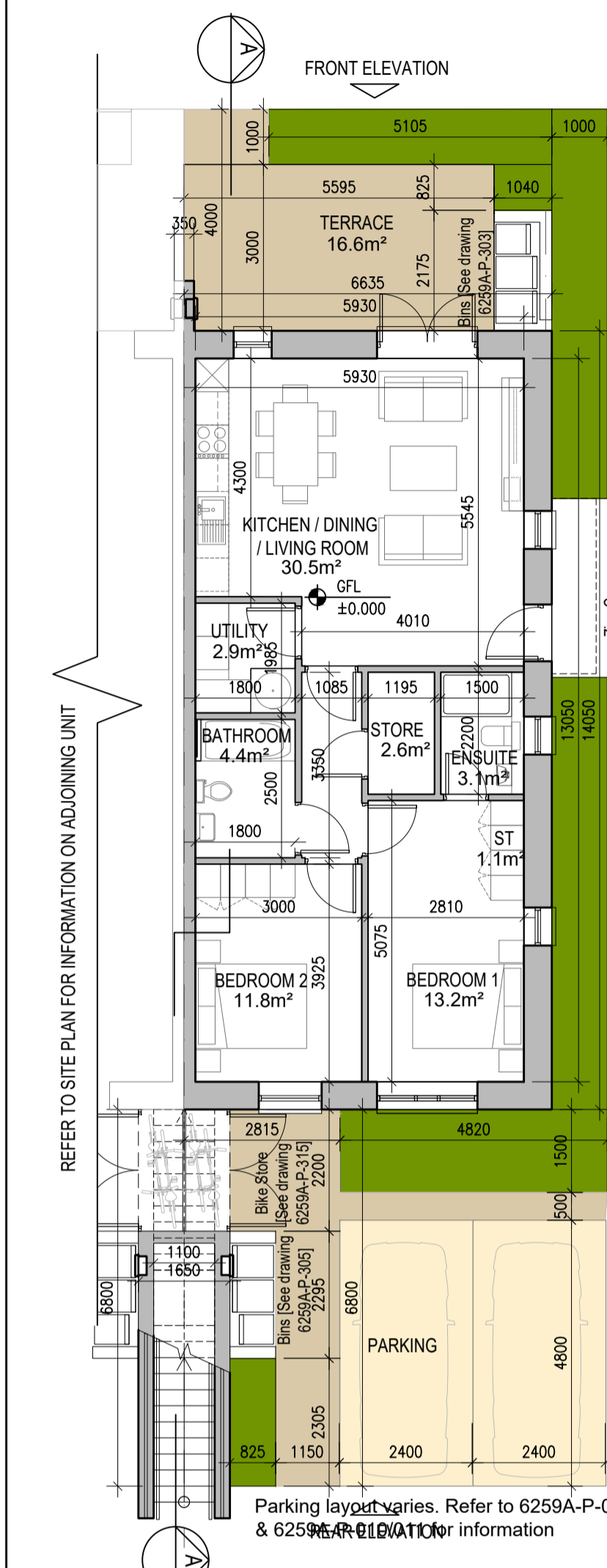
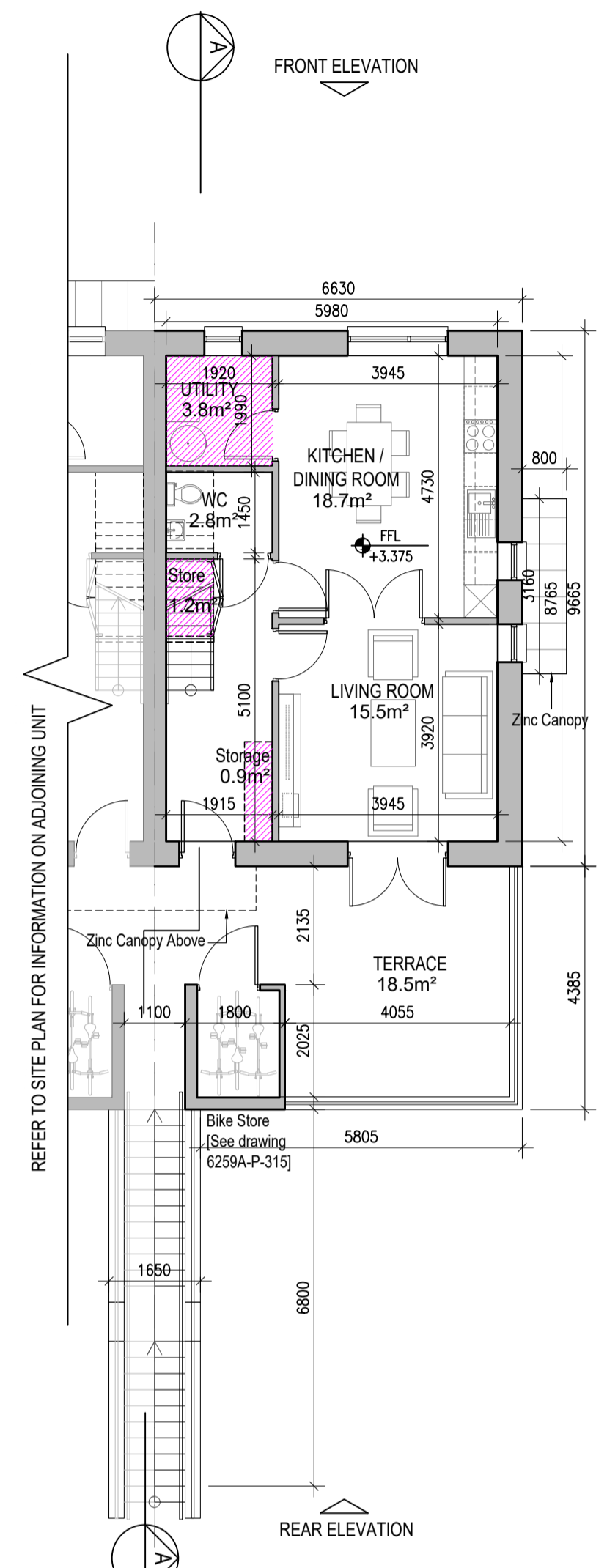


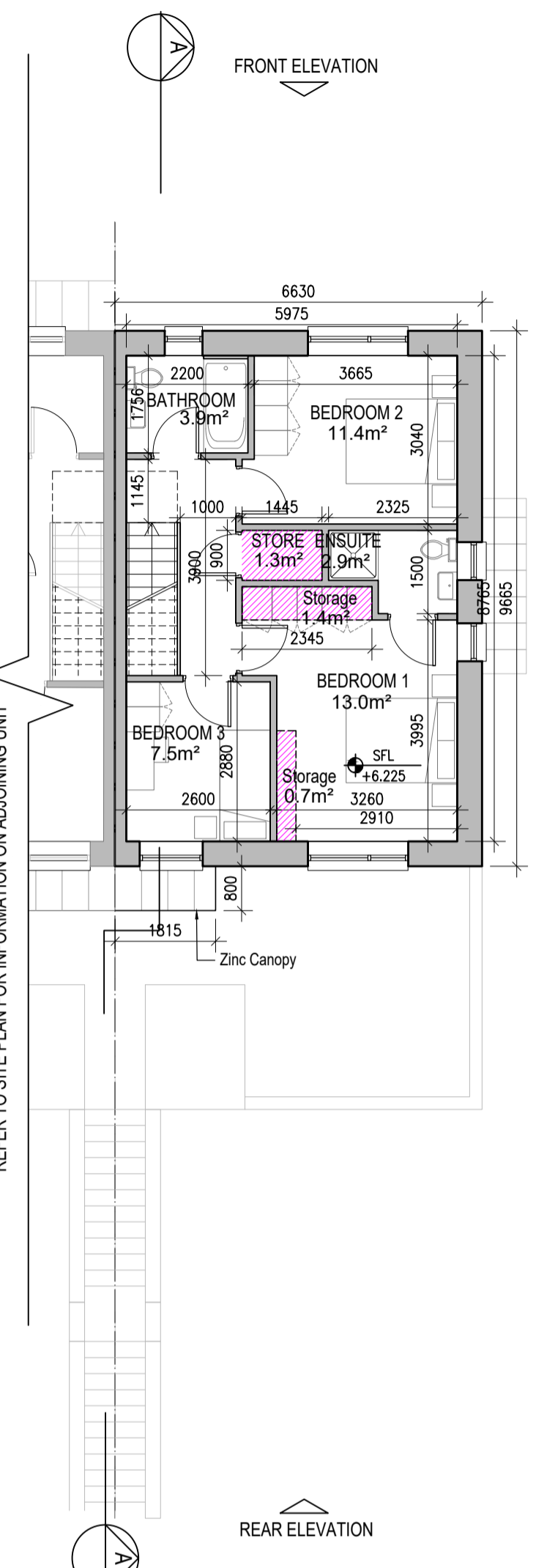
**DUPLEX TYPE G3**



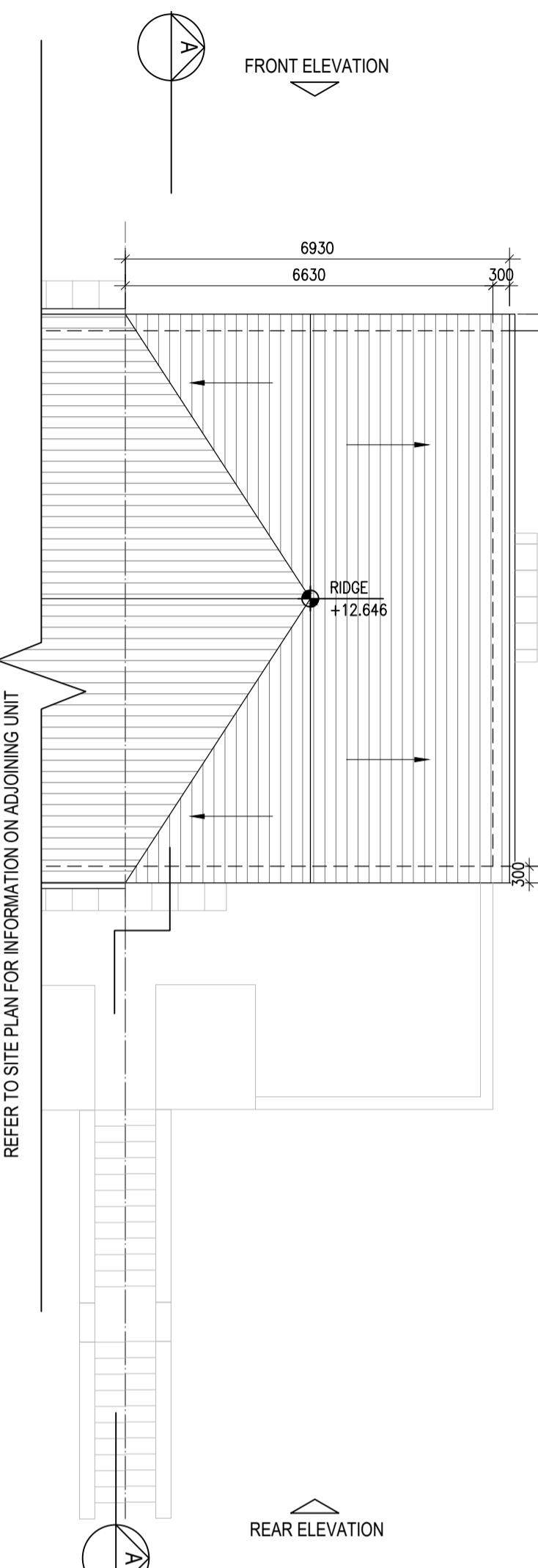
01 Ground Floor Plan [G3.A]



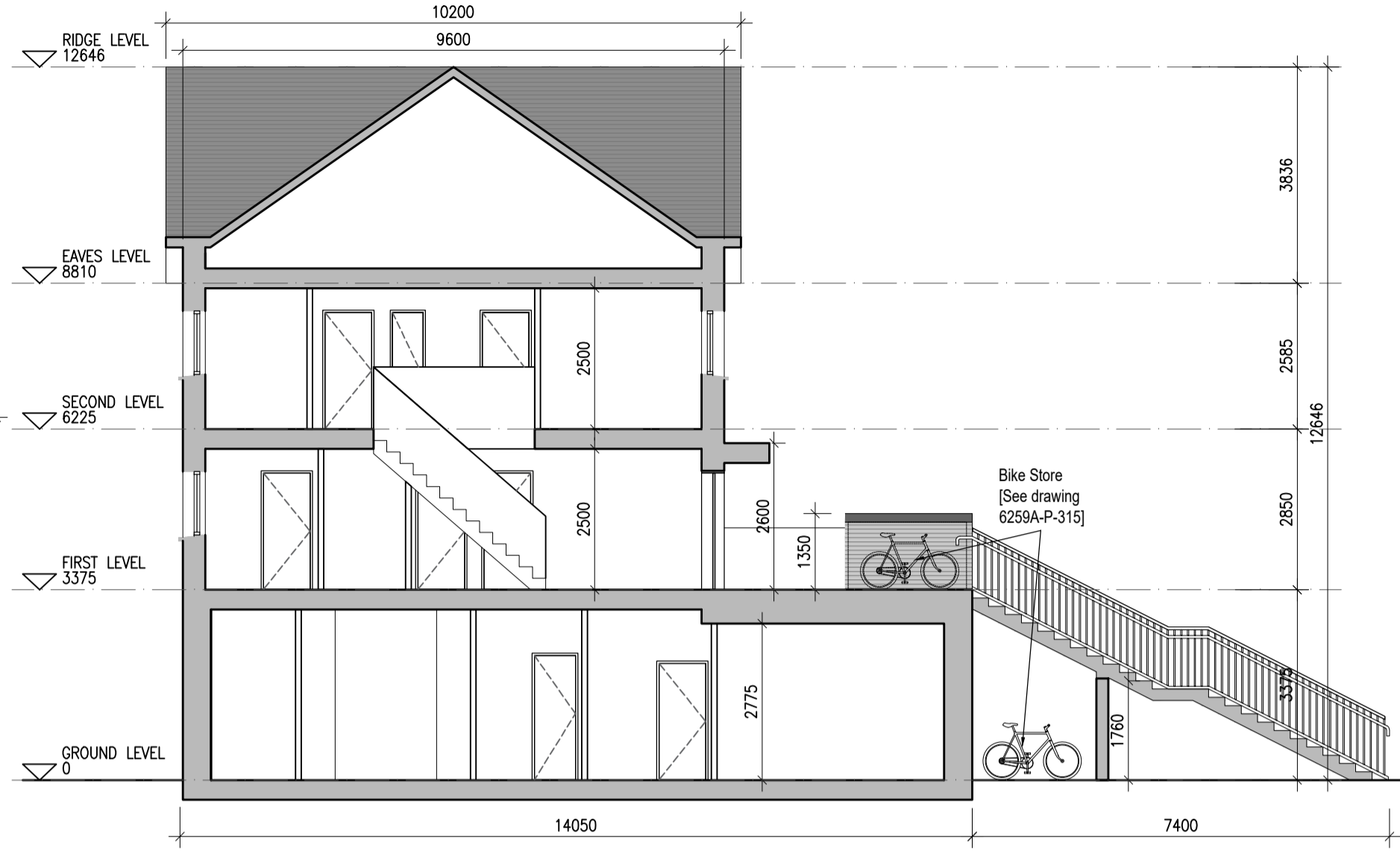
02 First Floor Plan [G3.B]



03 Second Floor Plan [G3.B]



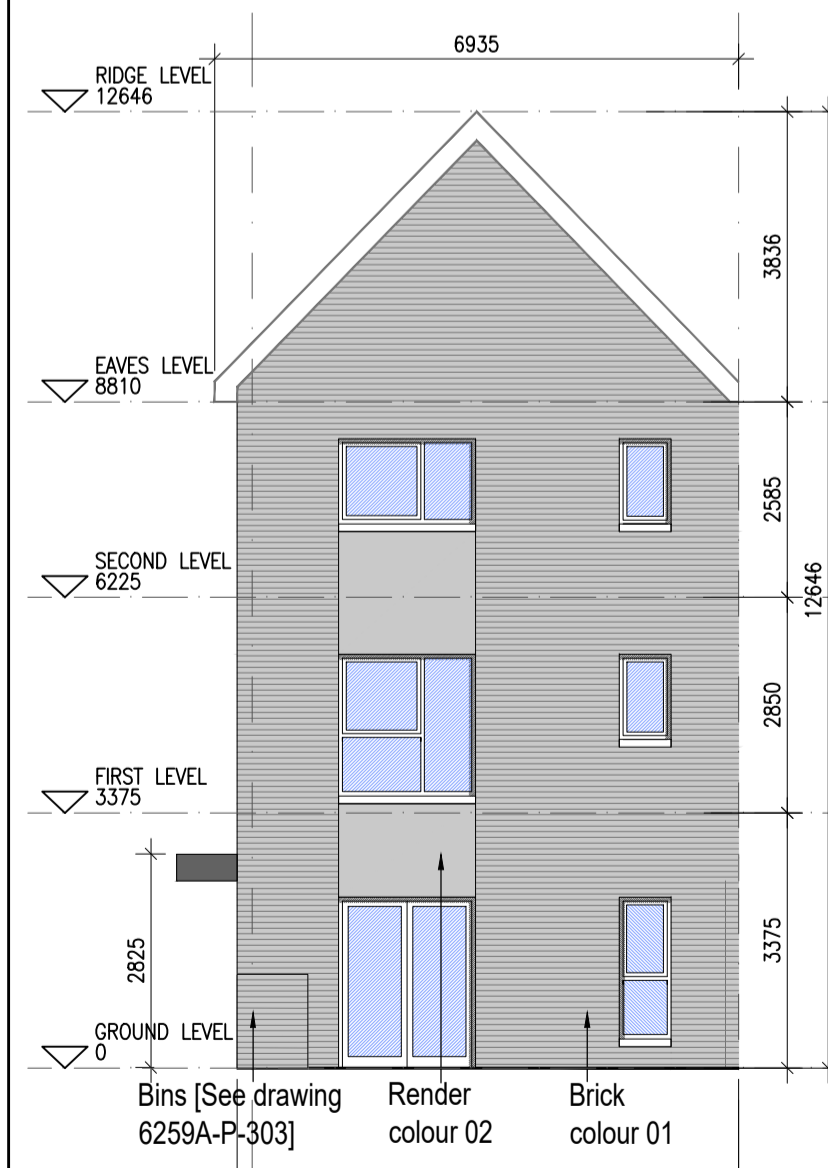
04 Roof Floor Plan



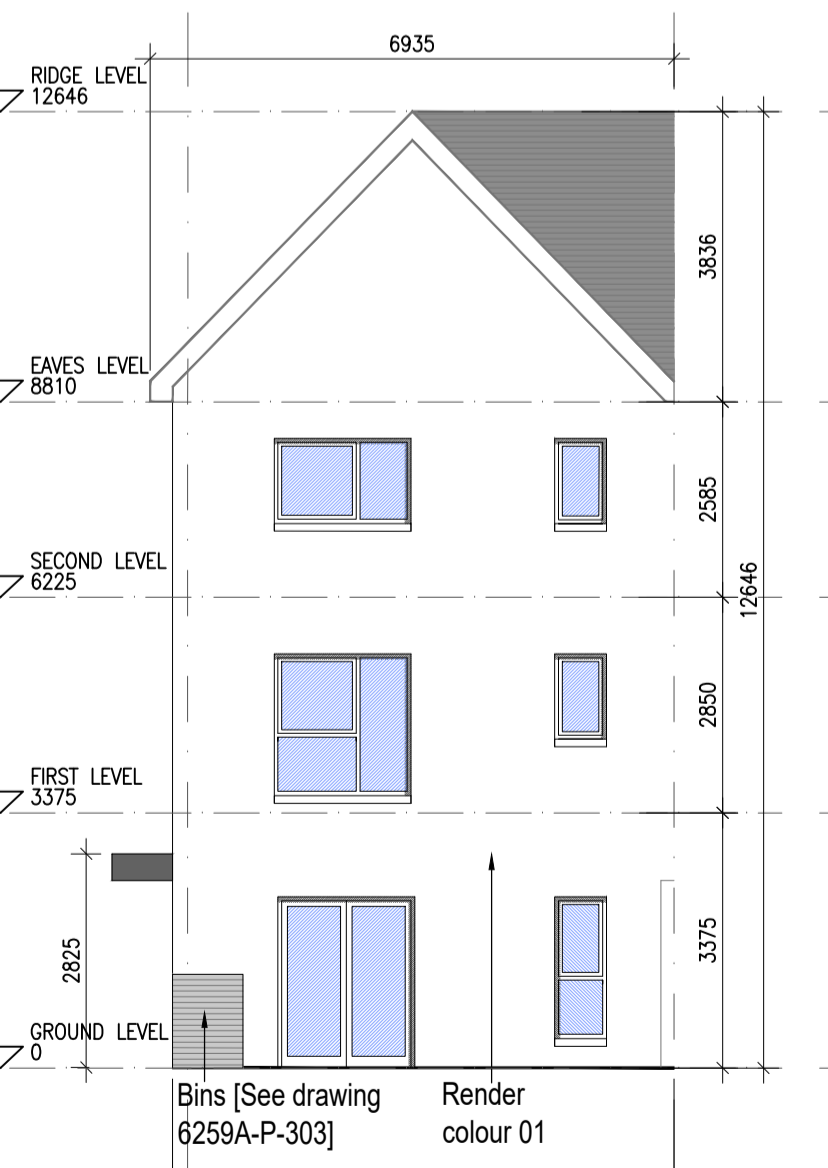
05 Typical Section [A-A]



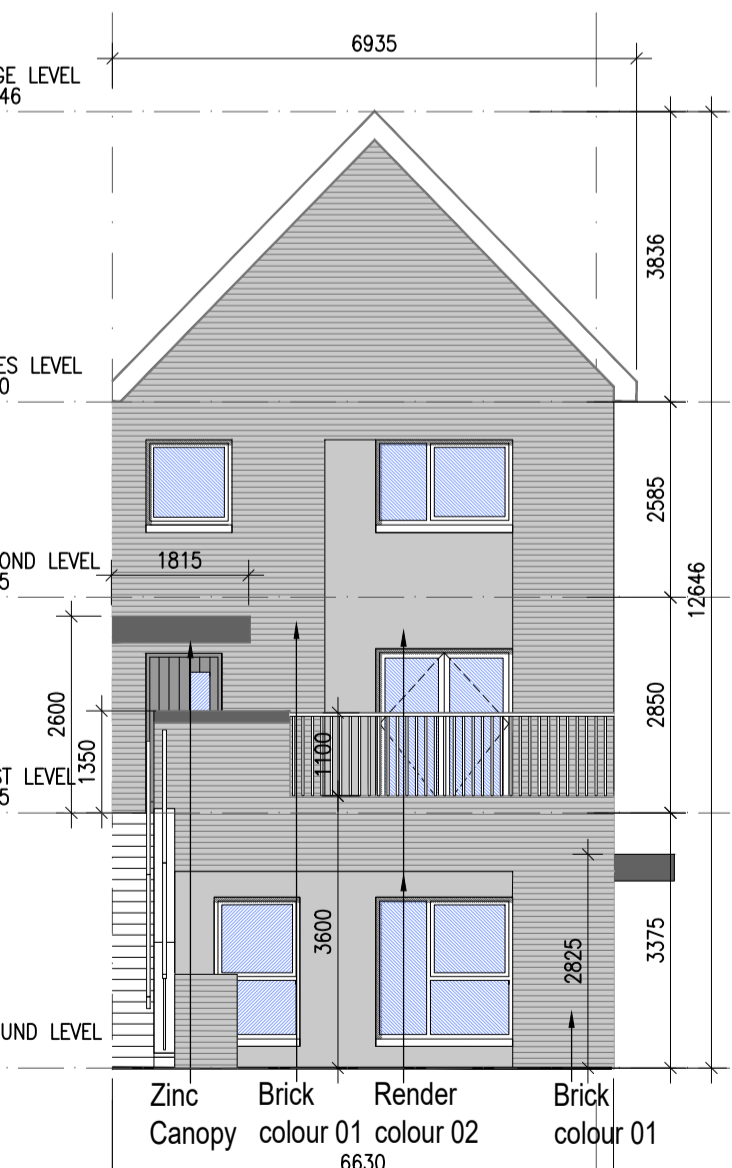
06 Side Elevation G3.2



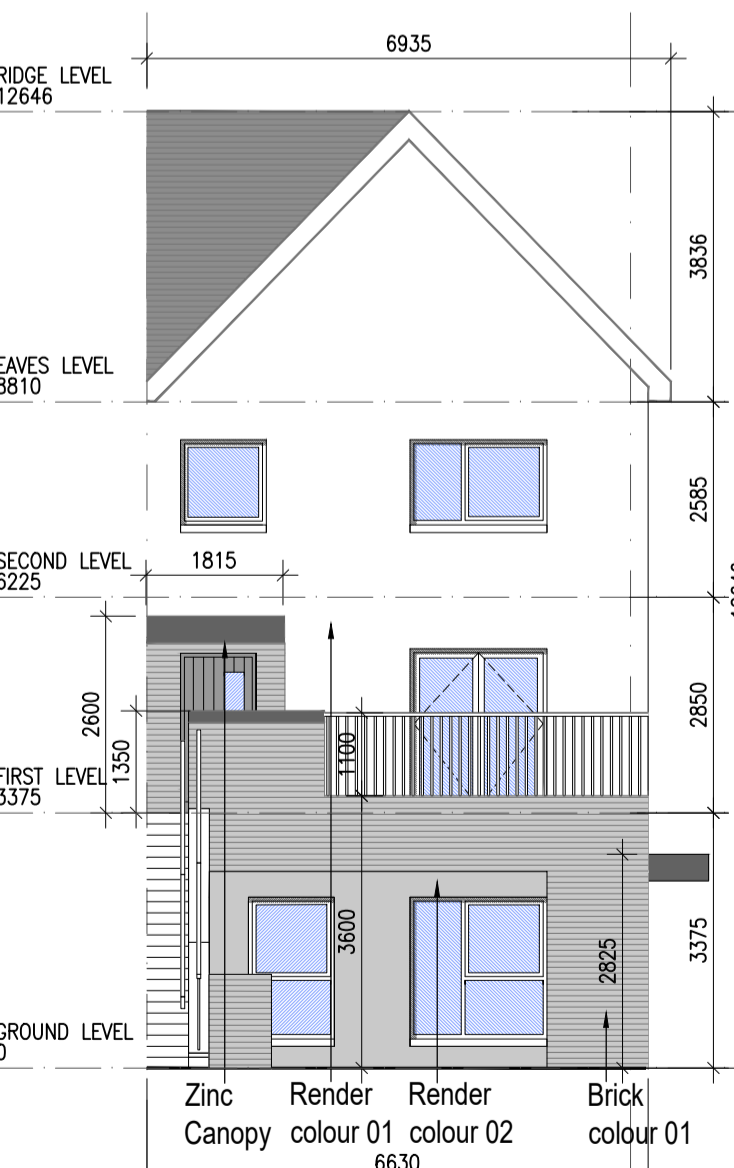
08 Front Elevation G3.1



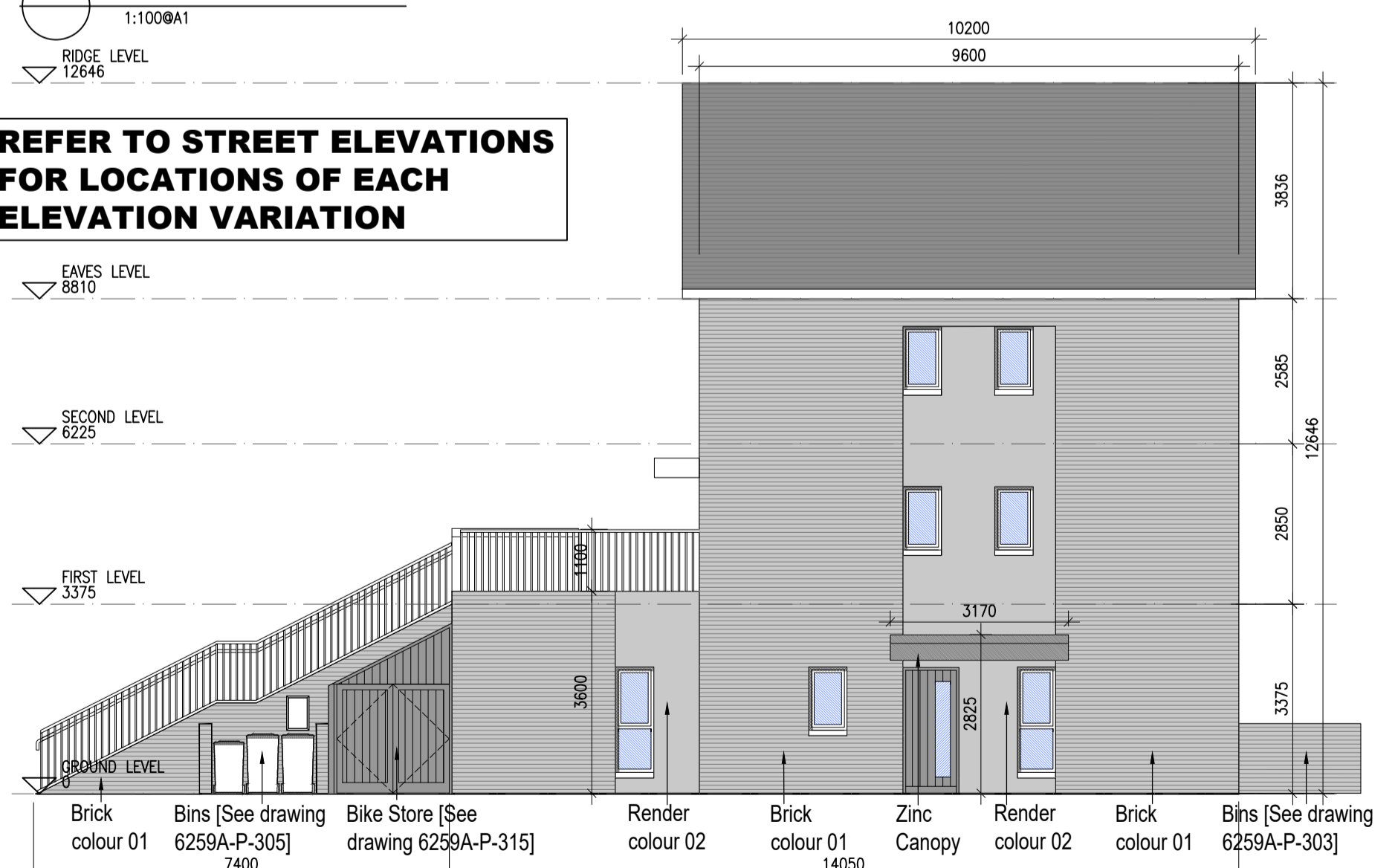
09 Front Elevation G3.2



10 Rear Elevation G3.1



11 Rear Elevation G3.2



07 Side Elevation G3.1



**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	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
		132
<b>TOTAL NO. OF UNITS</b>		<b>207</b>

**EXTERNAL FINISHES**

**WALLS:** PAINTED SAND / CEMENT RENDER OR PROPRIETARY PRECOLOURED RENDER FINISH SELECTED PROPRIETARY WHERE INDICATED ON DRAWINGS

**WINDOWS:** SELECTED PROPRIETARY DOUBLE / TRIPLE GLAZED WINDOW SYSTEM WITH FRAMES TO APPROVED COLOUR OBTAINED FROM DRAWINGS 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

G3.A [2 Bed] - Ground floor area 77.4 m<sup>2</sup>  
 G3.B [3 Bed] - First floor area 52.4 m<sup>2</sup>  
 Second floor area 52.4 m<sup>2</sup>  
 Total Floor Area (G3.B): 104.8 m<sup>2</sup>

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

**DUPLEX TYPE G3**

**Notes**

- Copyright Reserved
- Work to signed dimensions only. Do not scale drawings
- 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**

Progress	Planning Application	Fire Cert	Disability Cert	Tender	Construction	As Built	Information Only

No.	Date	Revision	Initials
01	14.10.2022	ISSUED FOR PLANNING	ED
02	16.03.2023	ISSUED FOR PLANNING RFI	ED
03	26.04.2023	ISSUED FOR PLANNING COMPLIANCE	ED

**Project**  
Aderrig Phase 3 Adamstown SDZ Residential Development

**Drawing Title**  
Duplex Type G3 (end terrace) Non-handed-Plans,Elevation,Section

**Drawing No**  
6259A-P-211

**Scale**  
1:100@A1

**Rev**  
03

**Drawn**  
IFJ; ED

**Date**  
APR 2023

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