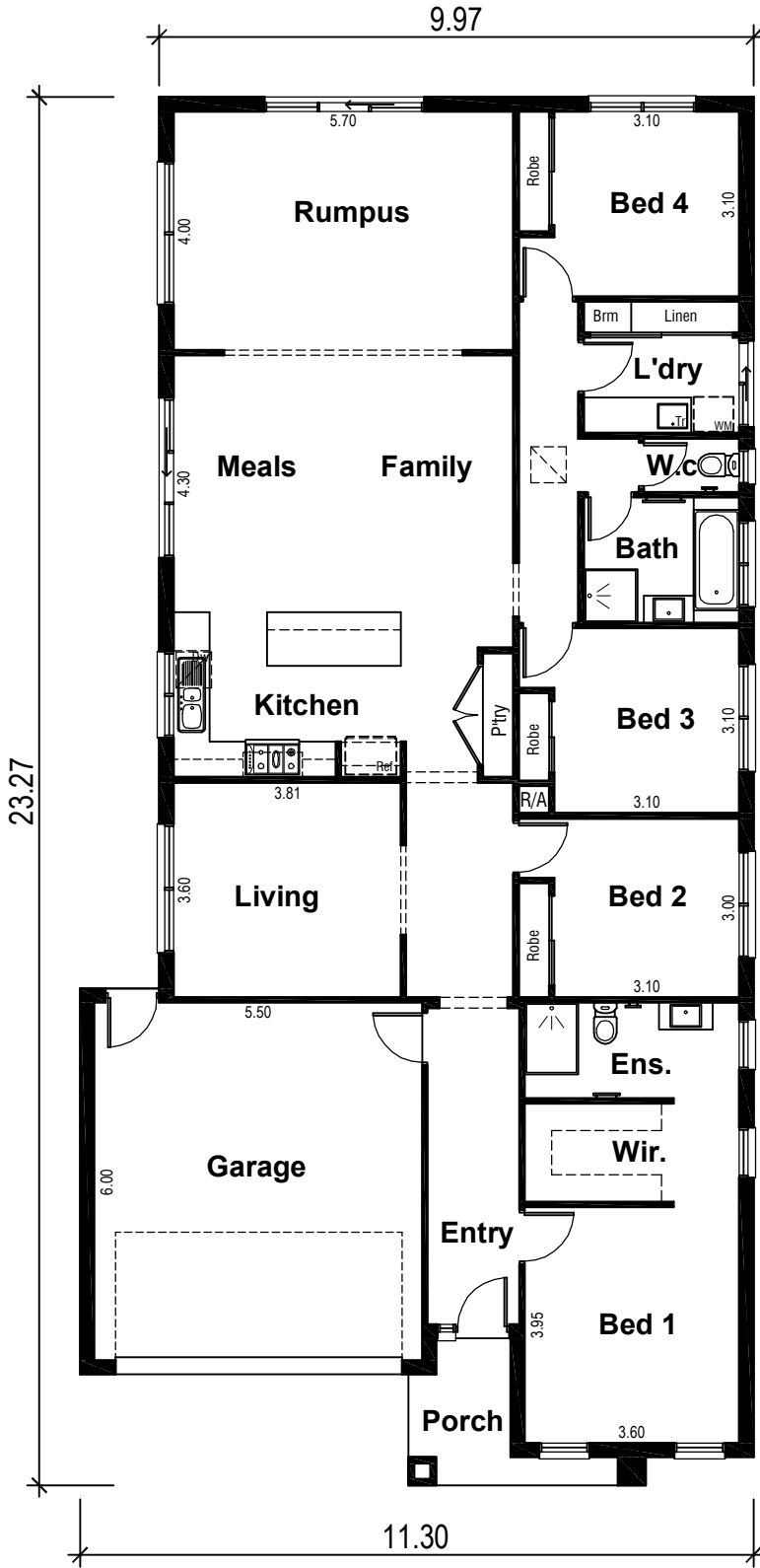


# OSBORNE 25

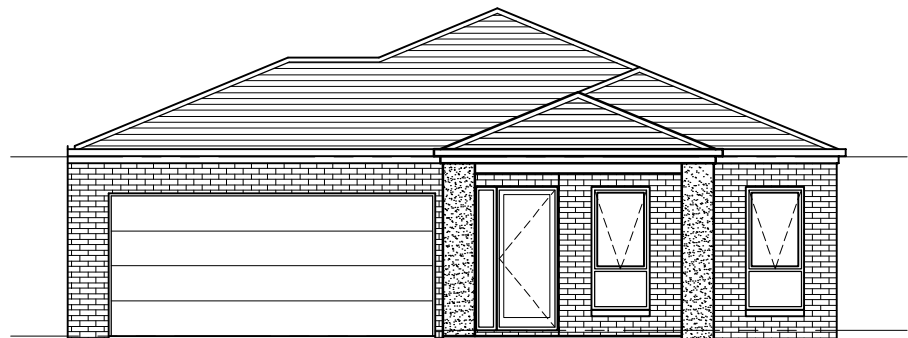


### Areas Analysis :

Dwelling :	190.98 m2	20.56 sqs
Garage :	36.22 m2	
Porch :	4.77 m2	
<b>Total :</b>	<b>231.97 m2</b>	<b>24.97 sqs</b>

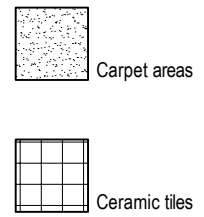
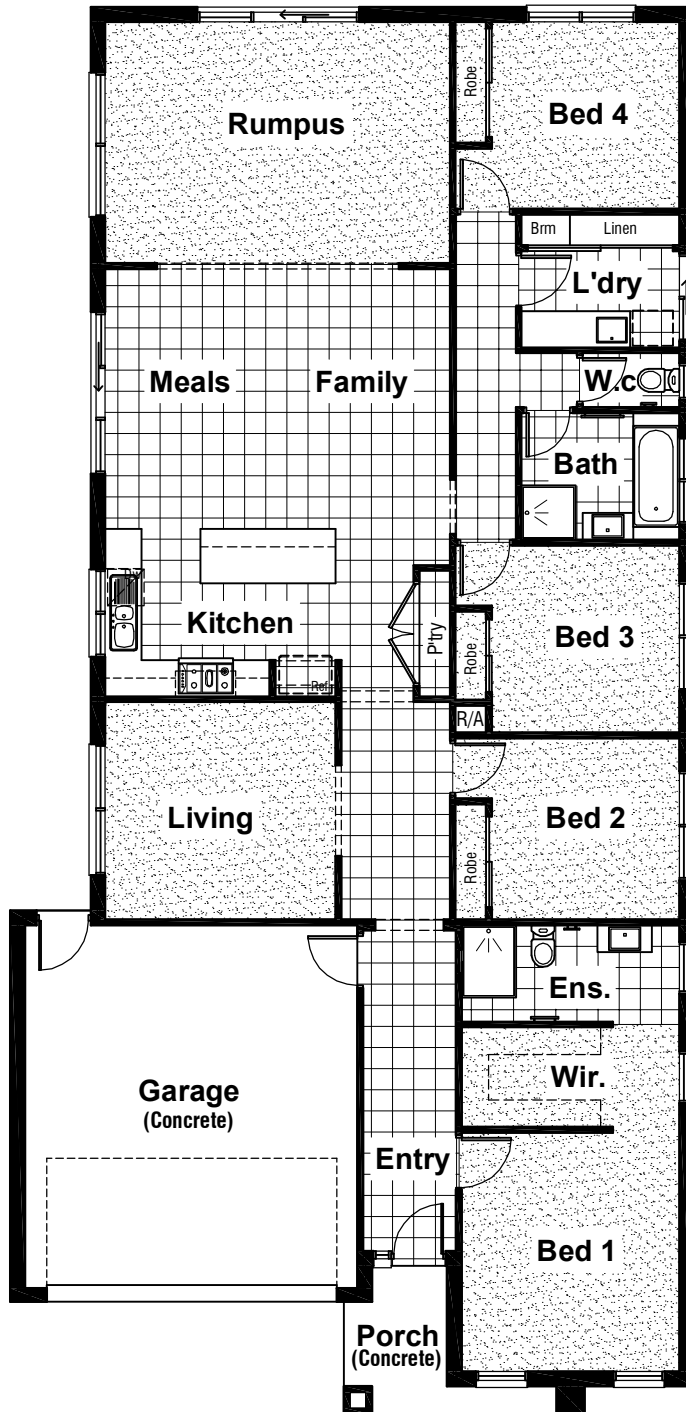
Suits 12.50 M  
Min. Block

Floor Plan



Front Elevation

# OSBORNE 25
















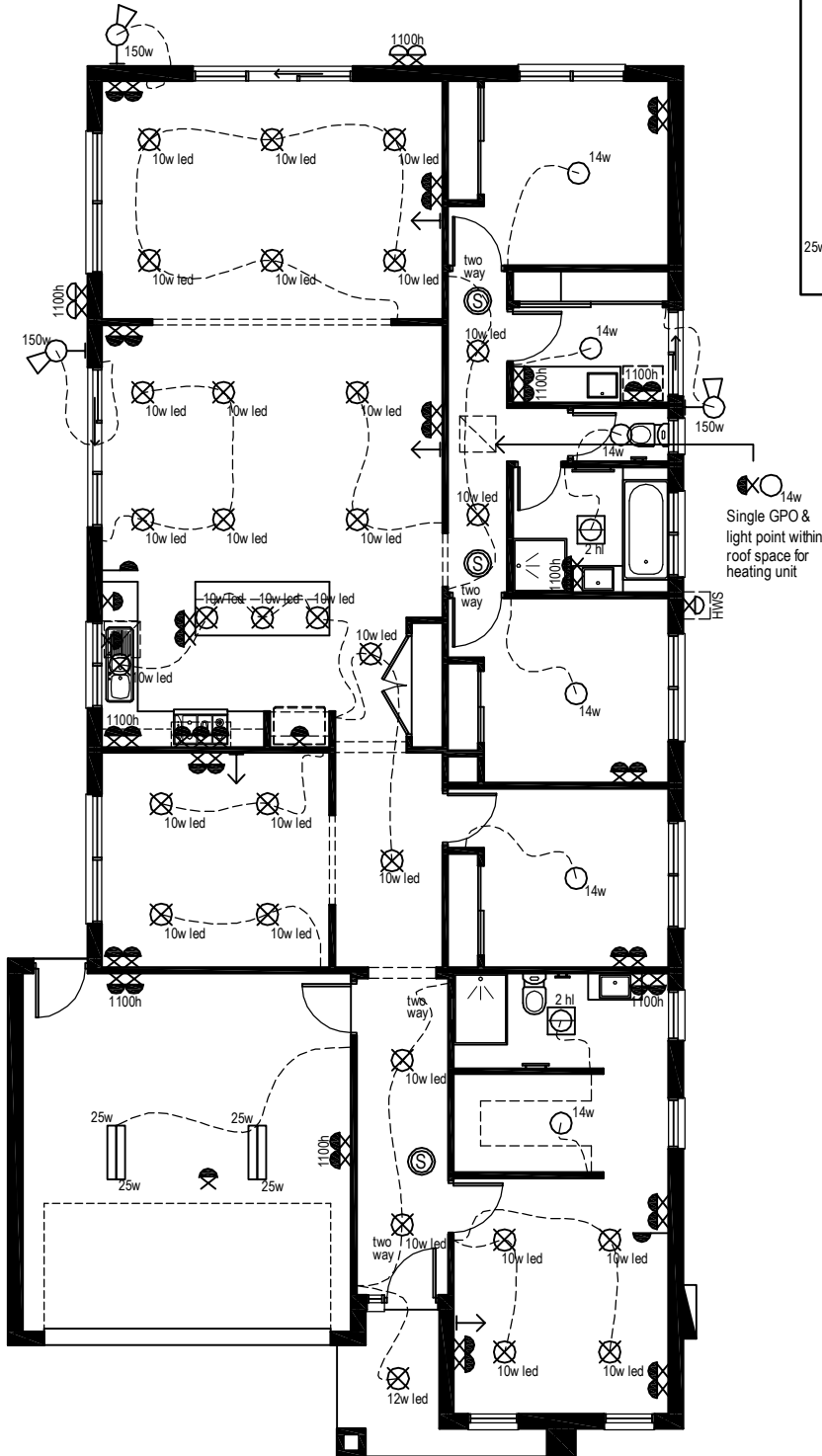
Floor Coverings Plan



# OSBORNE 25

## Electrical Legend

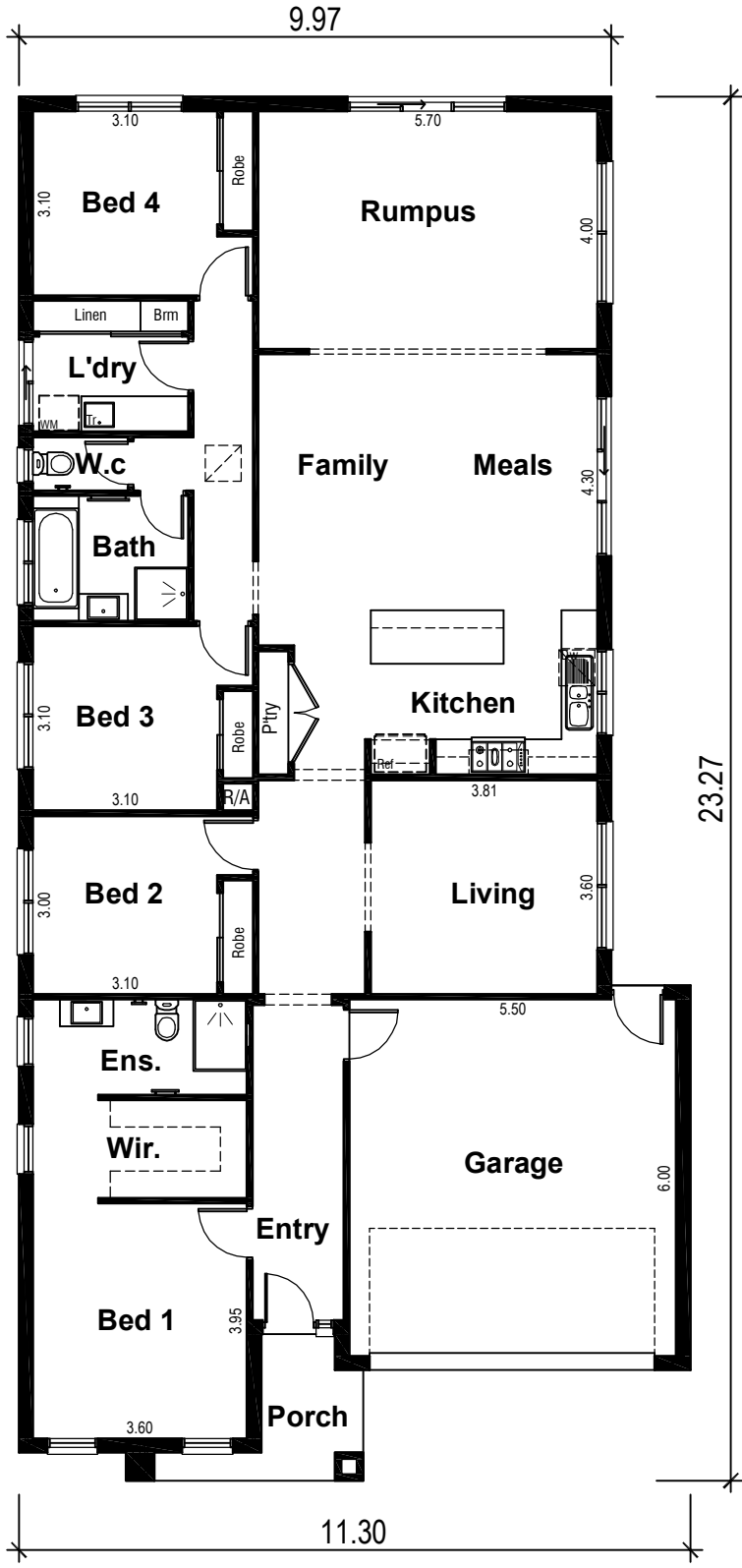
-  Smoke Alarm
-  Electrical meter box
-  Ceiling mounted Oyster fitting with 14 watt globe
-  Ceiling mounted 70mm downlight 35 watt Halogen light
-  Ceiling mounted downlight 10 watt L.E.D Globe
-  Wall mounted external flood light with 150 watt globe
-  3 in 1 - Exhaust Fan with 'draft stopper', Light & 2 x Heat globes
-  Weatherproof External Double GPO
-  Double GPO
-  Single GPO
-  TV point
-  Phone point
-  Ceiling mounted double fluoro light with 25 watt globe



Wattage Allowance	
Internal of dwelling - (Class 1)	
Proposed total wattage of light fittings:	398.00 w
Max allowable wattage:	954.90 w
Internal of garage - (Class 10)	
Proposed total wattage of light fittings:	100.00 w
Max allowable wattage:	108.66 w
Porch, Alfresco, Balconies etc.. - (Class 1)	
Proposed total wattage of light fittings:	12.00 w
Max allowable wattage:	19.08 w

Proposed First Floor  
Electrical Plan

# OSBORNE 25

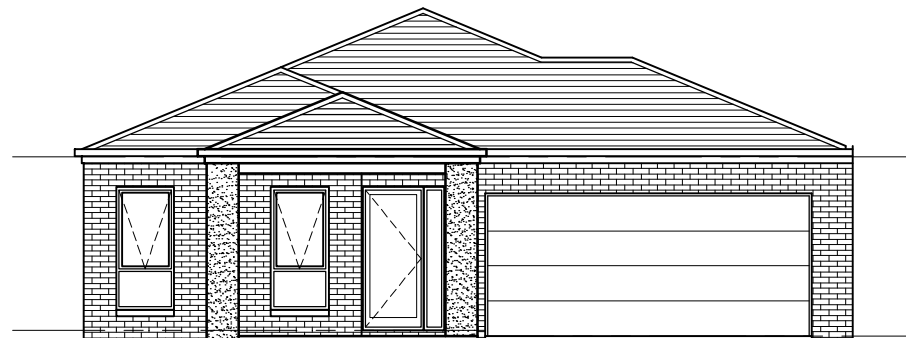


### Areas Analysis :

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Suits 12.50 M  
Min. Block

Floor Plan



Front Elevation