

CARLISLE SITE TERENURE, RESIDENTIAL DEVELOPMENT

Client: 1 Terenure Land Limited
Project Number: 6269 - 02.11.22

PROPOSED

bkdarchitects
BURKE-KENNEDY DOYLE

HOUSING QUALITY ASSESSMENT [HQA]
REV-05

NOTES:
(*) Sustainable Urban Housing: Design Standards for New Apartments
Guidelines for Planning Authorities issued under Section 28 of the Planning and Development Act,
2000 (as amended) December 2020

GROUND FLOOR SERVICES (GIFA) (m²)

Water Tanks	163	
Sprinklers Plant	64	
Electrical Plant	63.6	
Refuse Store	88.7	
Bike Storage	330.5	352 Bikes (336 Double stacker module + 16 Cargo rack)
Enclosed Car Park Area	1714.7	72 Spaces (66 car spaces + 6 motorcycle spaces)

TOTAL SERVICE GIFA	2424.5	
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UNIT NUMBER	UNIT TYPE APARTMENTS	GROSS INTERNAL FLOOR AREA	TOTAL NETT AREA	BED SPACES	MAIN BATHR. AREA	LIVING /DINING /KITCHEN TOTAL AREA	ENSUITE AREA	BEDROOM AREAS	BEDROOM TOTAL AREA	STORAGE	ASPECT	BALCONY
		m²	MIN*	m²	m²	m²	MIN*	m²	1 MIN* 2 MIN*	m²	m²	MIN* (No. of) m² MIN*

APARTMENT BUILDING 1

Ground Floor Overall G.I.F.A = 448.1

101	(B2.5) 2 Bed Apartment	89.17	73	85.5	4	4.3	33.4	30	0	18.4	11.4	14.2	11.4	32.6	10.9	6	1	11.5	7
102	(B2.4) 2 Bed Apartment	87.19	73	81.3	4	4.3	36.3	30	0	13.4	11.4	12	11.4	25.4	11	6	2	7.5	7
103	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
104	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7
105	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
	Common Areas																		

First Floor Overall G.I.F.A = 748.1

111	(B2.2) 2 Bed Apartment	81.2	73	75.8	4	4.3	30.5	30	0	13.3	11.4	11.6	11.4	24.9	6.4	6	2	7.6	7
112	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7
113	(B2.3) 2 Bed Apartment	86.1	73	81.3	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	6.4	6	2	7.5	7
114	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
115	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7
116	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
117	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
118	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
119	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
	Common Areas																		

Second Floor Overall G.I.F.A = 748.1

121	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
122	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7
123	(B2.3) 2 Bed Apartment	86.1	73	78.5	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	9.5	6	2	7.5	7
124	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
125	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7
126	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
127	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
128	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
129	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
	Common Areas																		

Third Floor Overall G.I.F.A = 748.1

131	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
132	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7

UNIT NUMBER	UNIT TYPE APARTMENTS	GROSS INTERNAL FLOOR AREA		TOTAL NETT AREA	BED SPACES	MAIN BATHR. AREA	LIVING /DINING /KITCHEN TOTAL AREA		ENSUITE AREA	BEDROOM AREAS				BEDROOM TOTAL AREA	STORAGE		ASPECT	BALCONY	
		m²	MIN*	m²	m²	m²	m²	MIN*	m²	1	MIN*	2	MIN*	m²	m²	MIN*	(No. of)	m²	MIN*
133	(B2.3) 2 Bed Apartment	86.1	73	78.5	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	9.5	6	2	7.5	7
134	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
135	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7
136	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
137	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
138	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
139	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
	Common Areas																		

Fourth Floor

Overall G.I.F.A = 568.1

141	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
142	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7
143	(B2.3) 2 Bed Apartment	86.1	73	78.5	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	9.5	6	2	7.5	7
144	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
145	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	2	7.5	7
146	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	2	5.2	5
147	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
	Common Areas																		

Fifth Floor

Overall G.I.F.A = 568.1

151	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
152	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7
153	(B2.3) 2 Bed Apartment	86.1	73	78.5	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	9.5	6	2	7.5	7
154	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
155	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	2	7.5	7
156	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	2	5.2	5
157	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
	Common Areas																		

Total Block 1 G.I.F.A = 3153.7

APARTMENT BUILDING 2

Ground Floor

Overall G.I.F.A = 106.2

201	(A2.2) 1 Bed Apartment	49.55	45	47.1	2	4.2	27.2	23	0	11.6	11.4	0	0	11.6	3.5	3	1	5.2	5
202	(B2.7) 2 Bed Apartment	80.31	73	76.3	4	4.3	32	30	0	13.6	11.4	12.5	11.4	26.1	9.6	6	1	9.5	7
203	(B2.6) 2 Bed Apartment	80.31	73	76.1	4	4.3	31.7	30	0	14	11.4	11.8	11.4	25.8	10	6	1	9.9	7
	Common Areas																		

First Floor

Overall G.I.F.A = 842.0

211	(B2.8) 2 Bed Apartment	82.63	73	75.0	4	4.3	30.5	30	3.6	14.1	11.4	12	11.4	26.1	6.2	6	3	7.5	7
212	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
213	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
214	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
215	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
216	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
217	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
218	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
219	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
220	(B2.9) 2 Bed Apartment	84.22	73	79.1	4	4.3	30.6	30	3.6	15.6	11.4	13.5	11.4	29.1	7.2	6	1	8.6	7
	Common Areas																		

Second Floor

Overall G.I.F.A = 842.0

221	(B2.8) 2 Bed Apartment	82.63	73	75.0	4	4.3	30.5	30	3.6	14.1	11.4	12	11.4	26.1	6.2	6	3	7.5	7
222	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
223	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
224	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
225	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
226	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
227	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
228	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
229	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
230	(B2.9) 2 Bed Apartment	84.22	73	79.1	4	4.3	30.6	30	3.6	15.6	11.4	13.5	11.4	29.1	7.2	6	1	8.6	7

UNIT NUMBER	UNIT TYPE APARTMENTS	GROSS INTERNAL FLOOR AREA		TOTAL NETT AREA	BED SPACES	MAIN BATHR. AREA	LIVING /DINING /KITCHEN TOTAL AREA		ENSUITE AREA	BEDROOM AREAS				BEDROOM TOTAL AREA	STORAGE		ASPECT	BALCONY	
		m²	MIN*	m²	m²	m²	m²	MIN*	m²	1	MIN*	2	MIN*	m²	m²	MIN*	(No. of)	m²	MIN*
	Common Areas																		

Third Floor Overall G.I.F.A = 842.0

231	(B2.8) 2 Bed Apartment	82.63	73	75.0	4	4.3	30.5	30	3.6	14.1	11.4	12	11.4	26.1	6.2	6	3	7.5	7
232	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
233	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
234	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
235	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
236	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
237	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
238	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
239	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
240	(B2.9) 2 Bed Apartment	84.22	73	79.1	4	4.3	30.6	30	3.6	15.6	11.4	13.5	11.4	29.1	7.2	6	1	8.6	7
	Common Areas																		

Fourth Floor Overall G.I.F.A = 577.2

241	(B2.8) 2 Bed Apartment	82.63	73	75.0	4	4.3	30.5	30	3.6	14.1	11.4	12	11.4	26.1	6.2	6	3	7.5	7
242	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
243	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
244	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
245	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
246	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	2	5.2	5
247	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	2	5.2	5
248	(B2.9) 2 Bed Apartment	84.22	73	79.1	4	4.3	30.6	30	3.6	15.6	11.4	13.5	11.4	29.1	7.2	6	1	8.6	7
	Common Areas																		

Fifth Floor Overall G.I.F.A = 577.2

251	(A2.5) 1 Bed Apartment	58.66	45	51.9	2	4.2	30.6	23	0	12	11.4	0	0	12	4.5	3	3	7.5	5
252	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
253	(B1.3) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
254	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
255	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	2	5.2	5
256	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
257	(A2.6) 1 Bed Apartment	55.96	45	47.8	2	4.2	27.5	23	0	11.7	11.4	0	0	11.7	3.8	3	1	5.5	5
	Common Areas																		

Total Block 2 G.I.F.A = 3786.6

APARTMENT BUILDING 3

Ground Floor Overall G.I.F.A = 448.0

301	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
302	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7
303	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
304	(B2.4) 2 Bed Apartment	87.19	73	81.3	4	4.3	36.3	30	0	13.4	11.4	12	11.4	25.4	11	6	2	7.5	7
305	(A2.4) 1 Bed Apartment	50.86	45	48.3	2	4.2	27.5	23	0	12.4	11.4	0	0	12.4	3.6	3	1	5.7	5
306	(A2.3) 1 Bed Apartment	56.09	45	52.3	2	4.2	32.3	23	0	11.4	11.4	0	0	11.4	3.8	3	1	7.6	5
	Common Areas																		

First Floor Overall G.I.F.A = 776.3

311	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
312	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7
313	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
314	(B2.3) 2 Bed Apartment	86.1	73	78.5	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	9.5	6	2	7.5	7
315	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7
316	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
317	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
318	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
319	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
	Common Areas																		

Second Floor Overall G.I.F.A = 776.3

321	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
322	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7

UNIT NUMBER	UNIT TYPE APARTMENTS	GROSS INTERNAL FLOOR AREA		TOTAL NETT AREA	BED SPACES	MAIN BATHR. AREA	LIVING /DINING /KITCHEN TOTAL AREA		ENSUITE AREA	BEDROOM AREAS				BEDROOM TOTAL AREA	STORAGE		ASPECT	BALCONY	
		m²	MIN*	m²	m²	m²	m²	MIN*	m²	1	MIN*	2	MIN*	m²	m²	MIN*	(No. of)	m²	MIN*
323	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
324	(B2.3) 2 Bed Apartment	86.1	73	78.5	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	9.5	6	2	7.5	7
325	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7
326	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
327	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
328	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
329	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
	Common Areas																		

Third Floor Overall G.I.F.A = 776.3

331	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
332	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7
333	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
334	(B2.3) 2 Bed Apartment	86.1	73	78.5	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	9.5	6	2	7.5	7
335	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7
336	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
337	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
338	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
339	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
	Common Areas																		

Fourth Floor Overall G.I.F.A = 568.8

341	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	2	7.5	7
342	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
343	(B2.3) 2 Bed Apartment	86.1	73	78.5	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	9.5	6	2	7.5	7
344	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7
345	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
346	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
347	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	2	5.2	5
	Common Areas																		

Fifth Floor Overall G.I.F.A = 568.8

351	(A1.4) 1 Bed Apartment	49.4	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
352	(A1.3) 1 Bed Apartment	49.4	45	46.9	2	4.2	27	23	0	11.6	11.4	0	0	11.6	3.3	3	1	7.3	5
353	(B2.3) 2 Bed Apartment	86.1	73	78.5	4	4.3	35.5	30	0	13.3	11.4	11.6	11.4	24.9	9.5	6	2	7.5	7
354	(B1.2) 2 Bed Apartment	77.79	73	73.2	4	4.3	32.2	30	0	13.4	11.4	11.5	11.4	24.9	9.6	6	2	7.3	7
355	(B2.2) 2 Bed Apartment	81.2	73	73.7	4	4.4	30.5	30	0	13.3	11.4	11.6	11.4	24.9	9.6	6	2	7.6	7
356	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	2	5.2	5
	Common Areas																		

Total Block 3 G.I.F.A = 3914.5

APARTMENT BUILDING 4

Ground Floor Overall G.I.F.A = 546.9

401	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
402	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
403	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
404	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
405	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
406	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
407	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7
408	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
	Common Areas																		

First Floor Overall G.I.F.A = 546.9

411	(A1.2) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	2	5.2	5
412	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
413	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
414	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
415	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	2	7.5	7
416	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	1	7.3	7
417	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	1	7.5	7

UNIT NUMBER	UNIT TYPE APARTMENTS	GROSS INTERNAL FLOOR AREA		TOTAL NETT AREA	BED SPACES	MAIN BATHR. AREA	LIVING /DINING /KITCHEN TOTAL AREA		ENSUITE AREA	BEDROOM AREAS				BEDROOM TOTAL AREA	STORAGE		ASPECT	BALCONY	
		m²	MIN*	m²	m²	m²	m²	MIN*	m²	1	MIN*	2	MIN*	m²	m²	MIN*	(No. of)	m²	MIN*

Third Floor

Overall G.I.F.A = 742.6

531	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
532	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
533	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
534	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	2	5.2	5
535	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	2	7.5	7
536	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
	Common Areas																		

Fourth Floor

Overall G.I.F.A = 742.6

541	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	1	5.2	5
542	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
543	(A1.1) 1 Bed Apartment	47.8	45	45.3	2	4.2	25.4	23	0	11.6	11.4	0	0	11.6	3.3	3	1	5.2	5
544	(A2.1) 1 Bed Apartment	54.8	45	52.5	2	4.2	30.4	23	0	12.6	11.4	0	0	12.6	4.7	3	2	5.2	5
545	(B2.1) 2 Bed Apartment	83.6	73	78.6	4	4.3	34.5	30	0	14.3	11.4	11.6	11.4	25.9	9.6	6	2	7.5	7
546	(B1.1) 2 Bed Apartment	75.49	73	71.1	4	4.3	30.4	30	0	13.4	11.4	11.6	11.4	25	9.2	6	2	7.3	7
	Common Areas																		

Total Block 5 G.I.F.A = 3599.5

TOTAL BLOCK 1-5 G.I.F.A	17070.2
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Note: numbers in red are minimum areas required by the Sustainable Urban Housing Design Standards 2020