

13 MANCHESTER ST, NORTH IPSWICH, QLD, 4305



FOR SALE

VACANT LAND

987m2 Vacant lot available in North Ipswich.

Great value for money, not many lots this size left to purchase.

Contact us Today, we also have various other Dual Occupancy and Duplex packages available

0 BED | 0 BATH | 0 CAR

PRICE:
185,000

OPEN FOR INSPECTION:
N/A



Dean Morgan
deanmorgan@atrealty.com.au
www.atrealty.com.au

NOTE:
WINDOW HEAD HEIGHT TO BE RAISED AS REQUIRED BY THE BUILDER TO ENSURE THE SOFFIT LINING FINISHES ON TOP OF THE WINDOW.

AREA:

UNIT 1 & 2

LIVING = 93.46msq
GARAGE = 22.42msq
PATIO = 0.86msq
ALFRESCO = 10.94msq
TOTAL = 127.68msq

TOTAL = 255.36msq



GROUND FLOOR
1:100

BRAELA DESIGN

Paul Chapman
OBSA LIC: 1071068

Ph: 07 5559 2622
Mob: 0429 611 122

Email: nadesign@bigpond.net.au
7 Bonita Court Mudgee NSW QLD 4213

ALL DESIGN DOCUMENTS MUST BE MADE AND REFERRED TO BY THE CONTRACTOR WITH REFERENCE TO THE DEVELOPMENT CODE OF THE CLIENT & ALL REGULATIONS.
- CURRENT PROJECT BY AUSTRALIAN STANDARDS & STANDARDS ASSOCIATION OF AUSTRALIA.
- CONSULTATION OF ALL APPLICABLE REGULATIONS.

RAILWAY CLASS 1 (RESIDENTIAL HOUSE)
SUMME ENGINEERS
REGISTERED ENGINEERS

WARRANTY: N/A
REGION: QLD
TOPOGRAPHY CLASSIFICATION: T3
BASE CLASSIFICATION: B3
DESIGNABILITY DESIGN RISK REDUCTION: 100%
ULTIMATE LIMIT STATE WIND PRESSURE: 100%
BASE CLASSIFICATION: 100%

PROJECT:
NEW RESIDENCE

CLIENT:

LOCATION:
LOT 12 MANCHESTER ST
ROSWICH QLD

HOUSE TYPE:
3BED + 3BED

PAGE SIZE:
A3

DATE:
Monday, 1 June 2015

DRAW NO:
3.2

PROJECT NO:
14 - 3571

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If IN DOUBT — ASK
DO NOT ASSUME

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.