

57 Roberts Road LESCHENAULT, WA



Hidden Treasure

- Sweeping Estuary views
- Private 4843m2 battleaxe block
- 3 Bedrooms plus study
- Home theatre and open living
- Superb master suite
- Absolute quality throughout

Sweet peace and tranquility, invisible from the road, nestled among the trees with a restful water view.

Sounds pretty inviting doesn't it-

But the best part- This wonderful sense of escape and seclusion is located just two minutes drive from the busy outer Bunbury suburb of Australind.

The colour-scheme complements the Federation theme in a quiet and restful way.

French doors to the right lead to a massive master suite with big open en suite and dressi

For more details please visit :

<https://www.summitbunbury.com.au/4731976>

Price: \$839,000



Greg Gardiner

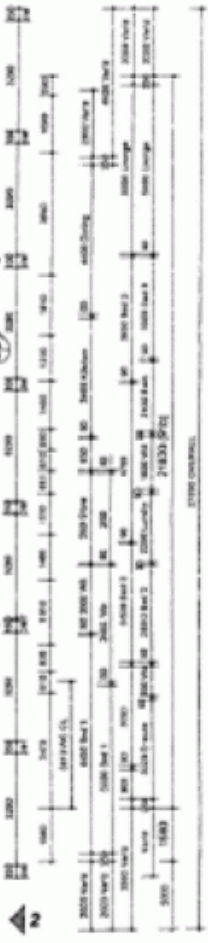
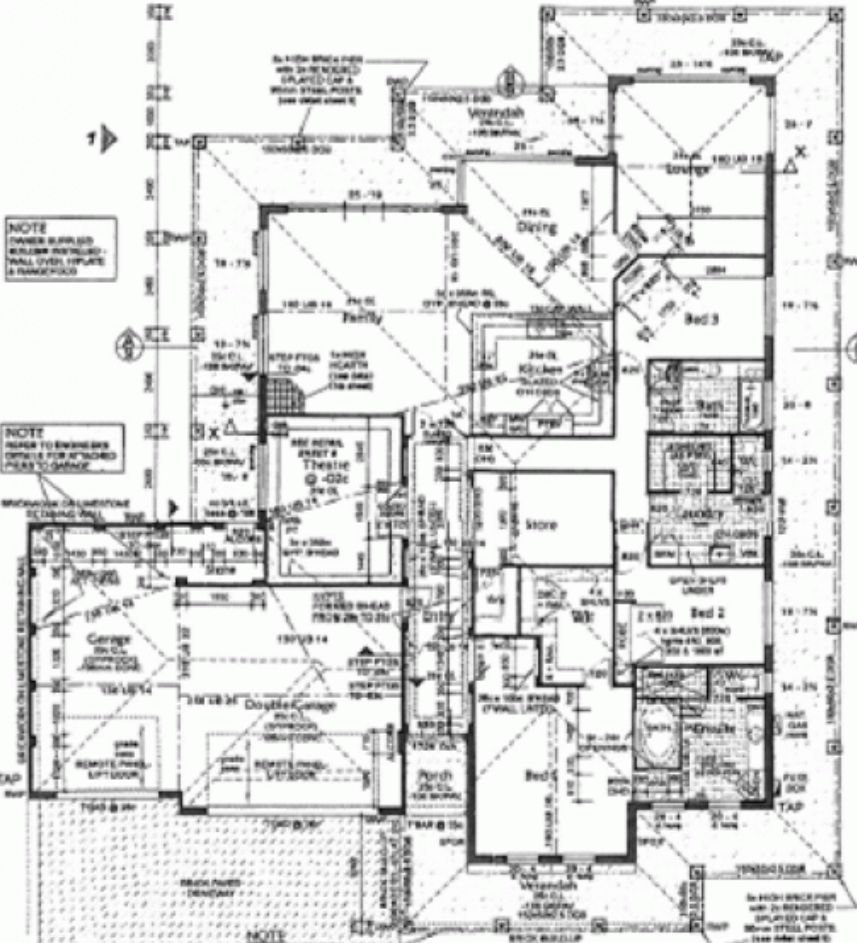
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SUPERVISOR NOTE
FINAL DRAWING

COASTAL BUILDING REQUIREMENTS

NO WIND CLASSIFICATION



NOTE
OWNER SUPPLIED
WALLS FOR ATTACHED
GARAGE & PORCH

NOTE
OWNER TO PROVIDE
CONCRETE FOR ATTACHED
GARAGE

NOTE
OWNER TO PROVIDE
CONCRETE FOR ATTACHED
GARAGE

SCALE
1/8" = 1'-0"
1/4" = 2'-0"
1/2" = 4'-0"
3/4" = 6'-0"
1" = 8'-0"
1 1/4" = 12'-0"
1 1/2" = 18'-0"
1 3/4" = 24'-0"
2" = 32'-0"
2 1/4" = 36'-0"
2 1/2" = 40'-0"
2 3/4" = 44'-0"
3" = 48'-0"
3 1/4" = 52'-0"
3 1/2" = 56'-0"
3 3/4" = 60'-0"
4" = 64'-0"
4 1/4" = 68'-0"
4 1/2" = 72'-0"
4 3/4" = 76'-0"
5" = 80'-0"
5 1/4" = 84'-0"
5 1/2" = 88'-0"
5 3/4" = 92'-0"
6" = 96'-0"
6 1/4" = 100'-0"
6 1/2" = 104'-0"
6 3/4" = 108'-0"
7" = 112'-0"
7 1/4" = 116'-0"
7 1/2" = 120'-0"
7 3/4" = 124'-0"
8" = 128'-0"
8 1/4" = 132'-0"
8 1/2" = 136'-0"
8 3/4" = 140'-0"
9" = 144'-0"
9 1/4" = 148'-0"
9 1/2" = 152'-0"
9 3/4" = 156'-0"
10" = 160'-0"

GENERAL NOTES
1. ALL WORK SHALL BE IN ACCORDANCE WITH THE 2018 INTERNATIONAL RESIDENTIAL CODE BOOK (IRC) AND THE 2018 INTERNATIONAL BUILDING CODE (IBC).
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND INSURANCE.
3. ALL MATERIALS SHALL BE NEW UNLESS OTHERWISE NOTED.
4. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES AND STRUCTURES.
6. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND INSURANCE.
8. ALL MATERIALS SHALL BE NEW UNLESS OTHERWISE NOTED.
9. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES AND STRUCTURES.
11. ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME.

PROPOSED RESIDENCE TO BE BUILT ON:
LOT 9 ROBERTS ROAD,
LESCHENAUT, WA

FOR: **LI & DI BEATON**

DESIGNED BY: **DALE ALCOCK ARCHITECTURE**

CONTRACT # **25584**
DRAWING # **118584**

DRAWN BY: **MB**
DATE: **03/20/20**
SCALE: **1/8" = 1'-0"**

SHEET 4 OF 9 DROs

57 Roberts Road

LESCHENAUT, WA

