KANE
real estate

9 Cade Court Jindera NSW

4 2 2

Stunning 6-month-old (approx.), 4-bedroom, Peter Bowen built family home situated on a spacious 709m2 (approx.) allotment. Perfect for the family who want a recently built home but don't want the hassle of building. In the ever-popular area of Jindera, this property will not last long. The lifestyle this property offers is second to none, with light filled rooms, high end finishes and low maintenance. Everything is done, just move in!

A real highlight of this family home is the unique kitchen space with a walk-through pantry into the laundry area and plenty of storage space. Another highlight being that it is positioned at the end of a peaceful court.

Situated in Jindera, only 12 minutes (approx.) to Lavington and 18 minutes (approx.) to the Albury CBD. The Jindera community offers - IGA supermarket, butcher, bakery,

Land Size : 709 sqm
View : https://www.kanerealestate.com.au/sale/nsw/murray-region/jindera/residential/house/7061106

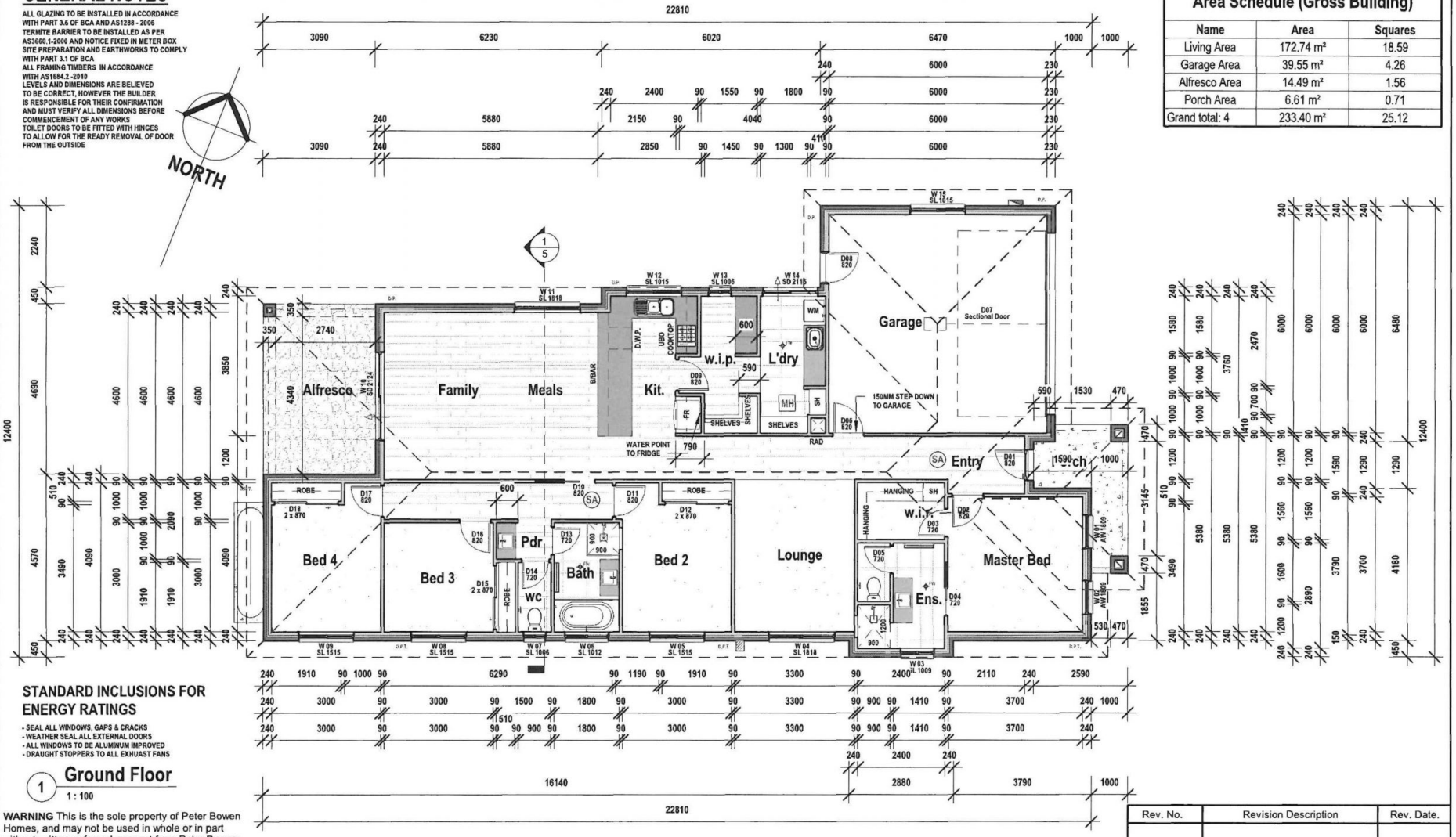
Andrew Kane
0260400224

Cameron Brooks
0260400224

GENERAL NOTES

ALL GLAZING TO BE INSTALLED IN ACCORDANCE WITH PART 3.6 OF BCA AND AS1288 - 2006
TERMITE BARRIER TO BE INSTALLED AS PER AS3660.1-2000 AND NOTICE FIXED IN METER BOX
SITE PREPARATION AND EARTHWORKS TO COMPLY WITH PART 3.1 OF BCA
ALL FRAMING TIMBERS IN ACCORDANCE WITH AS1684.2 -2010
LEVELS AND DIMENSIONS ARE BELIEVED TO BE CORRECT, HOWEVER THE BUILDER IS RESPONSIBLE FOR THEIR CONFIRMATION AND MUST VERIFY ALL DIMENSIONS BEFORE COMMENCEMENT OF ANY WORKS
TOILET DOORS TO BE FITTED WITH HINGES TO ALLOW FOR THE READY REMOVAL OF DOOR FROM THE OUTSIDE

NORTH



Area Schedule (Gross Building)		
Name	Area	Squares
Living Area	172.74 m²	18.59
Garage Area	39.55 m²	4.26
Alfresco Area	14.49 m²	1.56
Porch Area	6.61 m²	0.71
Grand total: 4	233.40 m²	25.12

STANDARD INCLUSIONS FOR ENERGY RATINGS

- SEAL ALL WINDOWS, GAPS & CRACKS
- WEATHER SEAL ALL EXTERNAL DOORS
- ALL WINDOWS TO BE ALUMINUM IMPROVED
- DRAUGHT STOPPERS TO ALL EXHUAST FANS

1 **Ground Floor**
1 : 100

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Rev. No.	Revision Description	Rev. Date.

pbh PETER BOWEN HOMES

PRELIMINARY ISSUE

PROPOSED NEW RESIDENCE FOR ALLIE DAVISON AT LOT 5 CADE COURT JINDERA NSW 2642

ALBURY OFFICE
11 KEATINGE COURT
LAVINGTON NSW 2641 PH. 02 6043 3200
pb@peterbowenhomes.com.au

CONTRACT APPROVAL
AS PER CONDITIONS OF CONTRACT THESE DRAWINGS ARE A REPRESENTATION OF WHAT IS TO BE BUILT AND ITEMS NOT SHOWN ON THIS DOCUMENT OR IN SPECIFICATION ARE DEEMED NOT TO BE PART OF THE CONTRACT.

I/WE APPROVE THESE DRAWINGS CORRECT AS PER CONTRACT
Client _____ Date _____
Client _____ Date _____
Builder _____ Date _____

Job No.: IB725
Revision No. P01
Date: 15-12-2020
Drawn By: MS
Scale: 1 : 100
Sheet No.: 2 of 13

INSIGHT BUILDING DESIGN & ARCHITECTURE
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