

# Istra

## Unit T30

Water Frontage

Bedrooms 3

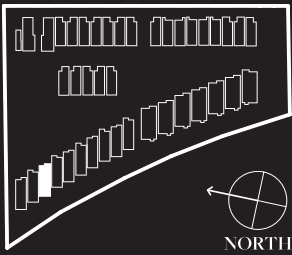
Bathrooms 2

Cars 2

Living Area 129m<sup>2</sup>

Outdoor Area 37m<sup>2</sup>

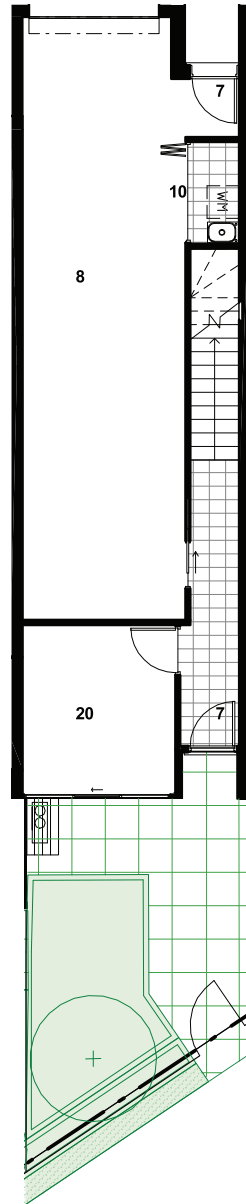
Total Area 203m<sup>2</sup>



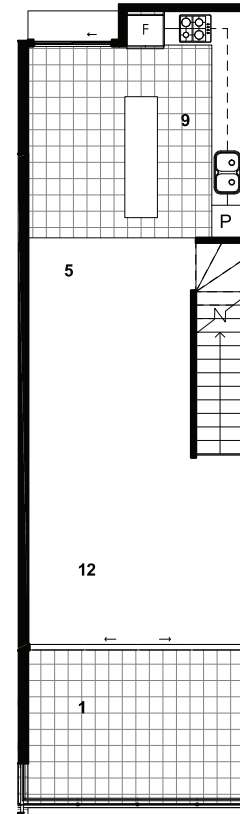
### Legend

1 Balcony/Yard	12 Living
2 Bathroom	13 Robe
3 Master Bedroom	14 Family
4 Bedroom	15 Study
5 Dining	16 Walk In Pantry
6 Ensuite	17 Powder Room
7 Entry	18 Water Closet
8 Garage	19 Store
9 Kitchen	20 Multi Purpose/Rumpus
10 Laundry	21 Balcony/Wintergarden
11 Linen	22 Deck

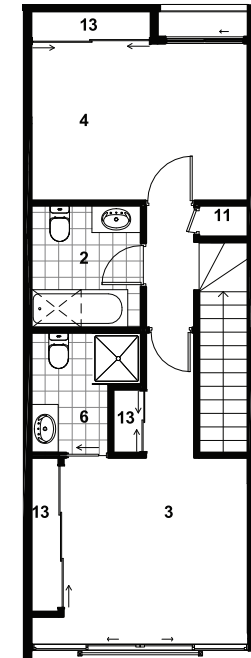
### LOWER GROUND FLOOR



### UPPER GROUND FLOOR



### FIRST FLOOR



The floor plan layout may be subject to minor amendments and dimensional changes to suit final working drawings and grid layouts which are subject to the Building Code of Australia. Dimensions shown are to structural faces. The area of each unit is calculated using ACTPLA guidelines. It is the buyers responsibility to verify and ensure that the drawings displayed are the latest versions available. The furniture layout and sizes portrayed in this floor plan are indicative only and should not be relied upon by the buyer. Landscaping is indicative only refer to landscape plan and inclusions for final finishes. MIN EER 6