



8 Hoxton Place Spring Farm, NSW

4 2 2

Brand New expansive home with quality inclusions

This brand-new home is beautifully located in a popular enclave of Spring Farm. Situated off Macarthur Road, Spring Farm, this home enjoys rural vistas and easy access to Camden and major arterial roads.

- Four bedrooms, master bedroom with ensuite and walk-in robe
- Remaining three well-proportioned bedrooms with built-in robes
- Featuring soaring 3 metre ceilings throughout along with quality flooring
- Stunning chefs kitchen with 40mm stone benchtops, walk-in pantry and quality appliances
- Open plan living space flows seamlessly to undercover alfresco area
- Showcasing premium inclusion such as intercom, alarm and cameras
- Ducted air conditioning, remote double garage with internal access
- Fully landscaped and ready to be occupied
- Close to schools, childcare, sports grounds and transport

For more details please visit <https://www.gyproperty.com.au/7430208>



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1 Ground Floor Level
1:100

- LEGEND**
- * Smoke alarm actions and to comply with 3.7.5.6 of the NCC volume two 2019
 - Floor finish
 - Mechanical ventilation to comply with Clause 3.8.2.2 (c) of the NCC volume 2019
 - Location of hot water system as per S4331 requirements
 - Location of air conditioning unit as per S4331 requirements
 - Location of overhead tank as per S4331 requirements

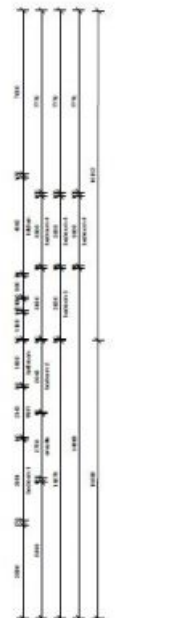
DWELLING WINDOW - DOOR SCHEDULE

| Window No. | W101 | W102 | W103 | W104 | W105 | W106 | W107 | W108 | W109 | W110 | W111 | W112 | W113 | W114 | W115 | W116 | W117 | W118 | W119 | W120 |
|-------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|--------------------------|
| Description | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING | ALUMINIUM FRAMED GLAZING |

| Door No. | D101 | D102 | D103 | D104 | D105 | D106 | D107 | D108 | D109 | D110 | D111 | D112 | D113 | D114 | D115 | D116 | D117 | D118 | D119 | D120 |
|-------------|-------------------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|-----------------------|
| Description | ALUMINIUM FRAMED SLIDING DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR | ALUMINIUM FRAMED DOOR |

GENERAL NOTES

- All dimensions and notes on all drawings shall be checked and verified by client/owner/contractor to commencement of any building work on site. To clarify any discrepancies, contact all parties relevant to the project/site works.
- Structures and structural details are to be provided with structural frames.
- Room waste to all wall floor areas.



2 Roof Plan
1:100

