

45 SQM EXEMPTED HOUSE – BACK GARDEN

MODERN 1 BEDROOM HOME WITH OFFICE & FLAT ROOF



KEY DETAILS – 45 SQM EXEMPTED DEVELOPMENT

- Maximum Floor Area: 45 sqm
- Single storey, maximum height 4m
- Located to rear of existing dwelling
- Min. 1m from side and rear boundaries
- Not to be used as a rental unit
- Private open space provided
- Exempt from planning permission (Subject to conditions)

ACCOMMODATION

Open Plan Kitchen / Living / Dining	24.5 sqm
Bedroom 1	12.0 sqm
Office	5.5 sqm
Bathroom	3.0 sqm

TOTAL FLOOR AREA: 45.0 SQM



OPEN PLAN
KITCHEN / LIVING / DINING



BEDROOM 1



OFFICE



BATHROOM

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NOTE:

This layout is for illustrative purposes only.
All dimensions are approximate and subject to site
conditions and design development.

