MANAPOURI GROVE
• KELSON •

LOT: 51

Hokitika

FRIDAY HOMES

Chris Harris
Licensed Real Estate Salesperson
022 587 9179

Professionals
Redcoats Limited Licensed REAA 2008

MANAPOURI GROVE
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LOT: 51

Site Plan

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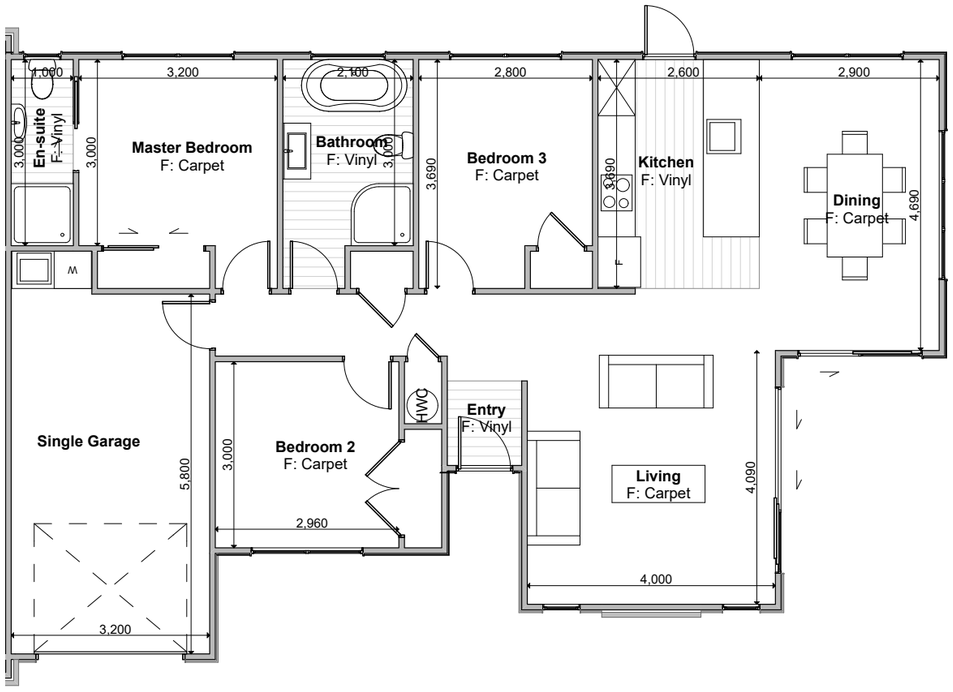
LOT: 51

Floor Plan



Floor Area = 122m² (Per unit)

Cladding	= Linea Weatherboards on cavity
Cladding 2	= Stria on cavity
Cladding 2	= Schist on cavity
Roofing	= Pressed Metal Tile

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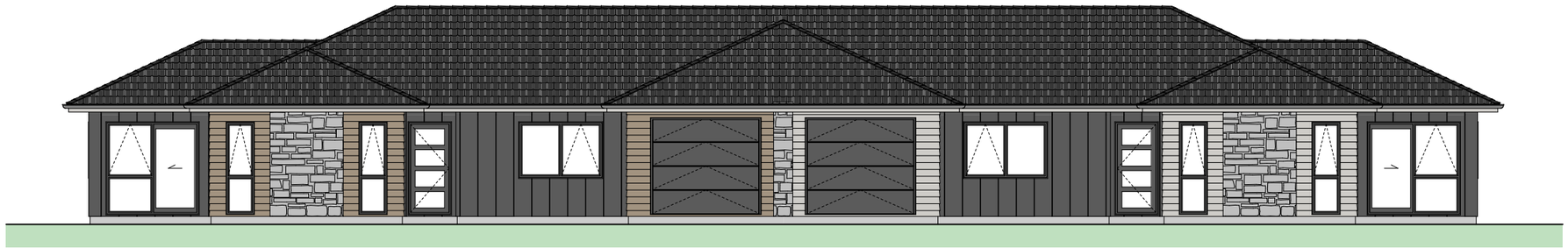
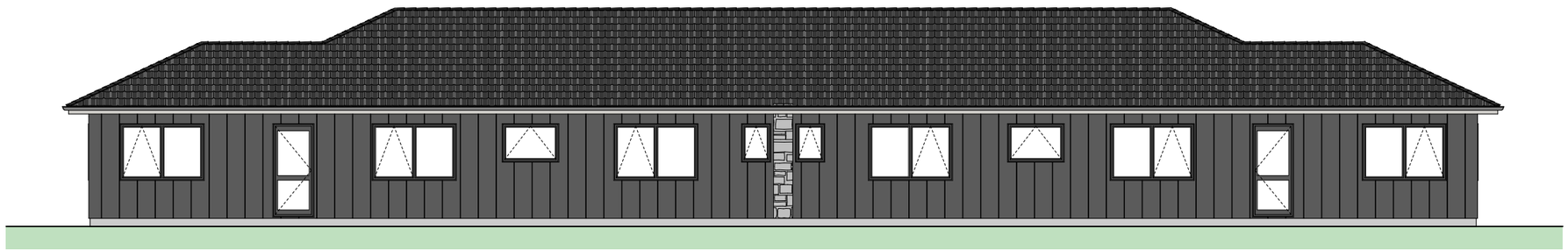
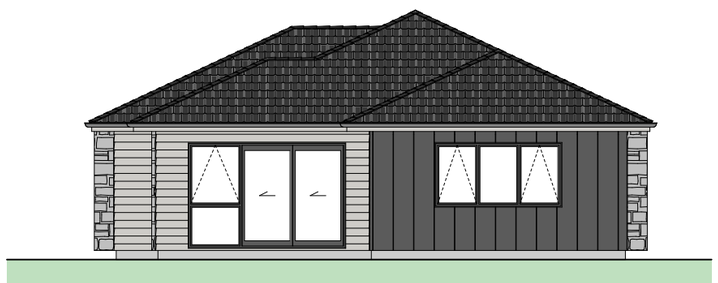
Elevations







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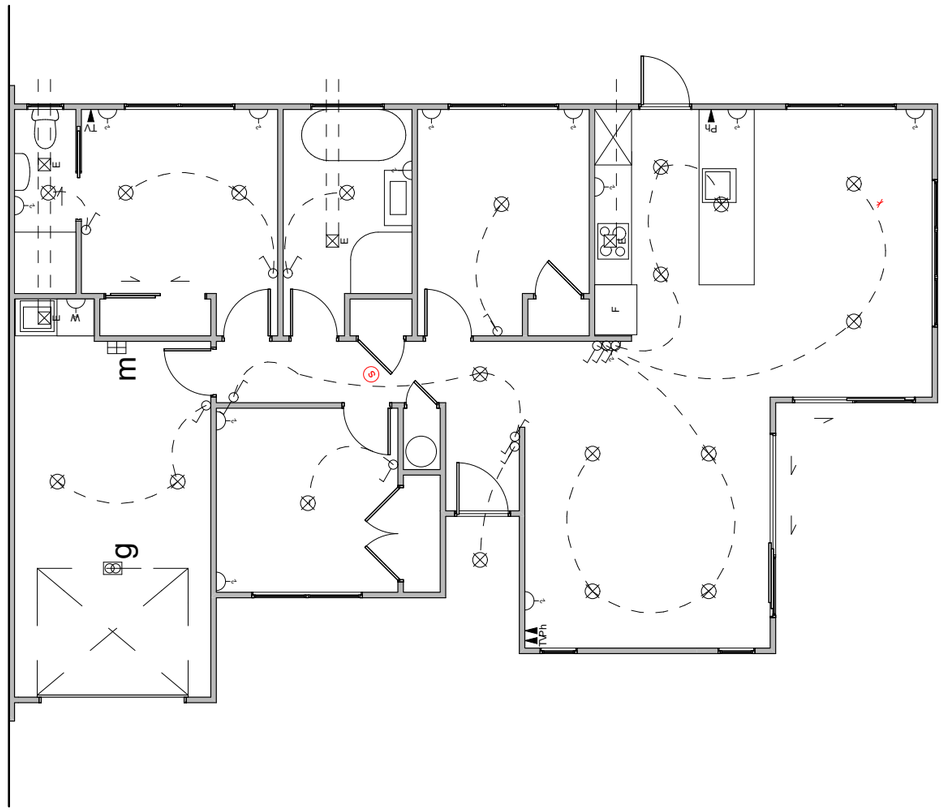
Electrical Plan



Electrical Legend

- Light switch
- Two way light switch
- Feature light
- External wall light
- Recessed downlight
- Fluorecent light
- Power point
- m Meter box
- d Distribution board
- g Garage door motor
- Smoke detector
- Extractor fan
- Phone outlet
- Television outlet

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Landscape Plan

SUBTROPICAL

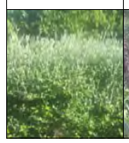
TYPE 1 PLANT SELECTION OPTIONS:

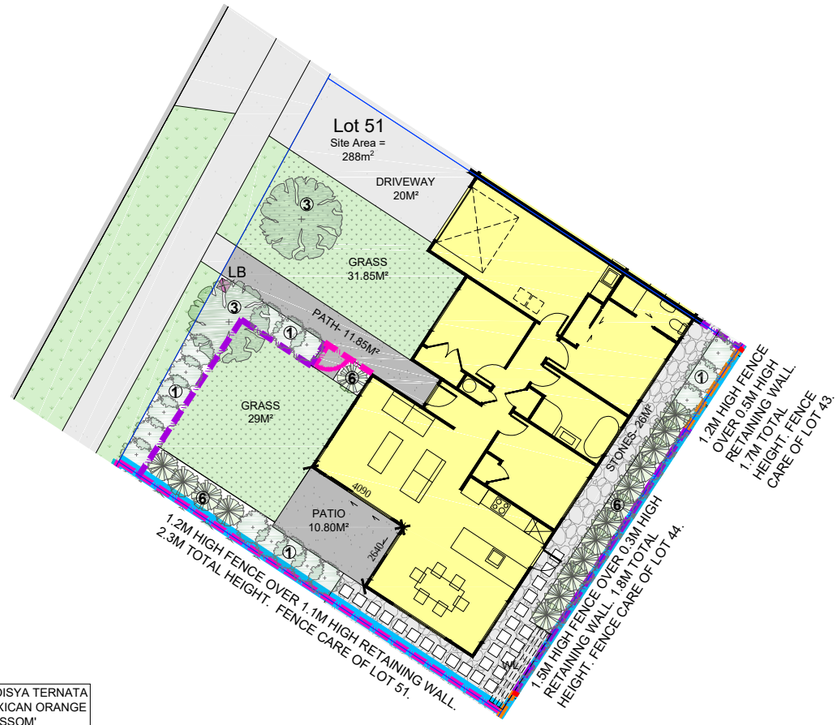
KEY	DESCRIPTION	AKE AKE	GRISELINIA	PITTOSPORUM
①	PLANT ATTRIBUTES: - EVERGREEN - HEDGING SELECTION			

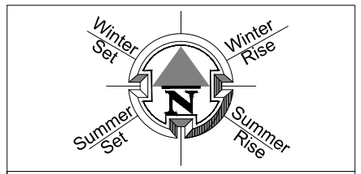
TYPE 3 PLANT SELECTION OPTIONS:

KEY	DESCRIPTION	HOHERIA	KOWHAI	TITOKI
③	PLANT ATTRIBUTES: - NZ NATIVE - FEATURE TREE			

TYPE 6 PLANT SELECTION OPTIONS:

KEY	DESCRIPTION	APODASMIA SIMILIS OIOI	ANEMANTHELE LESSONIANA 'WIND GRASS'	ARTHROPODIUM CIRRATUM 'RENGA RENGA'	ASTILIA BANKSII	CANNA LILIES	CHOISYA TERNATA 'MEXICAN ORANGE BLOSSOM'
⑥	PLANT ATTRIBUTES: - EVERGREEN - SHRUBS						
	COROKIA CULTIVARS	FLAX CULTIVARS	CABBAGE TREE	LAVENDER	MUEHLENBECKIA ASTONII	PSEUDOPANAX CULTIVARS	UGNI MOLINAE 'NZ CRANBERRY'
							





LEGEND	
	GRASS. HYDROSEED WITH 100MM TOPSOIL.
	BRUSHED FINISH CONCRETE.
	CONCRETE: EXPOSED AGGREGATE FINISH OR COLOURED FINISH OR SAWCUTS AT 0.6M CTRS
	STONES (PERMEABLE)
	STONES (PERMEABLE) WITH FLAGSTONE STEPPING STONES
	INDICATIVE BATTER BANK. REFER SURVEY DOCUMENTS FOR DETAILS.
	SERVICE AREA FOR BINS.
⊠ LB	LETTERBOX
WL	WASHING LINE
	1.8M HIGH ROUGH SAWN CLOSED BOARDED TIMBER FENCE.
	1.8M HIGH OPEN SLAT TIMBER SCREEN.
	1.5M HIGH HORIZONTAL OPEN SLAT TIMBER FENCE.
	1.2M HIGH HORIZONTAL OPEN SLAT TIMBER FENCE.
	INDICATIVE RETAINING WALL (REFER ENGINEERS DOCUMENTATION).

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SCALE 1:200 @ A3

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LANDSCAPE SCHEDULE OF AREAS:

SITE AREA:	288	M²
PERMEABLE AREA:	124	M² (43 %)
CONCRETE:	42.65	M²
GARDEN:	35	M²
LAWN:	60.85	M²
STONES:	26	M²
FENCE RS 1.8M:	-	LIN. M
SCREEN 1.8M:	-	LIN. M
FENCE SLAT 1.5M:	11	LIN. M
FENCE SLAT 1.2M :	19.10	LIN. M
VEHICULAR CROSSING:	11.30	M²

-FENCE LENGTH INCLUDES GATE. ALL GATES ARE BLACK POWDERCOATED.
- 100X50 H5 GARDEN EDGING.
- ALL RETAINING WALLS, BATTER BANKS, M² AREAS, FENCING HEIGHTS AND LENGTHS ARE SUBJECT TO FINAL FINISHED GROUND LEVEL HEIGHT AND EARTHWORKS PLAN AND ARE SUBJECT TO CHANGE.

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