



C&A SURVEYORS

30 Grose Street, Parramatta, NSW 2150
Ph: 96309299 email: info@candasurveyors.com.au
www.candasurveyors.com.au

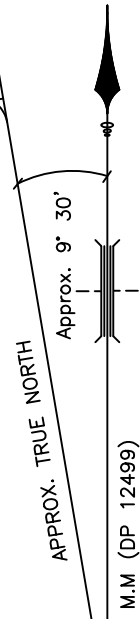
PROPERTY ADDRESS :
No. 36, KEMPBRIDGE AVENUE, SEAFORTH.



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A2



KEMPBRIDGE AVENUE

KEMPBRIDGE AVENUE



LEGEND:

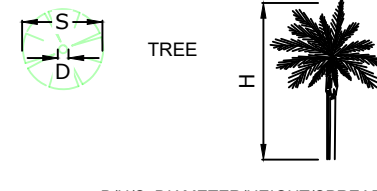
AHD	AUSTRALIAN HEIGHT DATUM
AWN	AWNING
BB	BOTTOM OF BANK
BM	BENCH MARK
BOW	BOTTOM OF WALL
CONC	CONCRETE
CS	CONCRETE SURFACE
D/H/S	DIAMETER/HEIGHT/SPREAD
D	DOOR
EC	EDGE OF CONCRETE
EG	EAVE & GUTTER
FL	FLOOR LEVEL
GDN	GARDEN
HYD	HYDRANT
IL	INVERT LEVEL
LH	LAMP HOLE
NS	NATURAL SURFACE
PAV	PAVERS
PP	POWER POLE
RL	REDUCED LEVEL
S	STEPS
SL	SURFACE LEVEL
SILL	WINDOW SILL
SV	STOP VALE
TB	TOP OF BANK
TEL	TELSTRA PIT
TK	TOP OF KERB
TOW	TOP OF WALL
TRW	TOP OF RETAINING WALL
VC	VEHICLE CROSSING
W	WINDOW
WM	WATER METER
WTOP	TOP OF WINDOW



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DETAIL & BOUNDARY IDENTIFICATION
SURVEY OF
LOT 44 IN DP 12499, LOCATED AT
No. 36, KEMPBRIDGE AVENUE, SEAFORTH.

— W — W —	APPROXIMATE LOCATION OF BURIED SEWER MAIN BY SYDNEY WATER RECORDS
— E — E —	WATER MAIN (WM)
TELSTRA PIT	ELECTRIC LINE
WATER METER	STOP VALE
	POWER POLE
	HYDRANT



D/H/S: DIAMETER/HEIGHT/SPREAD

TRENT JAMES VELLA
(REGISTERED SURVEYOR)
SURVEYOR ID No. 8959

LOT 43
DP 12499LOT 15
SEC. 1
DP 5427LOT 14
SEC. 1
DP 5427LOT 13
SEC. 1
DP 5427LOT 45
DP 12499LOT 44
DP 12499467.9m²
(STATED BY DP 12499)
469.8m²
(BY CALCULATION)

THE SUBJECT TITLE NOTES : AS AT 17/6/2021

SECOND SCHEDULE

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
2 AA262692 MORTGAGE TO COMMONWEALTH BANK OF AUSTRALIA

NOTES:

- A) SERVICES SHOWN HAVE BEEN DERIVED FROM VISUAL EVIDENCE APPARENT AT THE TIME OF SURVEY. SERVICES MAY EXIST WHICH ARE NOT SHOWN. THE RELEVANT SERVICE AUTHORITY SHOULD BE CONTACTED TO VERIFY THE EXISTENCE AND POSITION OF SERVICES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION OR EXCAVATION.
B) DIAMETER, HEIGHT & SPREAD OF TREES ARE APPROXIMATE ONLY.
C) LEVELS SHOWN ARE OF AUSTRALIAN HEIGHT DATUM.
ORIGIN OF LEVELS : PM 1120, RL 67.096 (AHD), CLASS LB.
D) USED STATED DIMENSIONS. DO NOT SCALE.
E) THESE NOTES FORM PART OF THIS PLAN AND CANNOT BE REMOVED.
F) NO COVENANTS AND/OR RESTRICTIONS HAVE BEEN INVESTIGATED BY C & A SURVEYORS PTY LTD.

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INSTRUCTING PARTY:		MADELINE MAHER		SURVEYED BY:		AA		DATUM:		AHD			
LGA: NORTHERN BEACHES		AREA BY DP:		467.9 m ²		DRAWN BY:		VI		CHECKED BY:		JD	
SURVEY DATE:		18/6/2021		AREA BY CALC:		469.8 m ²		SCALE:		1:100@A2		REF.NO: 18045-21 DET/ID	
DATE DRAWN:		28/6/2021		CONTOUR INTERVAL		0.2 m		REV NO:		01		SHEET: 1 OF 1	