

Rob Sims,
71 Pitt Road,
NORTH CURL CURL NSW.

RE: DETAIL AND IDENTIFICATION SURVEY PURPOSES ONLY
LOT 1 IN DEPOSITED PLAN 1292851
No. 71 PITT ROAD, NORTH CURL CURL

We have surveyed the land comprised in Certificate of Title Folio Identifiers 1/1292851 being Lot 1 in Deposited Plan 1292851 located at North Curl Curl in the Local Government Area of Northern Beaches Parish of Manly Cove and County of Cumberland.

Upon the abovementioned property stands a single storey brick house with a tile roof and a brick garage with a metal roof known as No. 71 Pitt Road, North Curl Curl.


The positions of the house, garage and fencing in relation to the boundaries are as shown on the attached plan. Levels across the site have also been determined.

There is an Easement to Drain Water 3.045 metres wide affecting the parts shown so burdened in the title diagram, created by S335858 and shown as (A) on the attached sketch.

No Covenant has been investigated for the purposes of this survey. You should convince yourself that the terms of any Covenant do not adversely affect your proposed use of the property.

This report should be read in conjunction with the attached plan prepared by us dated 17 February, 2024 which forms part of this report.

The survey shown on the attached plan is for detail and identification survey purposes only. Should further additions or improvements be proposed upon the subject property after this date the boundaries must be marked on the ground prior to construction.



Mark Anthony Reid
Registered Surveyor
Surveyor Id. SU000183

Ref: 20672-22 DET&ID3

Date: 17 February, 2024