

# Aspect Development and Survey Pty Ltd

## CONSULTING REGISTERED SURVEYORS

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27 February 2025

### **CLARENDON HOMES (AUST) PTY LTD**

PO BOX 7105  
BAULKHAM HILLS BC NSW 2153

Our Ref: 21/1069166/409124

Your Ref: 29917225

## **BOUNDARY IDENTIFICATION REPORT BY FIELD SURVEY**

Dear Sirs

Acting in accordance with your instructions, I have surveyed the land in Certificate of Title Folio Identifier 10/22984, being Lot 10 in Deposited Plan Number 22984, situated with a frontage to Ryrie Avenue at Forestville, in the Local Government Area of Northern Beaches, Parish of Manly Cove, County of Cumberland and report as follows:

1. The subject land is shown on the attached sketch - 21/1069166/409124.
2. The survey undertaken is based on Title details dated 1 July 2024, obtained from New South Wales Land Registry Services.
3. The boundaries of the subject land have been identified by field survey and the relationship of the improvements surveyed to the boundaries are as shown on the attached sketch.
4. The property is known as number 8 Ryrie Avenue Forestville.
5. The relationship of the residence surveyed to the boundaries is as shown on the attached sketch.
6. The subject land is affected by:  
An easement to drain water 1metres wide created by AM884209
7. During the course of the survey no investigation has been undertaken to determine the existence of any possible subterranean services, structures or encroachments.
8. If further improvements are proposed the boundaries of the subject land should be marked.

Yours Sincerely

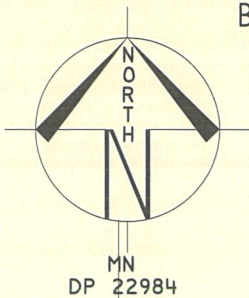


Peter Nedelkovski B.Surv. M.I.S.N.S.W.  
Surveyor Registered under the Surveying  
and Spatial Information Act, 2002.



## SKETCH

CLIENT: CLARENDON HOMES

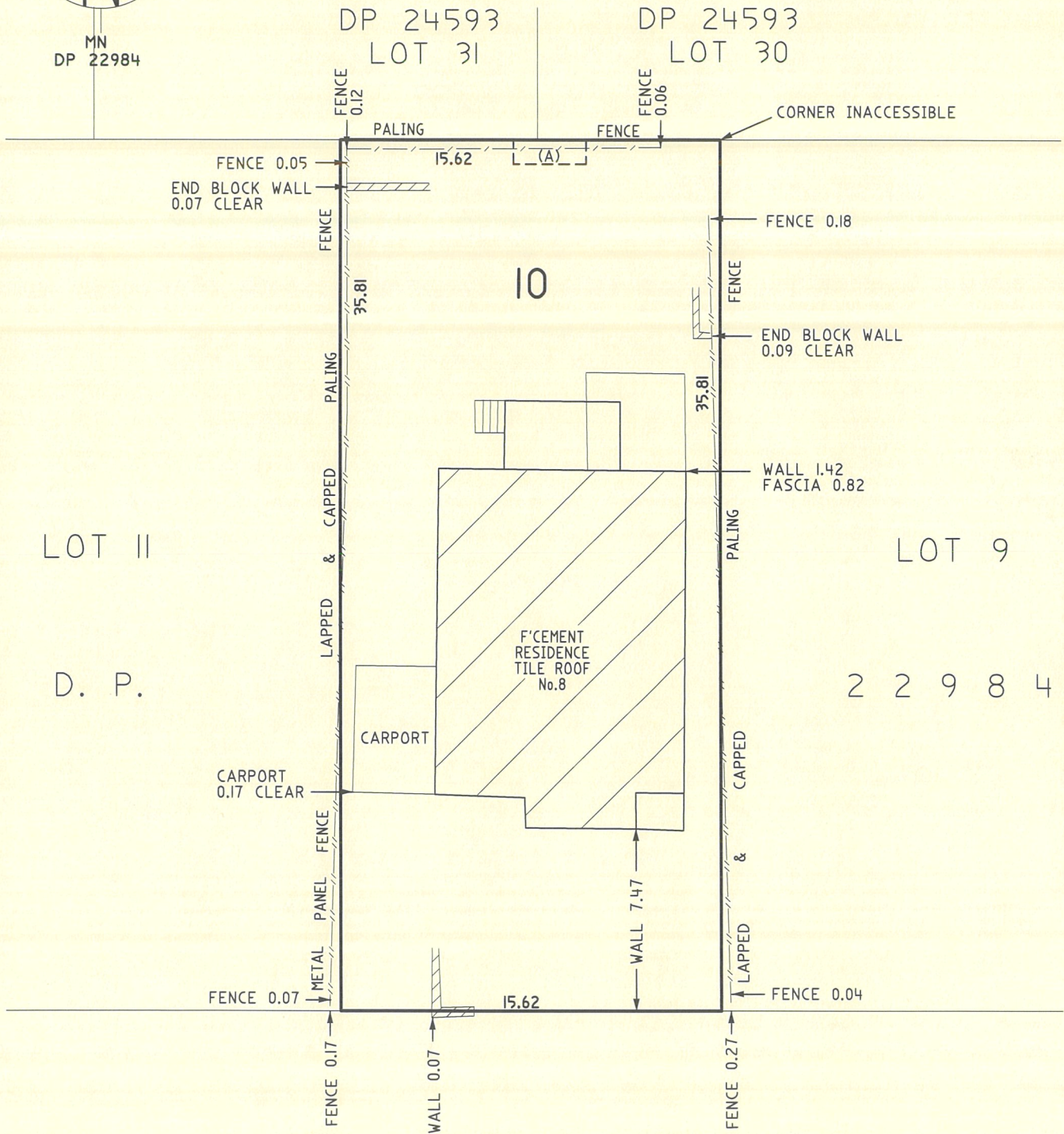
PAGE 2 OF 2.  
NOTE: PAGE 1 FORMS AN INTEGRAL  
PART OF THIS SURVEY REPORTIF FURTHER IMPROVEMENTS ARE  
PROPOSED THE BOUNDARIES OF THE  
SUBJECT LAND SHOULD BE MARKED.N  
O  
R  
T  
HDP 24593  
LOT 31DP 24593  
LOT 30

LOT 11

D. P.

LOT 9

2 2 9 8 4



RYRIE AVENUE

(A) EASEMENT TO DRAIN WATER 1 WIDE CREATED BY DEALING AM884209

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CONSULTING REGISTERED SURVEYORS

A.C.N. 078 649 000

OUR REF: 21/1069166/409124  
YOUR REF: 29917225  
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