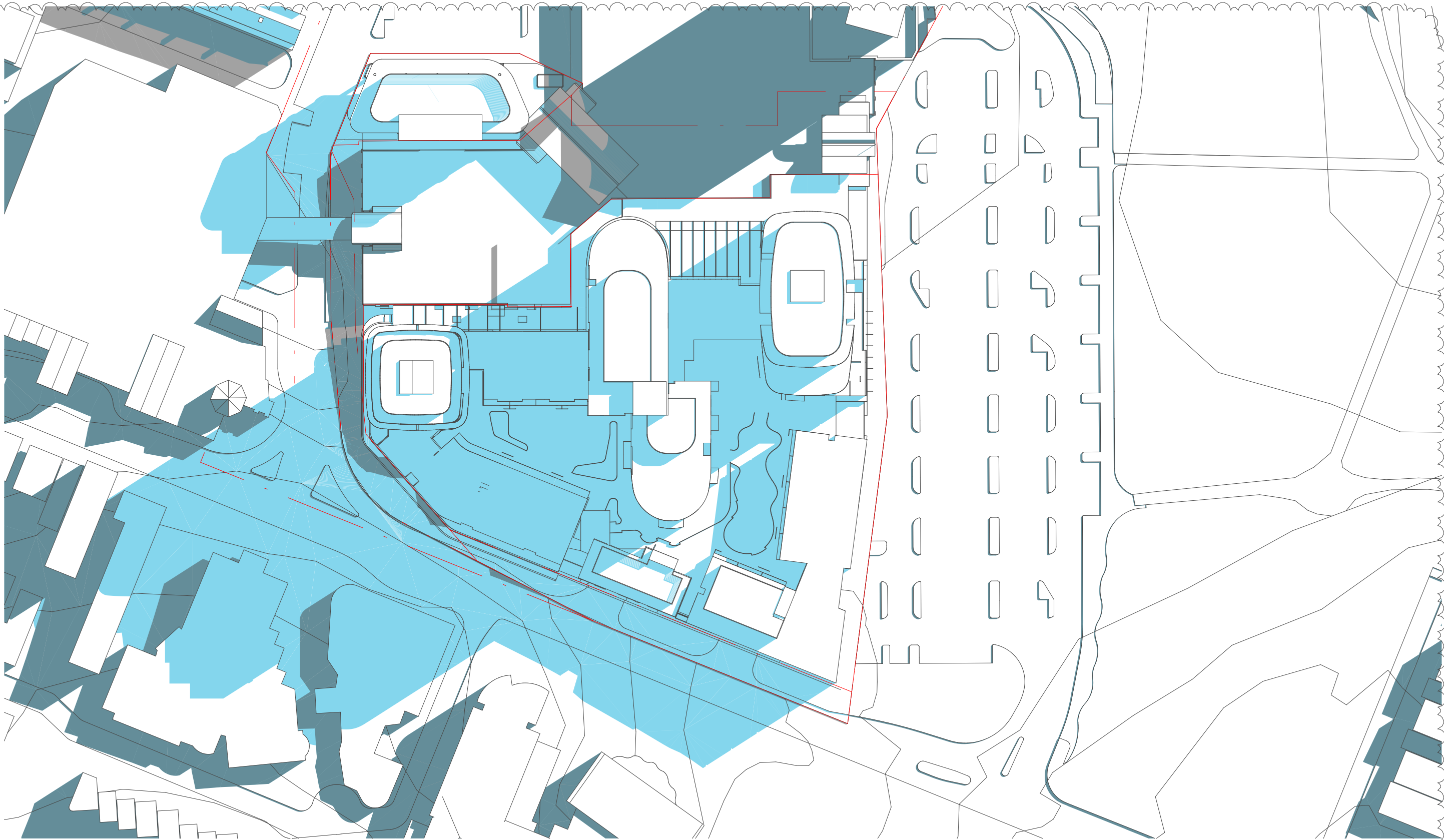
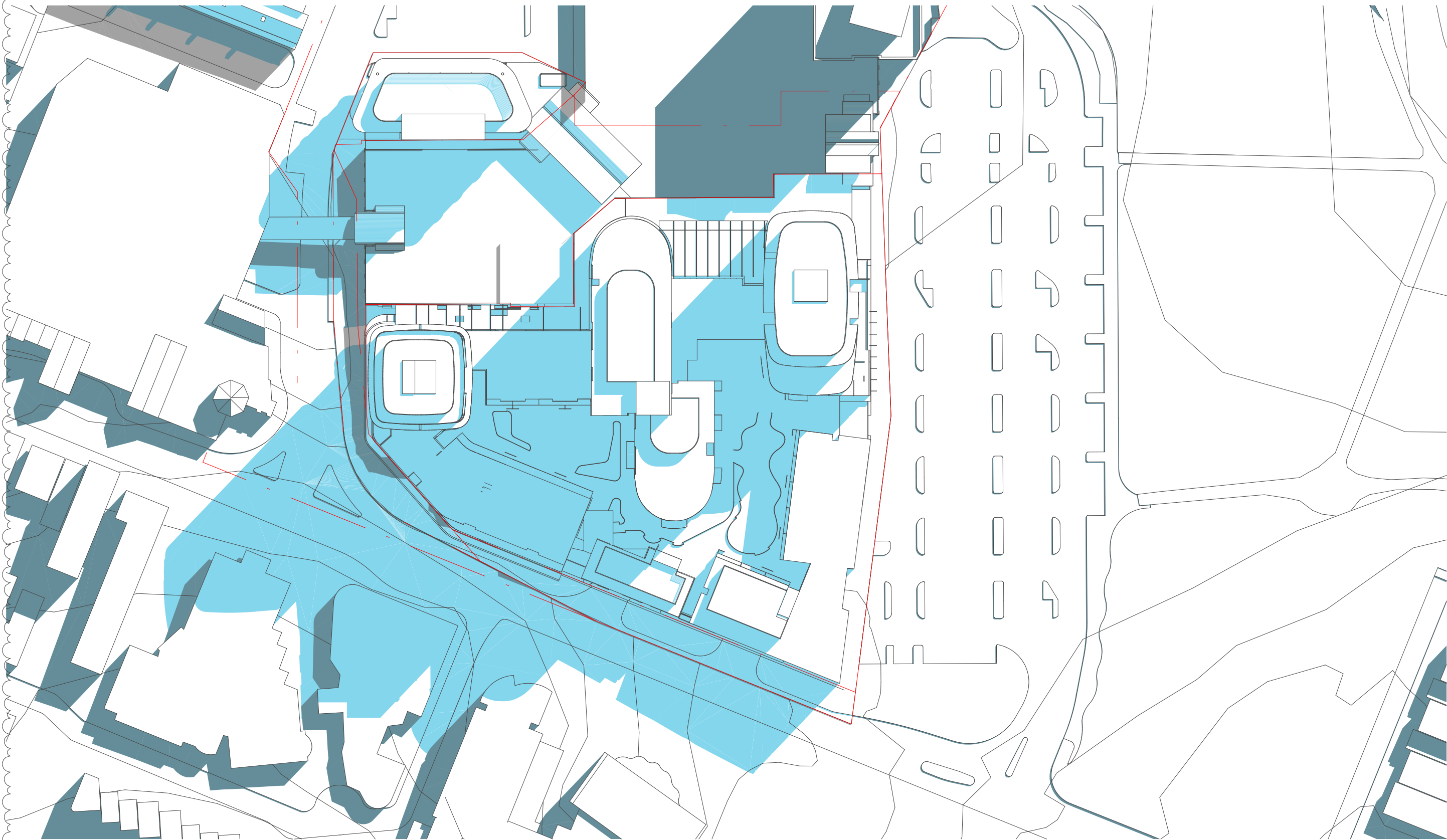


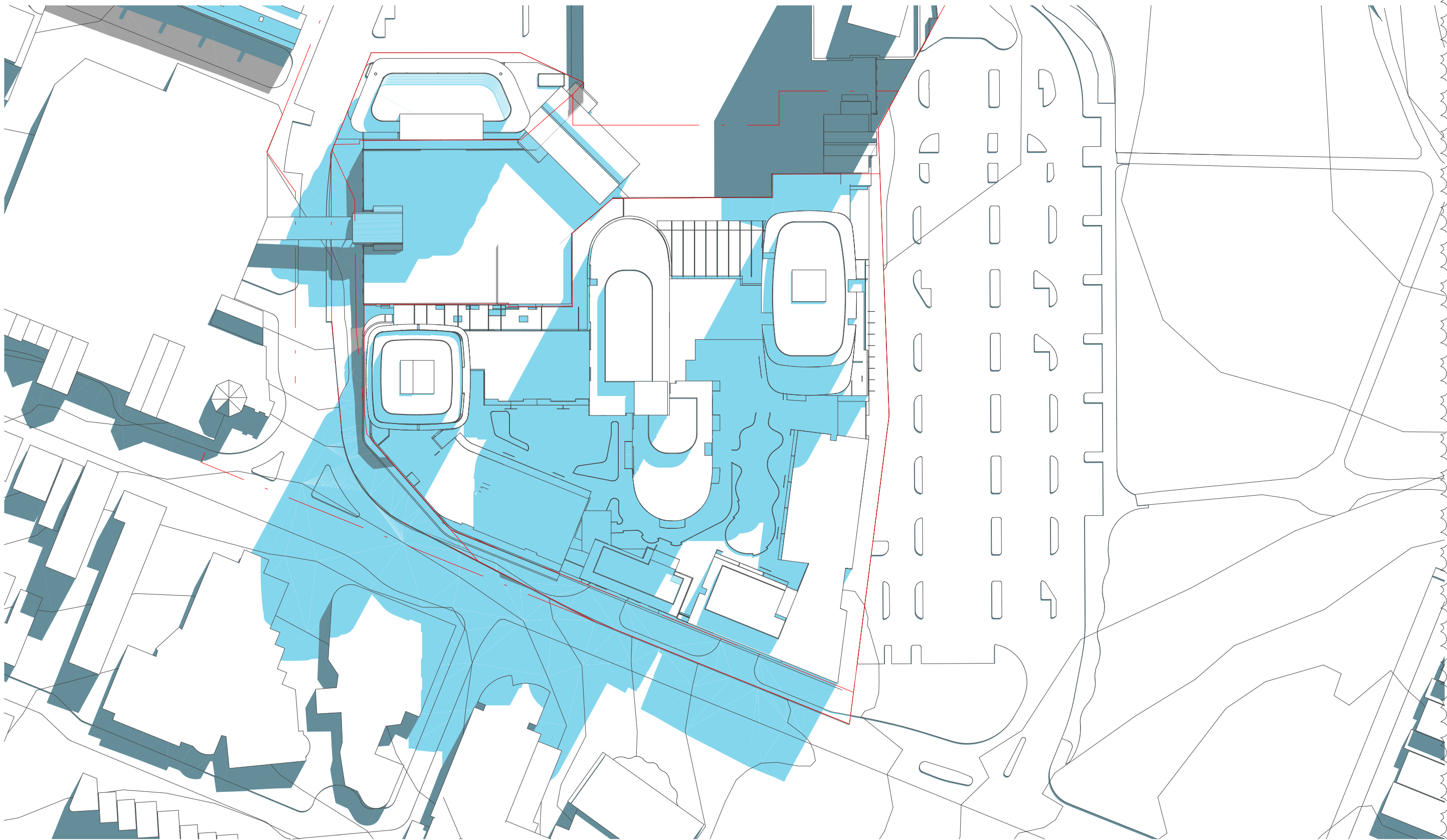
SH00 JUNE 21 - 9am
SCALE 1:1000@A1



SH01 JUNE 21 - 10am
SCALE 1:1000@A1



SH02 JUNE 21 - 11am
SCALE 1:1000@A1



SH03 JUNE 21 - 12pm
SCALE 1:1000@A1

BIMcloud: BIMSERVER23 - BIMcloud Basic for ARCHICAD 23/21045 Northcote Plaza (T&P)/21045 General

REVISION

REVISION

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VN

DATE

26/07/2021

CHECKED

CB

PLOT DATE

16/09/2021

JOB NO.

21045

SCALE

1:1000@A1
1:2000@A3

PROJECT

NORTHCOTE PLAZA
25 SEPARATION STREET
NORTHCOTE VIC 3070

DRAWING TITLE

SHADOW DIAGRAMS

FENDER KATSAIDIS

WWW.FKAUSTRALIA.COM
2 RIVERSIDE QUAY, SOUTHBANK
VICTORIA 3006 AUSTRALIA
TELEPHONE: +61 3 8696 3888
FENDER KATSAIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE

TOWN PLANNING

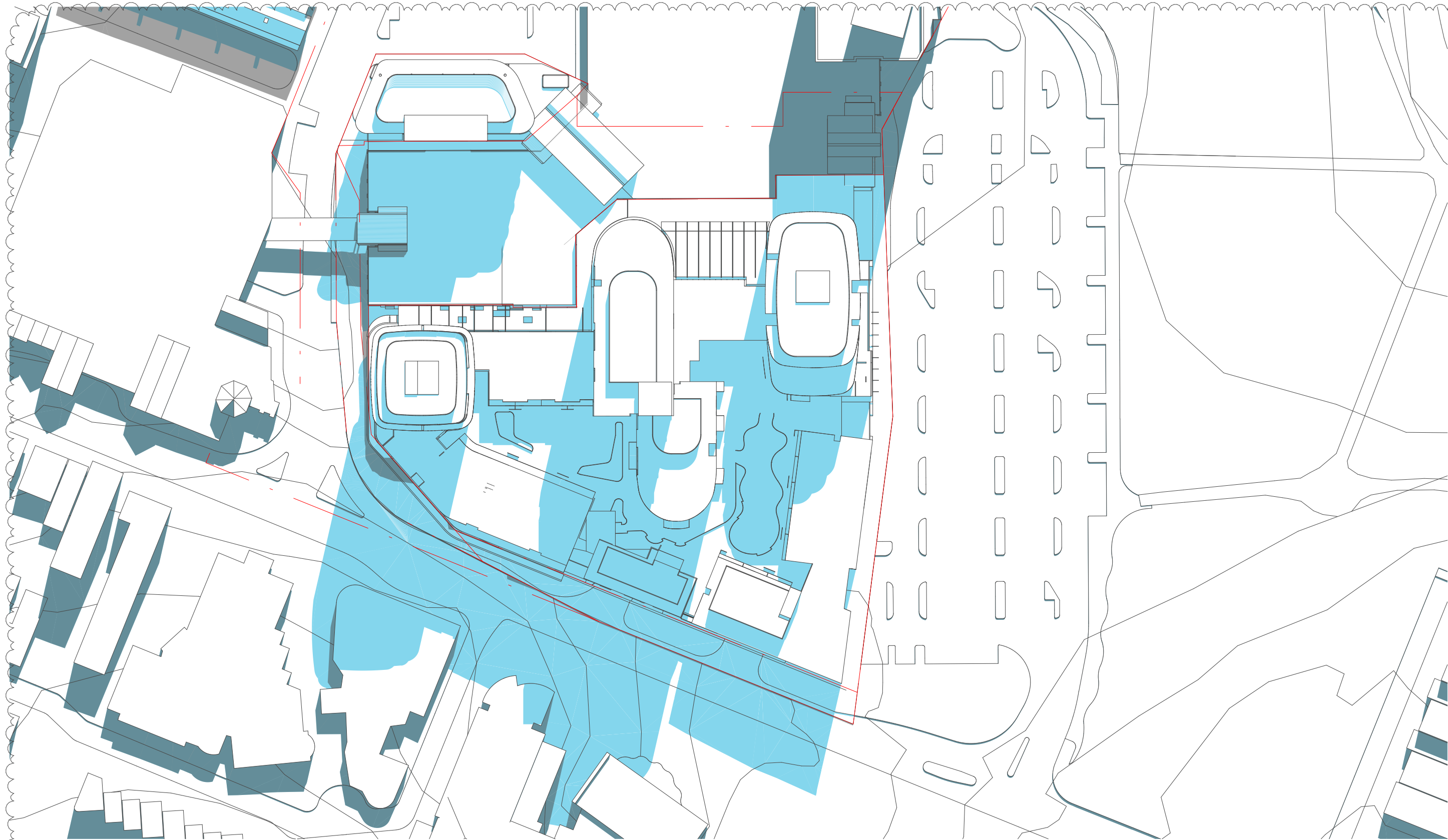
REV.

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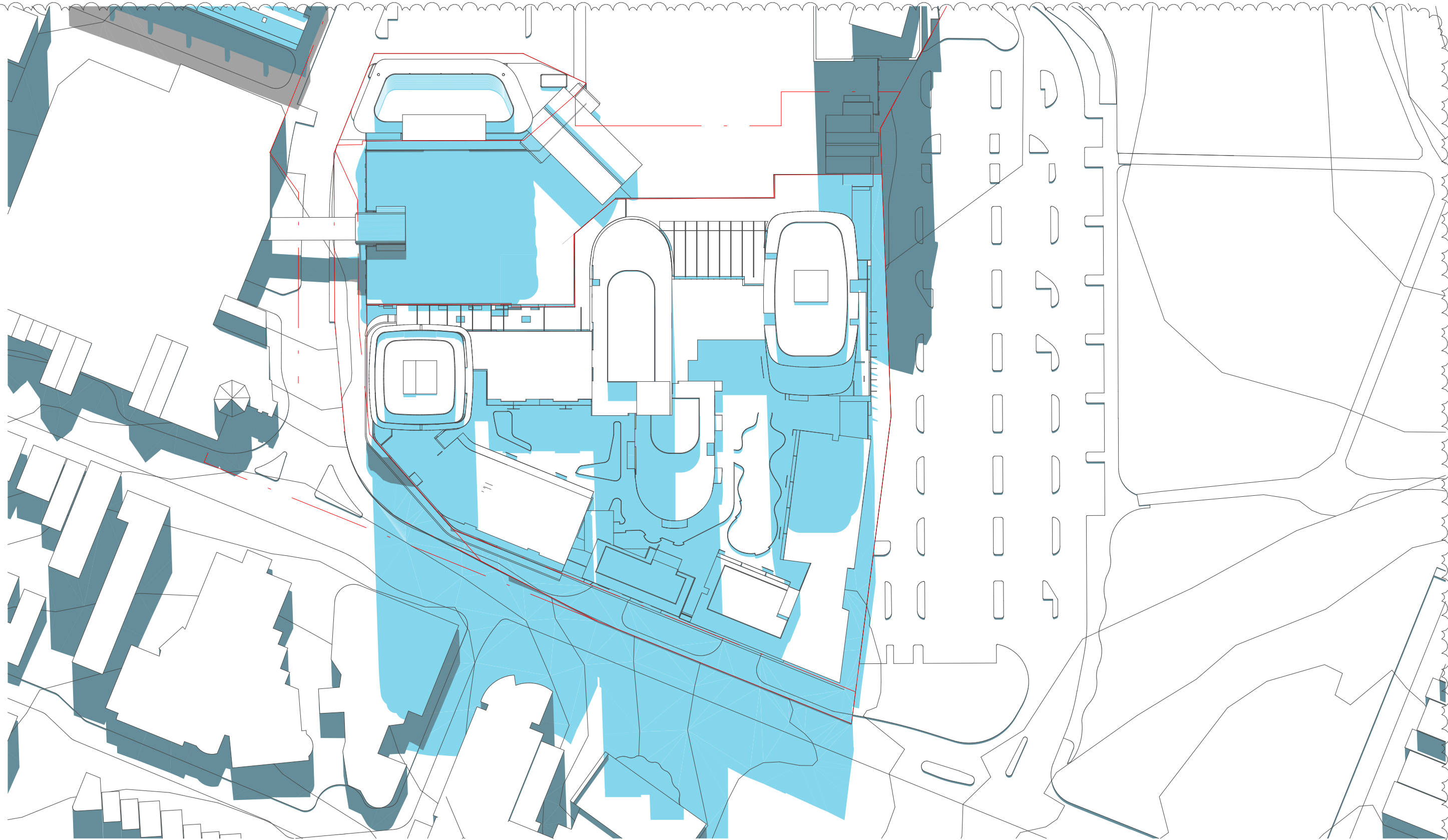
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SD4000

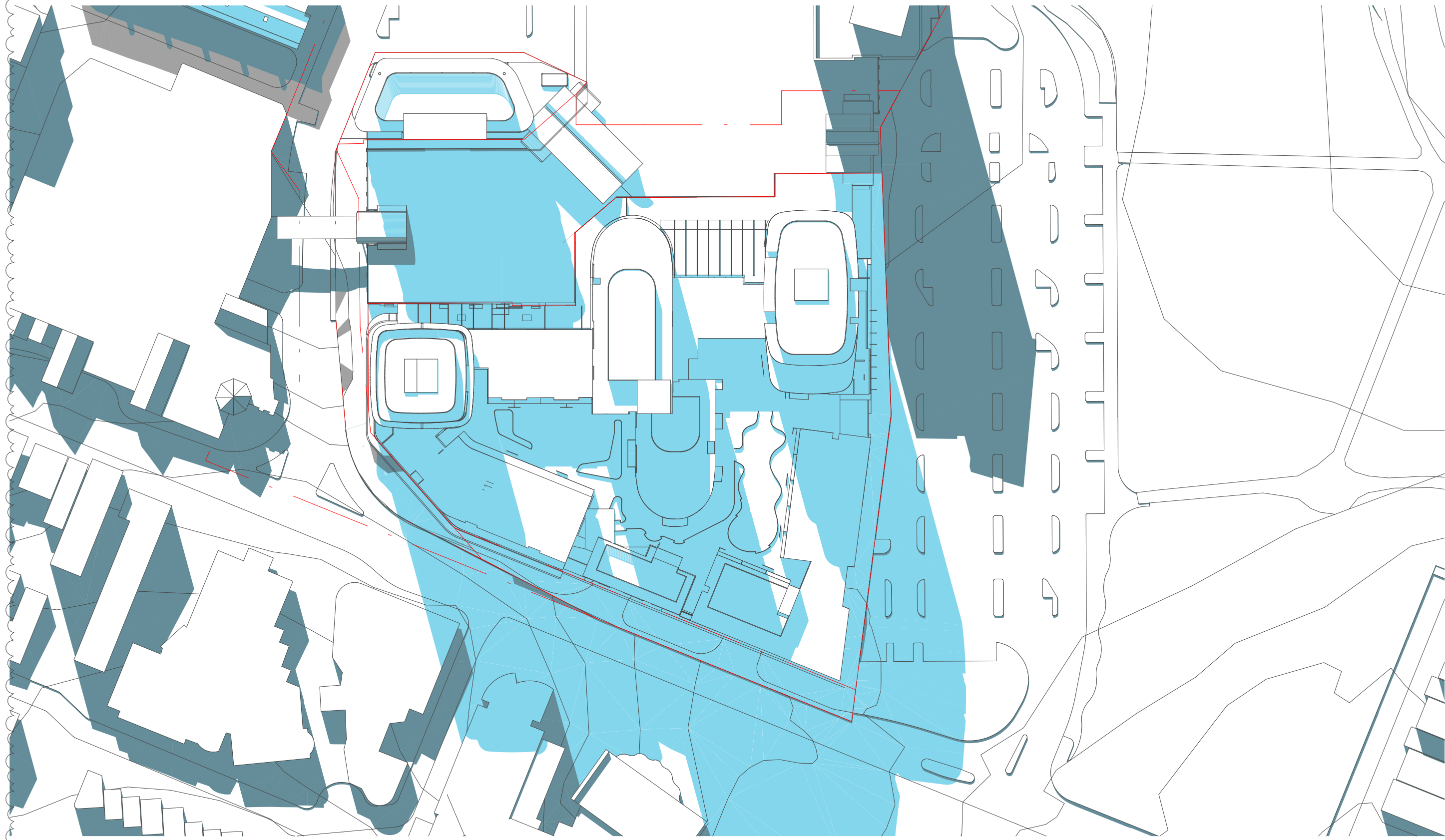
Darebin City Council Received 16/09/2021



SD04 JUNE 21 - 1pm
SCALE 1:1000@A1



SD05 JUNE 21 - 2pm
SCALE 1:1000@A1



SD06 JUNE 21 - 3pm
SCALE 1:1000@A1

BIMcloud: BIMSERVER23 - BIMcloud Basic for ARCHICAD 23/21045 Northcote Plaza (T&P)/21045 General

REVISION

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CB

PLOT DATE

16/09/2021

JOB NO.

21045

SCALE

1:1000@A1
1:2000@A3

PROJECT

NORTHCOTE PLAZA
25 SEPARATION STREET
NORTHCOTE VIC 3070

DRAWING TITLE

SHADOW DIAGRAMS

FENDER KATSLIDIS

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VICTORIA 3006 AUSTRALIA
TELEPHONE: +61 3 8696 3888
FENDER KATSLIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE

TOWN PLANNING

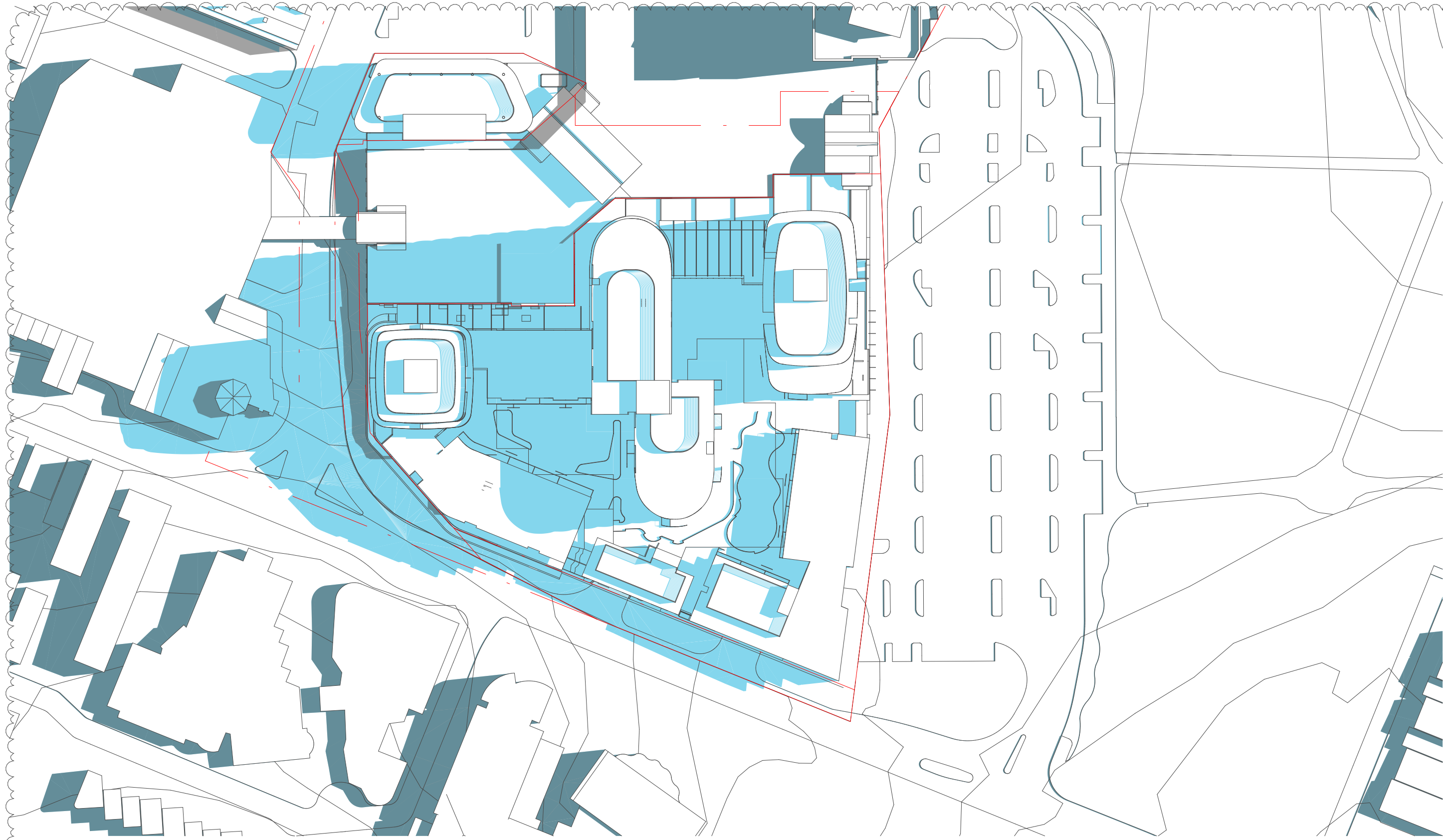
REV.

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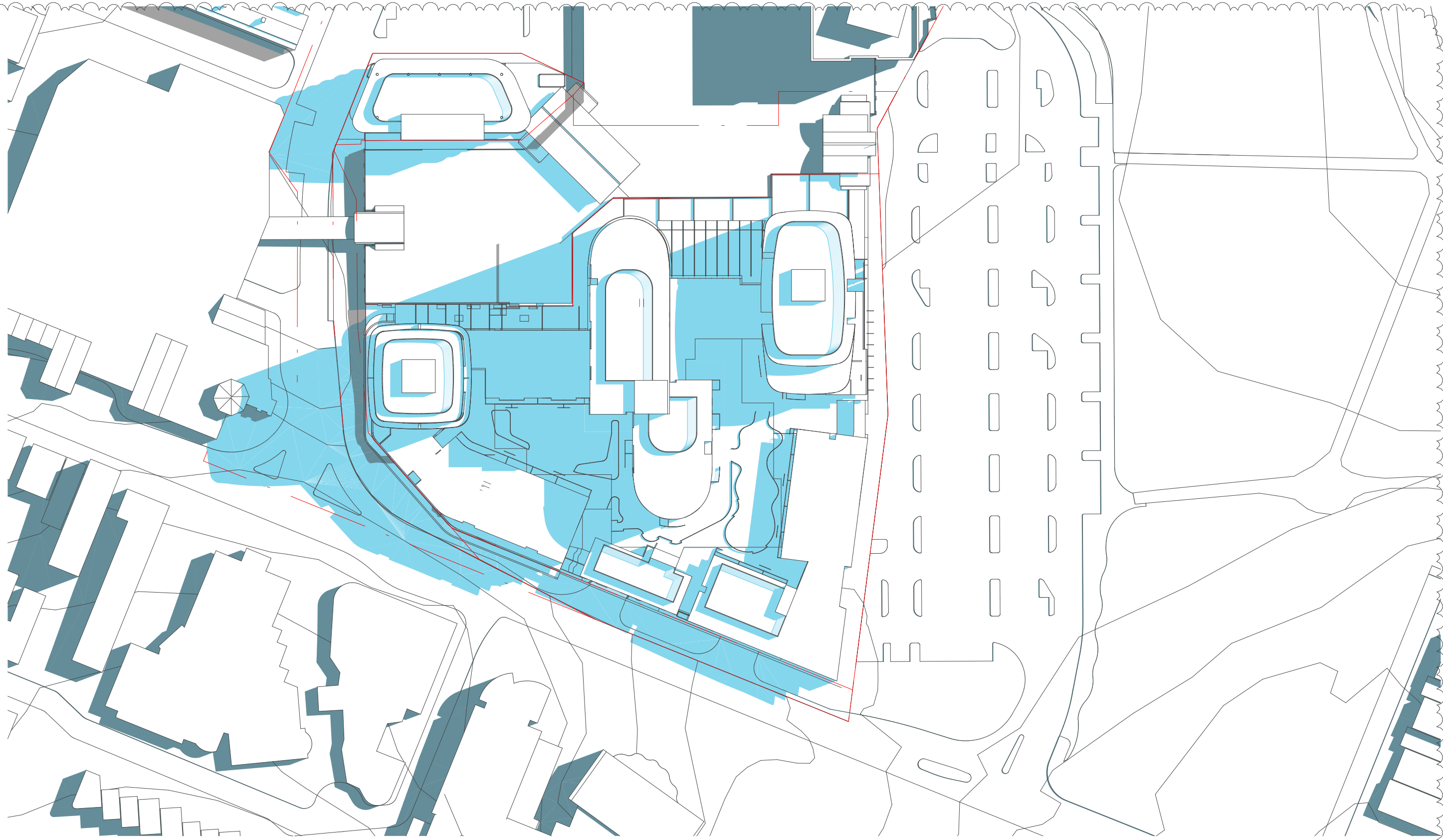
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SD4001

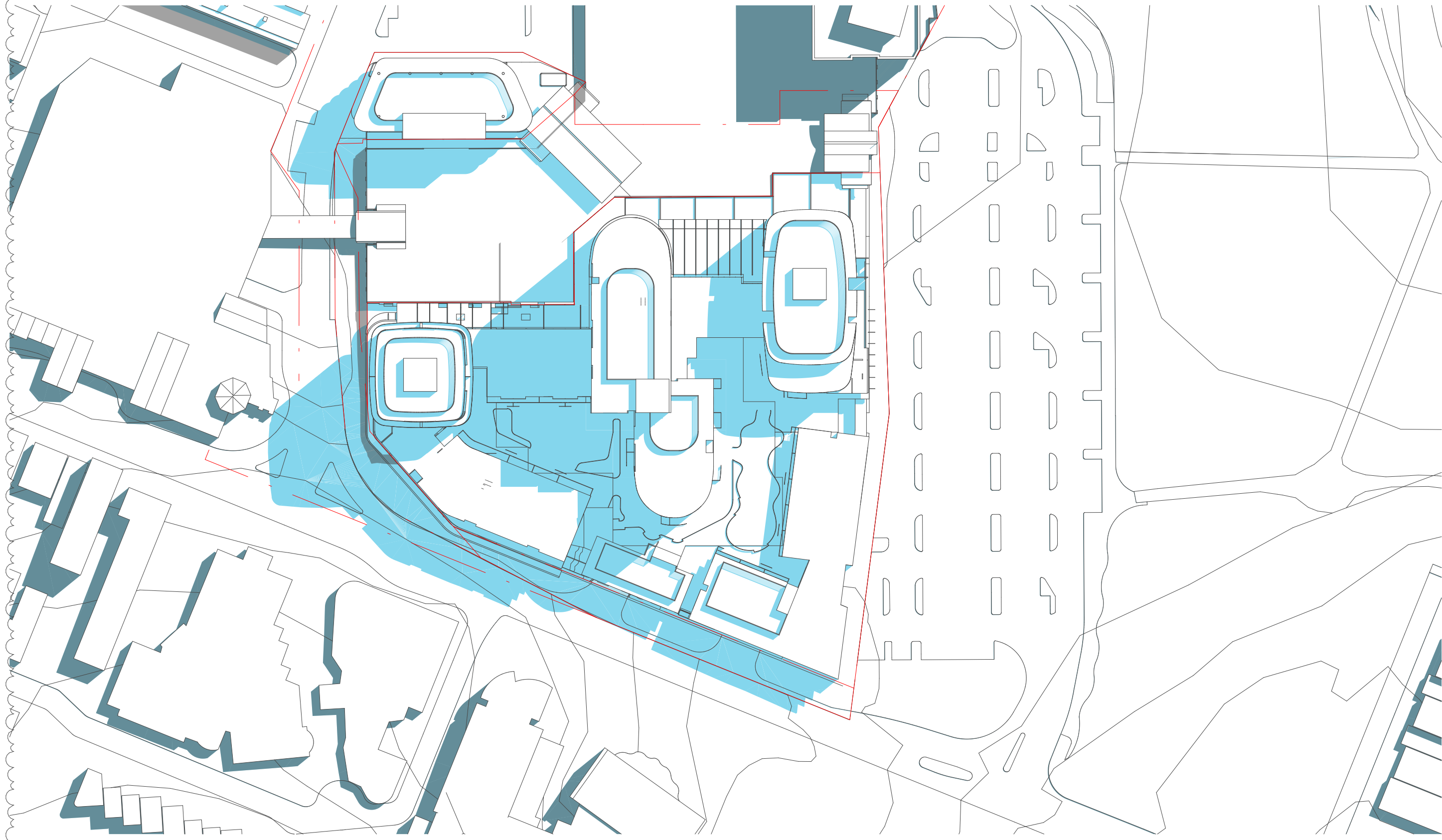
Darebin City Council Received 16/09/2021



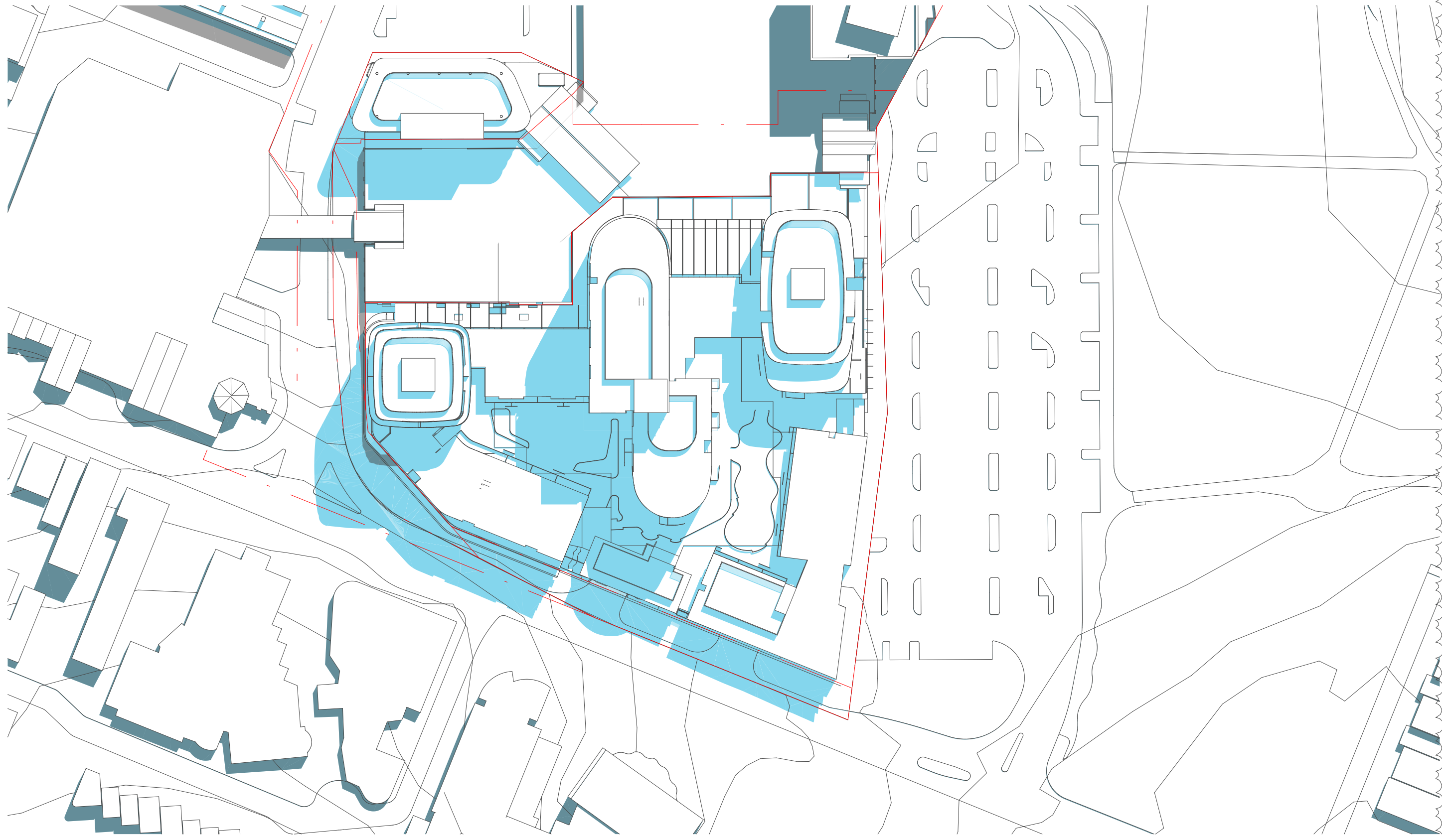
SK10 SEPTEMBER 22 - 9am
SCALE 1:1000@A1



SH11 SEPTEMBER 22 - 10am
SCALE 1:1000@A1



SH12 SEPTEMBER 22 - 11am
SCALE 1:1000@A1



SH13 SEPTEMBER 22 - 12pm
SCALE 1:1000@A1

BIMcloud: BIMSERVER23 - BIMcloud Basic for ARCHICAD 23/21045 Northcote Plaza (T&P)/21045 General

REVISION

REVISION

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DATE

26/07/2021

CHECKED

CB

PLOT DATE

16/09/2021

JOB NO.

21045

SCALE

1:1000@A1
1:2000@A3

PROJECT

NORTHCOTE PLAZA
25 SEPARATION STREET
NORTHCOTE VIC 3070

DRAWING TITLE

SHADOW DIAGRAMS

FENDER KATSLIDIS

WWW.FKAUSTRALIA.COM
2 RIVERSIDE QUAY, SOUTHBANK
VICTORIA 3006 AUSTRALIA
TELEPHONE: +61 3 8696 3888
FENDER KATSLIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE

TOWN PLANNING

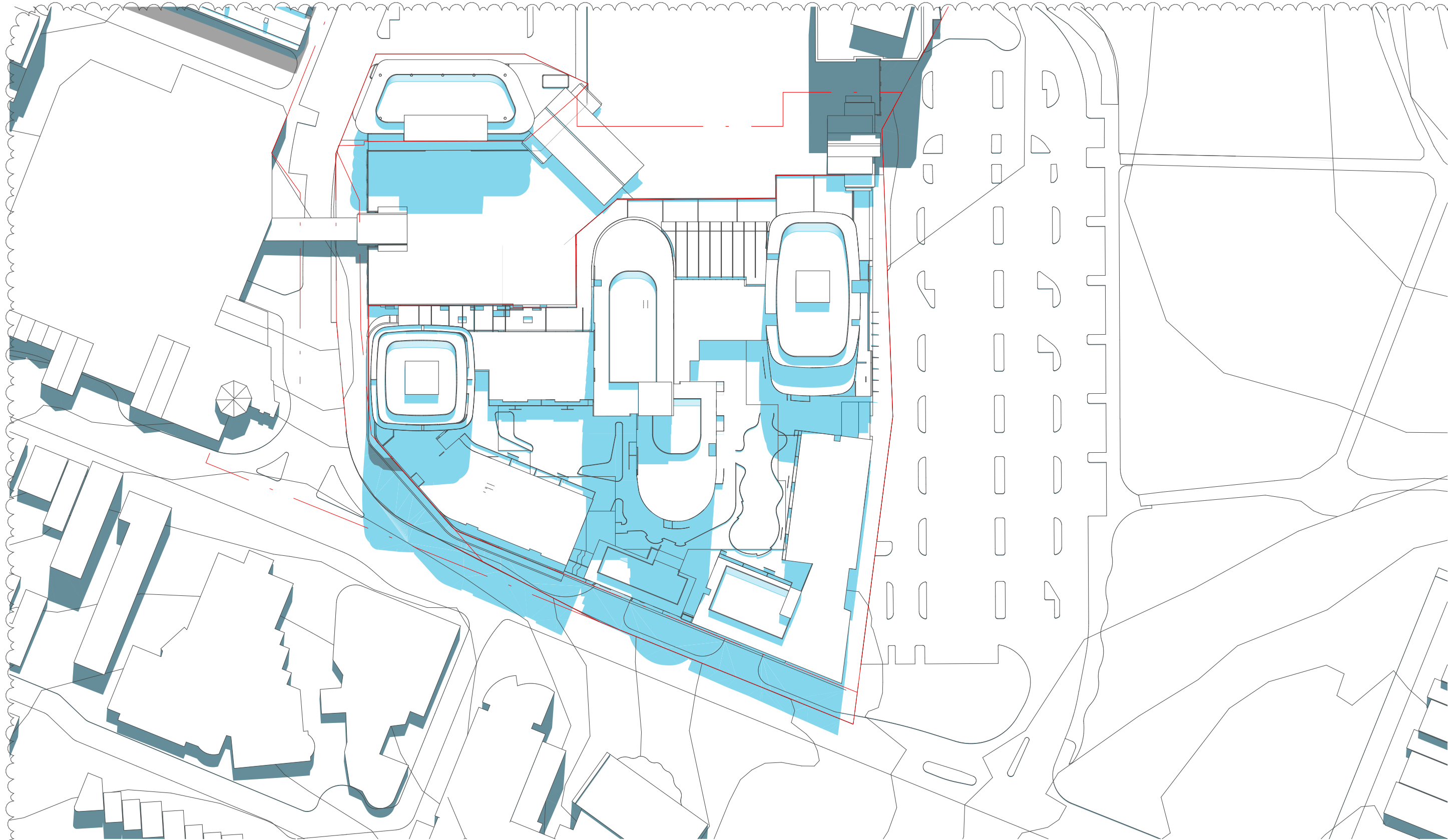
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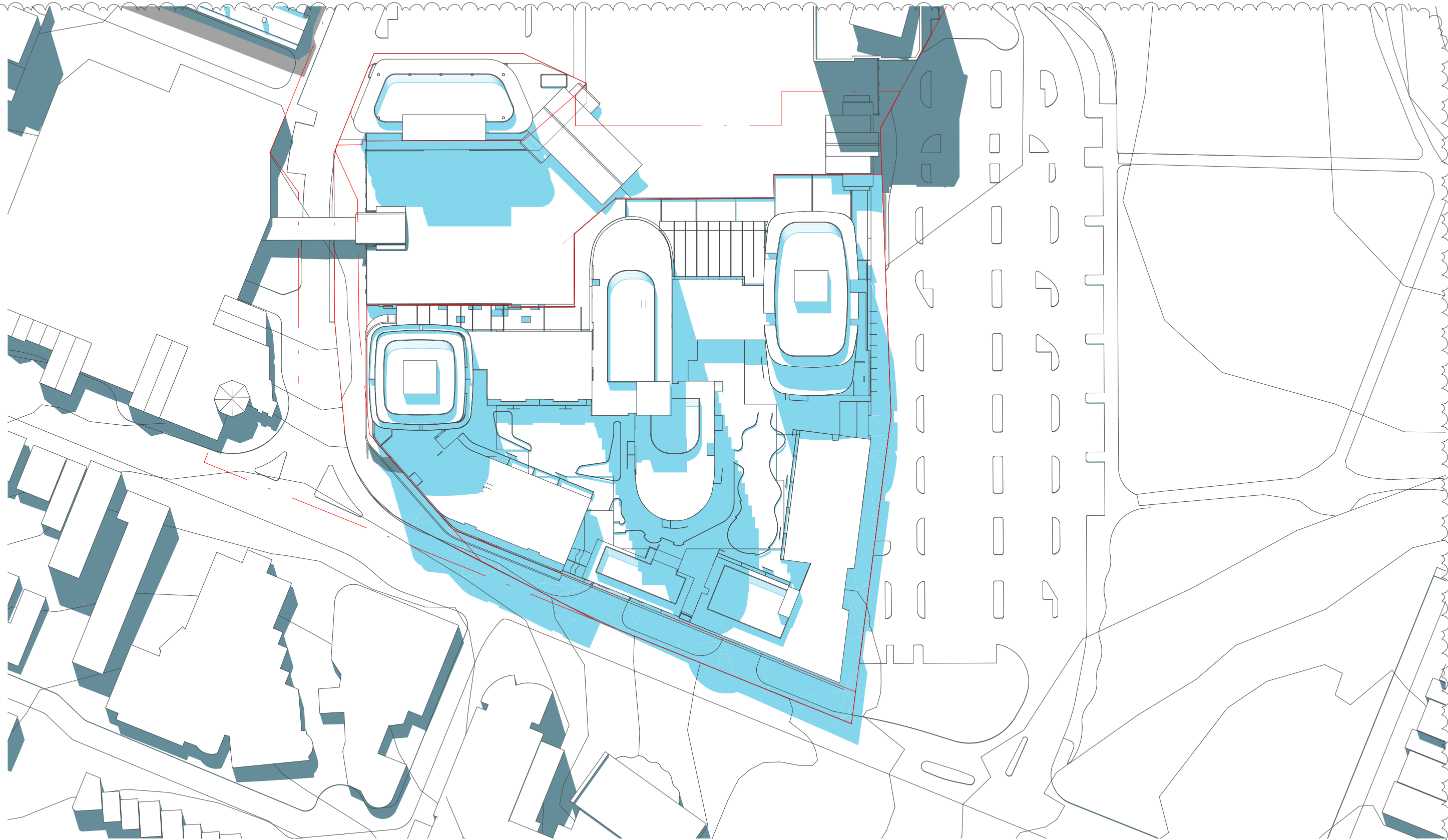
DRAWING NO.

SD4002

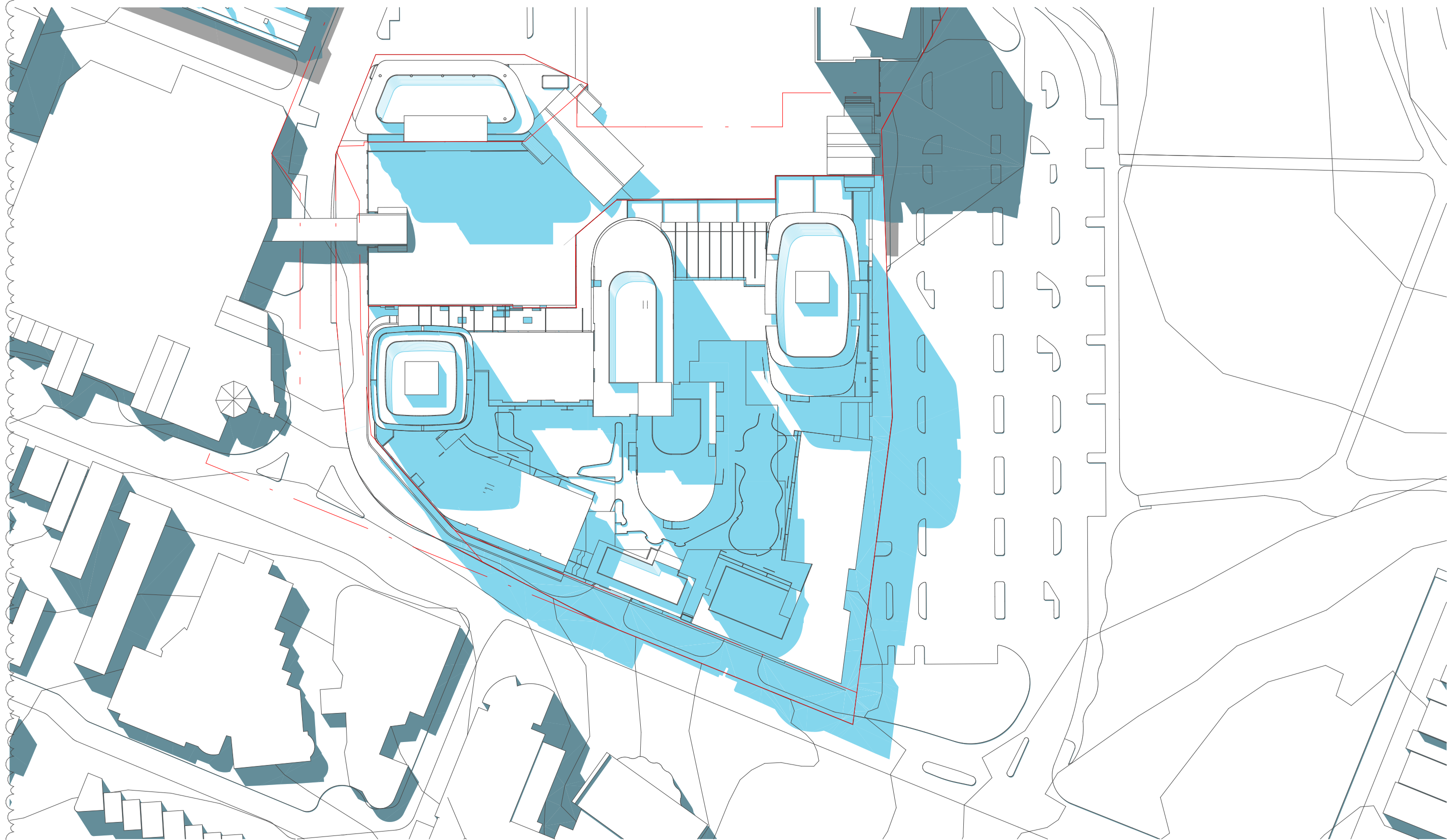
Darebin City Council Received 16/09/2021



SH14 SEPTEMBER 22 - 1pm
SCALE 1:1000@A1



SH15 SEPTEMBER 22 - 2pm
SCALE 1:1000@A1



SH16 SEPTEMBER 22 - 3pm
SCALE 1:1000@A1

BIMcloud: BIMSERVER23 - BIMcloud Basic for ARCHICAD 23/21045 Northcote Plaza (T&P)/21045 General

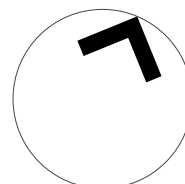
REVISION

REVISION

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DRAWN	DATE	CHECKED	PLOT DATE	JOB NO.	SCALE
VN	26/07/2021	CB	16/09/2021	21045	1:1000@A1 1:2000@A3



PROJECT
NORTHCOTE PLAZA
25 SEPARATION STREET
NORTHCOTE VIC 3070

DRAWING TITLE
SHADOW DIAGRAMS

FENDER KATSLIDIS
WWW.FKAUSTRALIA.COM
2 RIVERSIDE QUAY, SOUTHBANK
VICTORIA 3006 AUSTRALIA
TELEPHONE: +61 3 8696 3888
FENDER KATSLIDIS (AUST) PTY LTD ACN 092 943 032

ISSUE PURPOSE
TOWN PLANNING



REV.	DRAWING NO.
-	SD4003

SUMMARY	
SITE AREA	13 502 m²*
TOTAL GFA	97 612 m²
TOTAL BASEMENT GFA	29 940 m²
TOTAL CAR SPACES	781
TOTAL APTS NSA	39 681 m²
TOTAL APTS	605
TOTAL RETAIL GLAR	6 577 m²

*Site area is an approximation only.

GFA SCHEDULE (EXC. BALCONIES)	
LEVEL	AREA
BASEMENT REDUCTION	
BASEMENT 3	9 980
BASEMENT 2	9 980
BASEMENT 1	9 980
	29 940 m²
PODIUM	
LOWER GROUND FLOOR	11 745
UPPER GROUND FLOOR	1 198
	12 943 m²
TOWER A	
LEVEL 1	969
LEVEL 2	969
LEVEL 3	1 063
LEVEL 4	996
LEVEL 5	996
LEVEL 6	996
LEVEL 7	996
LEVEL 8	842
LEVEL 9	842
	8 667 m²
TOWER B	
LEVEL 1	1 171
LEVEL 2	1 139
LEVEL 3	1 480
LEVEL 4	1 480
LEVEL 5	1 480
LEVEL 6	1 480
LEVEL 7	1 480
LEVEL 8	1 480
LEVEL 9	1 480
LEVEL 10	1 480
LEVEL 11	1 480
LEVEL 12	1 480
LEVEL 13	1 480
LEVEL 14	922
LEVEL 15	922
LEVEL 16	922
LEVEL 17	922
	22 271 m²
TOWER B - AMENITIES	
LEVEL 1	950
LEVEL 2	759
	1 708 m²
TOWER C1	
LEVEL 1	1 705
LEVEL 2	1 993
LEVEL 3	1 377
LEVEL 4	1 479
LEVEL 5	1 479
LEVEL 6	1 479
LEVEL 7	659
LEVEL 8	659
LEVEL 9	659
LEVEL 10	659
LEVEL 11	659
LEVEL 12	552
	13 358 m²

GFA SCHEDULE (EXC. BALCONIES)	
LEVEL	AREA
TOWER C2	
LEVEL 1	302
LEVEL 2	302
	605 m²
TOWER D	
LEVEL 1	1 285
LEVEL 2	1 285
LEVEL 3	1 285
	3 855 m²
TOWER E	
LEVEL 1	823
LEVEL 2	823
LEVEL 3	823
LEVEL 4	823
LEVEL 5	823
LEVEL 6	150
	4 264 m²
	97 612 m²

APARTMENT NSA		
LEVEL	QTY	AREA
TOWER A		
LEVEL 1	9	715
LEVEL 2	9	715
LEVEL 3	11	850
LEVEL 4	12	851
LEVEL 5	12	851
LEVEL 6	12	851
LEVEL 7	12	851
LEVEL 8	10	700
LEVEL 9	10	700
	97	7 087 m²
TOWER B		
LEVEL 1	12	809
LEVEL 2	13	805
LEVEL 3	20	1 228
LEVEL 4	20	1 228
LEVEL 5	20	1 228
LEVEL 6	20	1 228
LEVEL 7	20	1 228
LEVEL 8	20	1 228
LEVEL 9	20	1 228
LEVEL 10	20	1 228
LEVEL 11	20	1 228
LEVEL 12	20	1 228
LEVEL 13	20	1 228
LEVEL 14	12	729
LEVEL 15	12	729
LEVEL 16	12	729
LEVEL 17	12	729
	293	18 038 m²
TOWER C1		
LEVEL 1	18	1 227
LEVEL 2	22	1 515
LEVEL 3	15	1 147
LEVEL 4	18	1 242
LEVEL 5	18	1 242
LEVEL 6	18	1 242
LEVEL 7	8	526
LEVEL 8	8	526
LEVEL 9	8	526
LEVEL 10	8	526
LEVEL 11	8	526
LEVEL 12	4	424
	153	10 670 m²
TOWER C2		
LEVEL 1	4	239
LEVEL 2	4	238
	8	477 m²
TOWER D		
UPPER GROUND FL...	3	222
LEVEL 1	17	1 062
LEVEL 2	17	1 062
LEVEL 3	17	1 062
	54	3 409 m²
	605	39 681 m²

APARTMENT MIX SCHEDULE			
APT TYPE	%	QTY	AREA
1BR + 1BTH	47%	41%	251
1BR + 1BTH + 1STD		6%	36
2BR + 1BTH	47%	11%	66
2BR + 2BTH		36%	220
3BR + 2BTH	5%	5%	32
		605	39 680

TOWER A APARMENT MIX SCHEDULE			
APT TYPE	%	QTY	AREA
1BR + 1BTH	24%	20%	19
1BR + 1BTH + 1STD		4%	4
2BR + 1BTH	67%	41%	40
2BR + 2BTH		26%	25
3BR + 2BTH	9%	9%	9
		97	7 087

TOWER B APARMENT MIX SCHEDULE			
APT TYPE	%	QTY	AREA
1BR + 1BTH	60%	55%	160
1BR + 1BTH + 1STD		5%	16
2BR + 1BTH	40%	0%	0
2BR + 2BTH		40%	117
3BR + 2BTH	0%	0%	0
		293	18 037

TOWER C1 APARMENT MIX SCHEDULE			
APT TYPE	%	QTY	AREA
1BR + 1BTH	37%	27%	41
1BR + 1BTH + 1STD		10%	16
2BR + 1BTH	52%	15%	23
2BR + 2BTH		37%	56
3BR + 2BTH	11%	11%	17
		153	10 671

TOWER C2 APARMENT MIX SCHEDULE			
APT TYPE	%	QTY	AREA
1BR + 1BTH	50%	50%	4
1BR + 1BTH + 1STD		0%	0
2BR + 1BTH	50%	0%	0
2BR + 2BTH		50%	4
3BR + 2BTH	0%	0%	0
		8	477

TOWER D APARMENT MIX SCHEDULE			
APT TYPE	%	QTY	AREA
1BR + 1BTH	50%	50%	27
1BR + 1BTH + 1STD		0%	0
2BR + 1BTH	39%	6%	3
2BR + 2BTH		33%	18
3BR + 2BTH	11%	11%	6
		54	3 408

