



### 1/13 Renshaw Street Cranebrook NSW

PRD Commercial Western Sydney have been appointed exclusive marketing agents to offer Unit 1/13 Renshaw Street, Cranebrook for lease.

This is an exciting opportunity to secure an industrial unit in a brand new development and is surrounded by other industrial facilities and is within walking distance to the Waterside Residential Estate.

Strategically located approximately 4kms to Penrith Station and CBD and only 29kms to the new Badgerys Creek Airport.

Construction of this café will be completed approximately end of 2022/early 2023.

Size

**Building Size** : 256 sqm

**View**

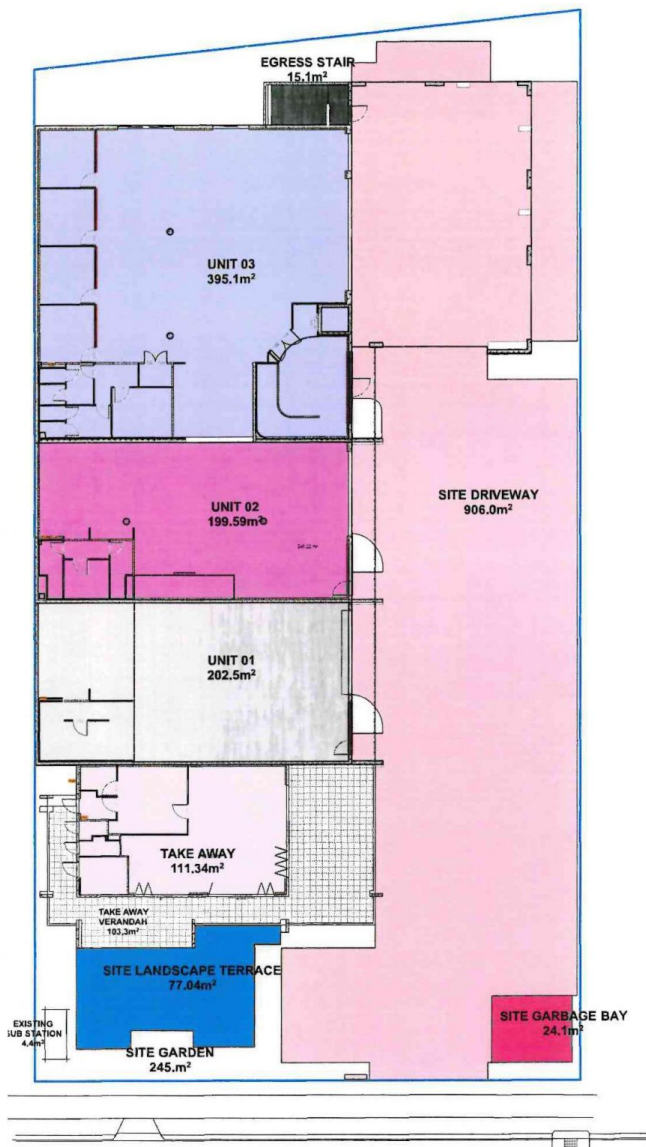
: <http://www.prdcommercialwest.com.au/lease/nsw/western-sydney/cranebrook/commercial/industrial/7325362>



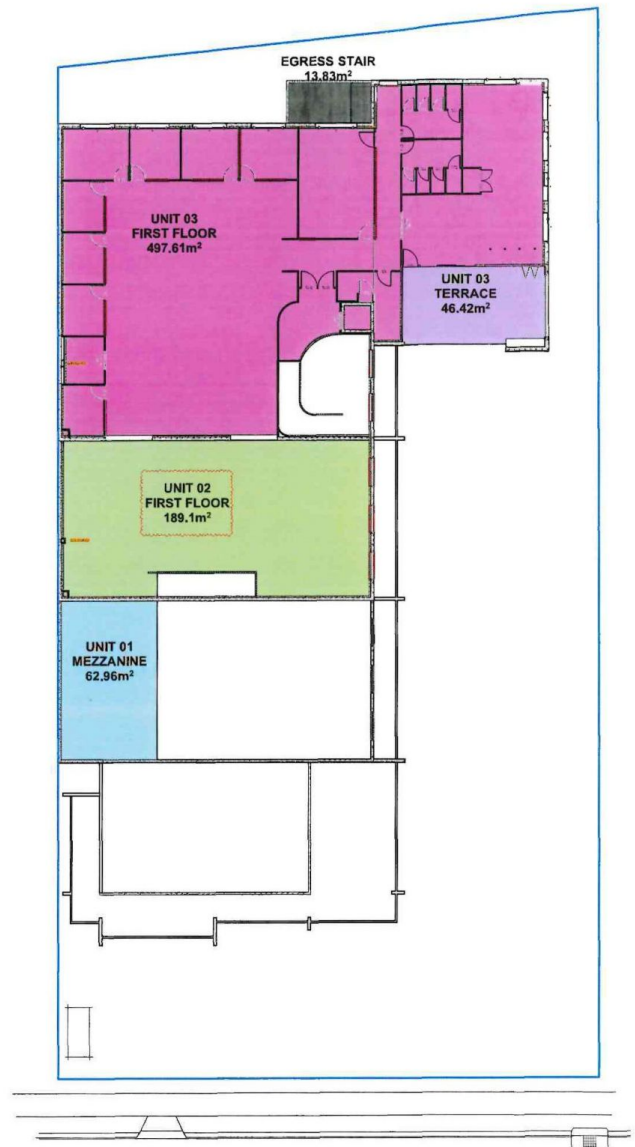
**Lauren Fitzpatrick**  
0455 178 765



**Robert Tappouras**  
02 4732 3711



GROUND FLOOR AREA PLAN



FIRST FLOOR AREA PLAN

TOTAL SITE AREA = 2346m<sup>2</sup>

Area Schedule - SITE AREAS	
Name	Area
EXISTING SUB STATION	4.4m <sup>2</sup>
SITE DRIVEWAY	890.7m <sup>2</sup>
GARBAGE BIN BAY	24.1m <sup>2</sup>
GARDEN	253.31m <sup>2</sup>
GROUND FLOOR BUILDING FOOTPRINT	1074.1m <sup>2</sup>
LANDSCAPE TERRACE	77.04m <sup>2</sup>
TOTAL	2436m <sup>2</sup>

Area Schedule - UNIT 02	
Name	Area
GROUND FLOOR	210.4m <sup>2</sup>
FIRST FLOOR	189.1m <sup>2</sup>
TOTAL	399.5m <sup>2</sup>

## AREA PLANS

<b>CLIENT DETAILS:</b> Jayden Saunderson Aaron Gampe <b>SITE ADDRESS:</b> 13 Renshaw St Cranebrook <b>HOUSE NAME:</b> Commercial Complex <b>FACADE:</b>		<b>PLAN REVISION</b> <table border="1"> <thead> <tr> <th>ISSUE</th> <th>BY</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td>X</td> <td>MS</td> <td>2.6.22</td> <td>UPDATED LIFT &amp; WINDOW WALL JUNCTION</td> </tr> <tr> <td>Y</td> <td>MS</td> <td>21.6.22</td> <td>PANEL UPDATES AS PER FULL TILT ADVISE</td> </tr> <tr> <td>Z</td> <td>MS</td> <td>10.8.22</td> <td>UPDATED WITH NOTES FOR PCA</td> </tr> <tr> <td>AA</td> <td>MS</td> <td>8.9.22</td> <td>COURTYARD SLAB DETAILS</td> </tr> <tr> <td>AB</td> <td>MS</td> <td>20.9.22</td> <td>LETTER BOX DETAIL UPDATED + FACADE ENG. DETAILS</td> </tr> <tr> <td>AC</td> <td>MS</td> <td>11.10.22</td> <td>CORRECT SKYLIGHTS ADDED AS PER MAN. ADVICE</td> </tr> <tr> <td>AD</td> <td>MS</td> <td>28.10.22</td> <td>FACADE ENG. DETAILS &amp; FITOUT PLAN UPDATES</td> </tr> <tr> <td>AE</td> <td>MS</td> <td>2.11.22</td> <td>W102/103/107/108 UPDATED &amp; WALL TO SUB STATION</td> </tr> </tbody> </table>		ISSUE	BY	DATE	DESCRIPTION	X	MS	2.6.22	UPDATED LIFT & WINDOW WALL JUNCTION	Y	MS	21.6.22	PANEL UPDATES AS PER FULL TILT ADVISE	Z	MS	10.8.22	UPDATED WITH NOTES FOR PCA	AA	MS	8.9.22	COURTYARD SLAB DETAILS	AB	MS	20.9.22	LETTER BOX DETAIL UPDATED + FACADE ENG. DETAILS	AC	MS	11.10.22	CORRECT SKYLIGHTS ADDED AS PER MAN. ADVICE	AD	MS	28.10.22	FACADE ENG. DETAILS & FITOUT PLAN UPDATES	AE	MS	2.11.22	W102/103/107/108 UPDATED & WALL TO SUB STATION	<b>SIGNATURE:</b>  <b>SITE NOTES</b> This site is subject to flooding and the flood level is RL23.80AHD (flood level). All electrical equipment and terminations to be minimum 500mm above this level so minimum height of RL24.30AHD  <b>ORIENTATION</b> 		<b>DATE:</b>  <b>BetterBuilt Homes</b> LICENCE NUMBER 244242C	
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<b>INCLUSION</b> SCALE 1:300 JOB # 0600-GAM GARAGE HAND 6 SHEET 43		<b>WIND</b> N1		<b>SITE</b> P		<b>SOIL</b> M																																					
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