

10 Oct 2023
Approval Number: 001700474021

AREA CALCULATIONS

AREA OF SITE	= 504.00sqm
EX-MAIN DWELLING	= 260.00sqm
EX-SWIMMING POOL	= 11.00sqm
GROUND COVERAGE	= 271.00sqm
PERCENTAGE COVERAGE	53.77%
TOTAL COVERAGE	= 271.00sqm
FLOOR FACTOR	53.77 IN LEU OF 1

ROOF & CEILING PROFILE R-VALUE COMPLIANCE WITH SANS 204
ZONE 4 P,1

ROOF PROFILE	COMPONENT	R-VALUE
Concrete Roof Tiles (25.0deg Pitch)	Covered Cement Roof Tiles	0.02
	Branding @ 340mm c/c	0.68
Outdoor Air Film	Roof AP Space Stackdown from	0.18
	430 reflective foil i.e. radiant	
	Vapour barrier	
	Indoor Air Film - 508 Air	0.11
Ceiling Insulation	130mm Thick Acoustic Ceiling Insulation	3.38
	10mm Rhino Board Firestop Ceiling	0.06
TOTAL R-VALUE OF ROOF		4.43 m2 K/W

For ventilation spaces, the ventilation should not be less than 0.5L/s m2
Permissible R-Value 3.70 M2 K/W



R2,700,000

House For Sale in Fairview Golf Estate

FLOOR SIZE	260m ²	GARAGES	2
LAND SIZE	504m ²	PARKINGS	2
BEDROOMS	3	FLATLETS	-
BATHROOMS	2	DOMESTIC ACCOM.	-
KITCHENS	1	POOL	Yes
LOUNGES	1	PETS ALLOWED	Yes
DINING ROOMS	1		
STUDIES	-		

RATES R900 pm (Estimated)
LEVY R900 pm



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