



## LM184 CHANGEROOM COMPLEX

<b>SIZE NOTES</b>	184.46m <sup>2</sup> TOTAL BUILD AREA
<b>VALUE</b>	\$TBC EXCL GST
<b>DESCRIPTION</b>	1 DUAL CHANGEROOM WITH AMENITIES AND UMPIRE ROOMS*

\*Meets AFL Preferred Facility Guidelines

### FACILITIES

- 1 dual changeroom with operable wall (2 full changerooms x 45m<sup>2</sup> each)
- Amenities with instantaneous gas HWS (2 rooms x 25m<sup>2</sup> each)
- Umpire rooms with separate amenities (2 rooms x 12m<sup>2</sup> each)

### DESIGN SPECIFICATIONS

- Sound rated operable or fixed walls
- Perimeter chassis design for firm floor feel
- Closer floor joists for firm floor feel
- Internal ceiling and wall protection to prevent damage from ball impact
- 3.0m tall ceiling height throughout
- Modern and dynamic external building finishes

### FURTHER CLARIFICATIONS

- Design and drafting costs included
- Provisional sum of \$10,000 for civil works included
- Provisional sum of \$20,000 for surveying and site design services included
- Provisional sum of \$15,000 for site plumbing connections included
- No demolition works are included in the above costs



