REGIONAL COUNCIL OF GOYDER

PROPOSED TORRENS DIVISION

LOT 400 BRUCE STREET

HUNDRED OF NEALES
ALLOTMENT 400 IN D121087

IN THE AREA NAMED

EUDUNDA

CT 6627/824







D77491

55 1036m² | 54 1000m² | 53 1000m² | 52 1000m² | 51 1000m² | 50 1000m² | 49 1000m² | 48 1000m² | 47 1000m² | 46 1000m² | 45 1000m² | 44 1000m² | 43 1000m² | 42 1000m²

NEW ROAD 205 (ROAD)

T/F

203(SUPERLOT) 5963m²

PARK - N - RIDE

WETLAND RETENTION 1164m²

THIELE RESERVE 200 (RESERVE) 4955m2

PLAYGROUND

SHELTER

F176941

WATSON 202 (ROAD) CIRCUIT

CONNECTION TO LAVENDER WALKING TRAILS

THIELE 204 (ROAD) LANE

F176944

D121087



NATURE PLAY

BRUCE STREET

LAVENDER WALKING TRAIL

32 1076m² | 33 1000m² | 34 1000m² | 35 1000m² | 36 1000m² | 38 1000m² | 38 1000m² | 39 1000m² | 40 1000m² | 41 1000m²

19 1005m² | 20 1000m² | 21 1005m²

18 967m² | 17 974m² | 16 975m² | 15 977m² | 14 1000m² | 13 1112m²

31 1094m² | 30 1000m² | 29 1000m² | 28 1000m² | 27 1000m² | 26 1000m² | 25 1000m² | 24 1000m² | 23 1000m² | 22 1000m²

WATSON 201 (ROAD) CIRCUIT

1 1001m² | 2 1000m² | 3 1000m² | 4 1000m² | 5 972m²

6 967m² | 7 1001m² | 8 1001m² | 9 1000m² | 10 1000m² | 11 1000m² | 12 1000m²

D11243

MICHAEL STREET

D11243

COWIE SPRINGS ESTATE

GOYDER South Australia's Heartland

Jakelco Contracting

SCALE METRES

15 30 45 60 75

NOTE
SITE IS VACANT

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DEVELOPMENT SUMMARY:

TOTAL AREA:	7.95ha (approx)
EXISTING ALLOTMENTS:	1
PROPOSED ALLOTMENTS:	56 (INC 1 SUPER LOT)
STAGES:	3
ROAD PARCELS:	4
LENGTH OF NEW ROAD:	930m
RESERVE:	4955m2

Pennino & Associates
Licensed Surveyors & Development Consultants
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our ref: J1015-Rev1
date: DRAFT 11.9.23

REGIONAL COUNCIL OF GOYDER

PROPOSED TORRENS DIVISION

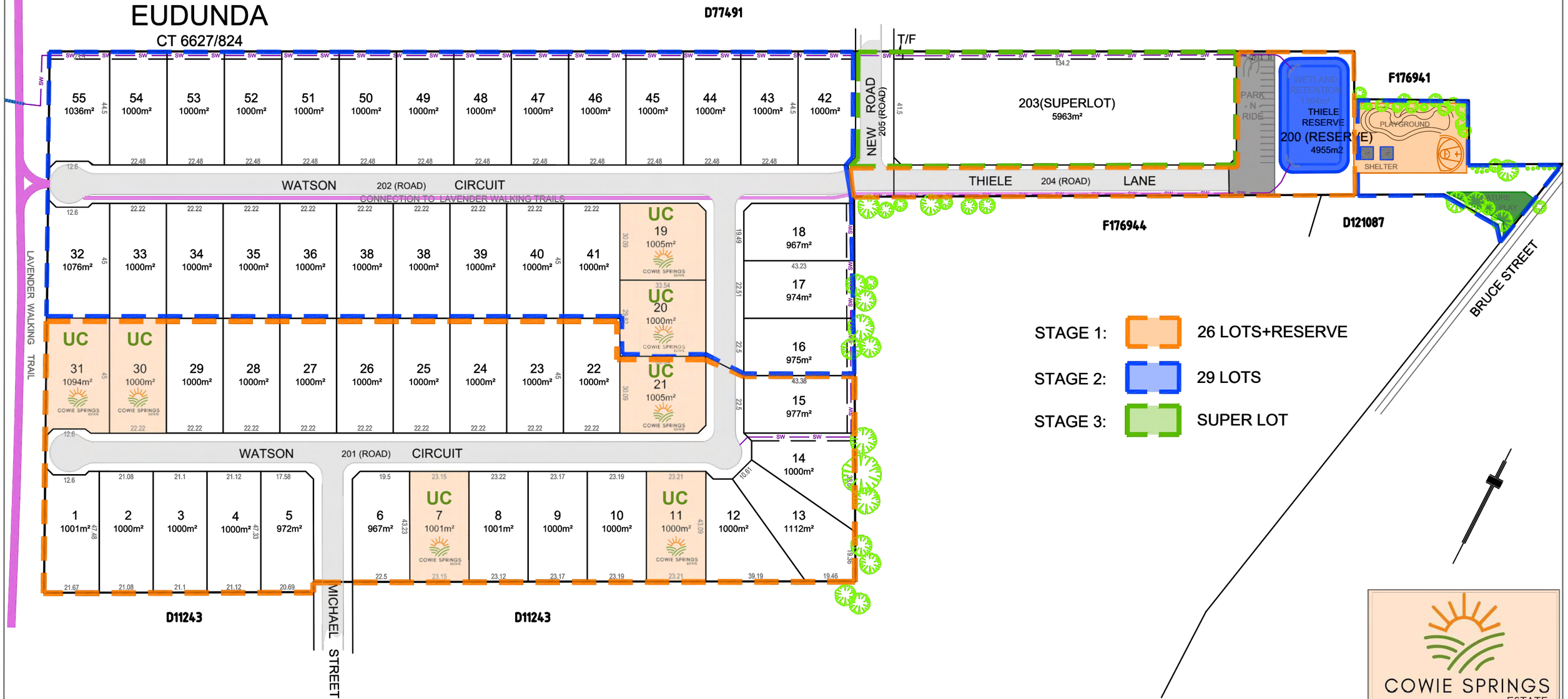
LOT 400 BRUCE STREET

HUNDRED OF NEALES
ALLOTMENT 400 IN D121087

IN THE AREA NAMED

EUDUNDA

CT 6627/824



STAGE 1: 26 LOTS+RESERVE

STAGE 2: 29 LOTS

STAGE 3: SUPER LOT

COWIE SPRINGS ESTATE

NOTE
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SCALE METRES

15 30 45 60 75

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UC = Under Contract

DEVELOPMENT SUMMARY:

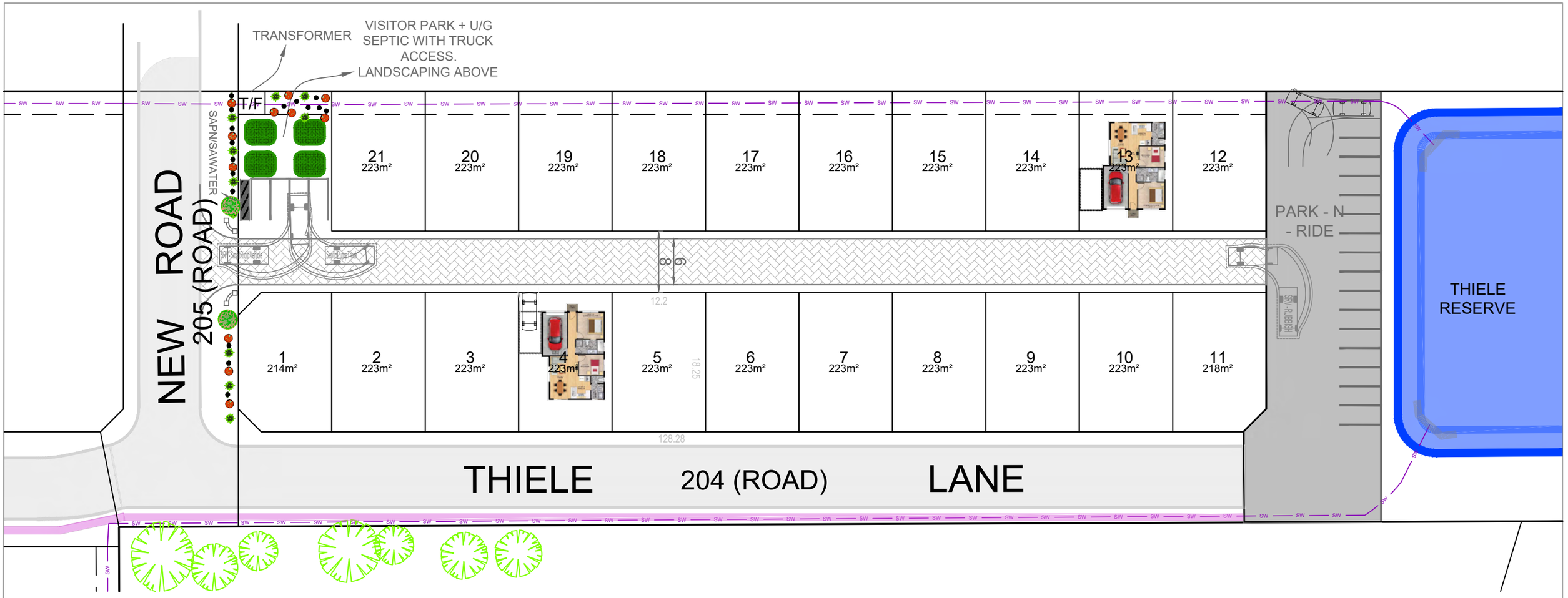
TOTAL AREA:	7.95ha (approx)
EXISTING ALLOTMENTS:	1
PROPOSED ALLOTMENTS:	56 (INC 1 SUPER LOT)
STAGES:	3
ROAD PARCELS:	4
LENGTH OF NEW ROAD:	930m
RESERVE:	4955m2

GOYDER South Australia's Heartland

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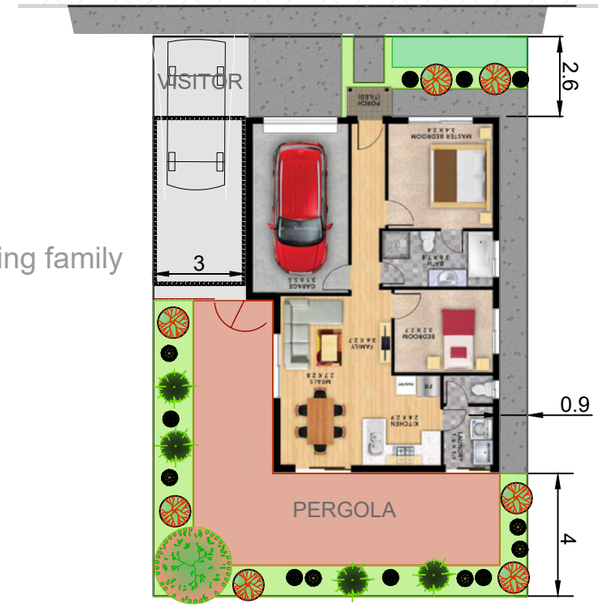


SCALE METRES

0 5 10 15 20 25

HIDDEN SPRINGS
LIFESTYLE VILLAGE
COWIE SPRINGS ESTATE
EUDUNDA

- 21 Accessible Retirement Living Dwellings
- Controlled Access via Day Time Automatic Gates
- Adjacent Thiele Reserve and Lavender Walking Trail
- Two Bed Dwellings with Visitor park to accommodate Visiting family
- Ample Low Maintenance Gardens



TYPICAL LIFESTYLE DWELLING

SITE AREA: 223m2
DWELLING: 93m2
PERGOLA: 45m2
TOTAL: 138m2
(60% Coverage)

FEATURES:

- 2 BED
- 2 BATH
- AGE ACCESS FRIENDLY
- VISITOR/FAMILY PARK
- LOW MAINTENANCE GARDEN
- SECURE YARD WITHIN SECURE VILLAGE

(GENERIC FLOOR PLAN SHOWN)

NOTE
SITE IS VACANT

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DEVELOPMENT SUMMARY:

TOTAL AREA:	5963m2 (approx)
EXISTING ALLOTMENTS:	1 (PROPOSED)
PROPOSED ALLOTMENTS:	21 COMMUNITY TITLED
ROAD PARCELS:	1
LENGTH OF NEW ROAD:	140m

GOYDER
South Australia's Heartland

Jakelco Contracting

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