

**Part V Schedule of Accommodation & Approximate Cost**

**42a Parkgate St**

	Net sq m	Sq ft	Cost per Sq Ft €	Cost per unit €	Site development costs €	Plot Value €	Total cost per unit €	Unit No's	Total cost €	Sales Price per Unit €	Sales Price Overall €
1 bed	45.0	484	389	188,470	52,902	8,195	249,566	6	1,497,399	291,856	1,751,137
1 bed	50.0	538	389	209,411	52,902	8,195	270,508	3	811,523	316,346	949,037
1 bed	51.0	549	389	213,599	52,902	8,195	274,696	2	549,392	321,244	642,487
1 bed	57.0	614	389	238,729	52,902	8,195	299,825	1	299,825	350,631	350,631
2 bed	73.0	786	389	305,740	52,902	8,195	366,837	1	366,837	428,998	428,998
2 bed	74.0	797	389	309,928	52,902	8,195	371,025	6	2,226,149	433,896	2,603,376
2 bed	75.0	807	389	314,117	52,902	8,195	375,213	3	1,125,639	438,794	1,316,382
2 bed	76.0	818	389	318,305	52,902	8,195	379,401	2	758,803	443,692	887,384
2 bed	78.0	840	389	326,681	52,902	8,195	387,778	3	1,163,333	453,488	1,360,463
2 bed	80.0	861	389	335,058	52,902	8,195	396,154	3	1,188,463	463,284	1,389,851
2 bed	84.0	904	389	351,811	52,902	8,195	412,907	1	412,907	482,875	482,875
Common area	406.2	4,372	389	1,701,256	52,902	8,195	1,762,352		1,762,352		-
								31	<b>12,162,621</b>		<b>12,162,621</b>