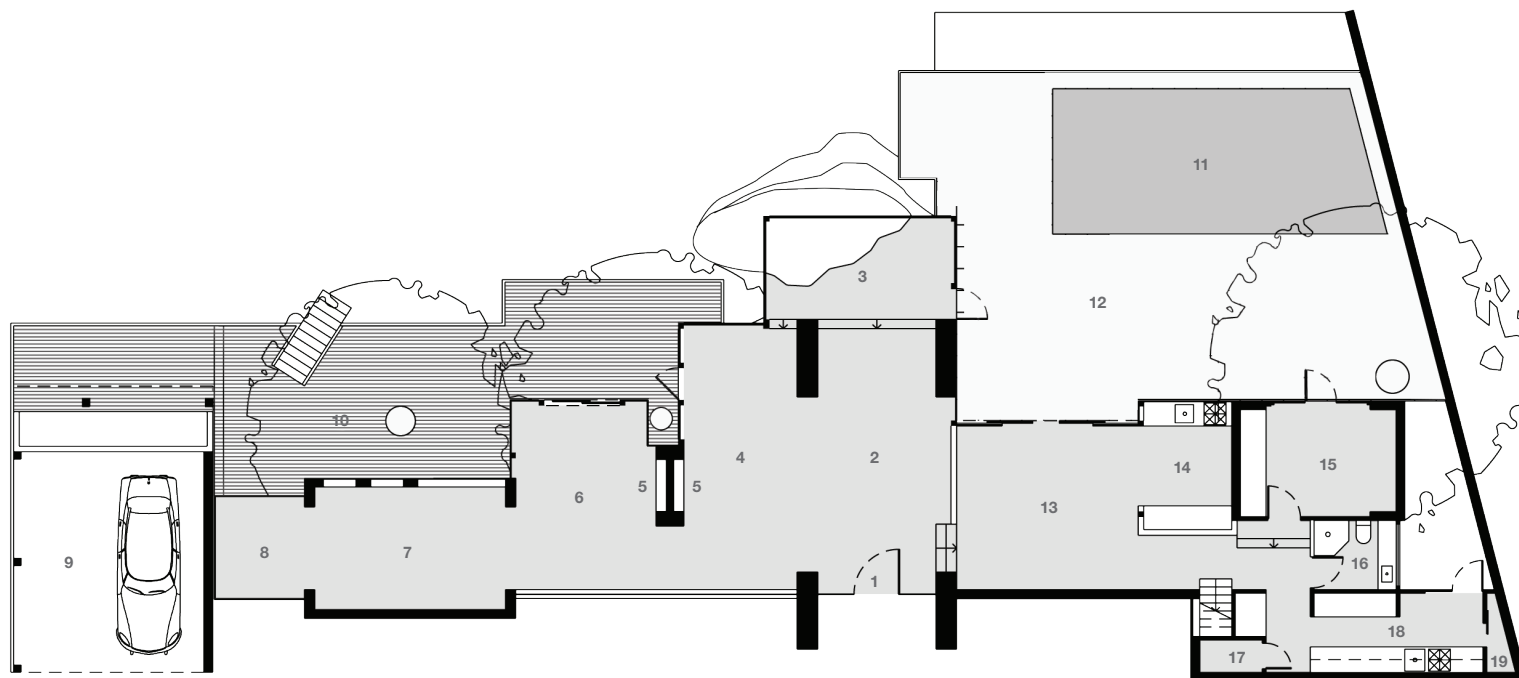
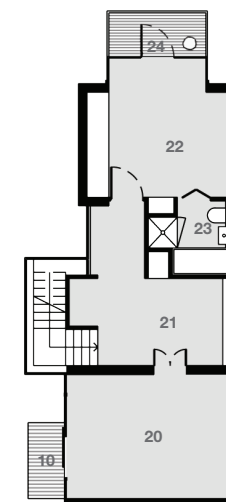


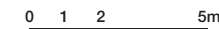
Floor Plan



GROUND FLOOR



UPPER LEVEL



Architect: Peter Muller Architect
Bynya House
 42 Bynya Road, Palm Beach
 Sydney NSW 2108

Designed: 1954
Design Architect: Peter Muller
 3 Bedroom, 2 Bath, 2 Car (Carport)
 Internal area (approx.) 230 sq m (2,476 sq ft)
 (Carport not inc.)
 External deck area (approx.) 165 sq m (1,776 sq ft)
 Land area (approx.) 853 sq m (9,182 sq ft)

1 Entry
 2 Reception Lounge
 3 Reading
 4 Main Lounge
 5 Fireplace

6 Lounge
 7 Living
 8 Sunroom
 9 Carport
 10 Deck

11 Pool
 12 Sundeck
 13 Dining
 14 Kitchen
 15 Bedroom [1]

16 Bathroom
 17 Comms
 18 Chef's Kitchen + Laundry
 19 Store
 20 Bedroom [2]

21 Library / Study
 22 Master Bedroom
 23 Ensuite
 24 Balcony

