



Coogee Single Asset Trust

ABN 70 131 039 110

Project Update

February 2022

Anden Coogee Apartments



Date: 28 February 2022

Prepared by: HCAP Asset Management

Project Name: Anden Coogee Apartments

Project Address: 190-192 Oberon St, Coogee NSW 2034

Construction Commencement: August 2020

Anticipated Completion: Q2 2022

Construction Update

Builder's report to 31st January 2022:

We kept the site open during the holiday period, only closing for public holidays. This allowed us to get through a bulk of our façade cladding works as well as setting and sanding works internally.

We are still experiencing material delays due to the extended leads times being placed on aluminium and timber.

The OC pack inclusive of tracking registers and all certificates has been drafted and sent to City Plan for Approval.

We have relocated the site compound and are beginning to drop scaffold on the project.

Builder's Report Progress Summary

- Structure
 - FRP Lift Pit – 100%
 - FRP OSD Tank – 100%
 - FRP Slab on Ground – 100%
 - FRP Lower Ground – 100%
 - Back propping removed – 100%
 - FRP Ground Floor – 100%
 - Back propping removed – 100%
 - FRP Level 1 – 100%
 - Back propping removed – 100%
 - FRP Level 2 – 100 %
 - Back propping removed – 100%
 - FRP Roof and Overrun – 100%
 - Back propping removed – 100%
 - FRP Basement Carpark Ramp behind pile wall – 100%
 - FRP Carpark Lid – 100%

- Fit Out
 - Lower Ground
 - Aerial Drainage – 100%
 - Services Risers – 100%
 - Hebel – 100%
 - Wall Framing – 100%
 - Wet Area Walls Sheeted – 70%
 - Subheads and Sills installed – 100%
 - Sliding Door Panels installed – 100%
 - Services roughed in – 100%
 - Walls Sheeted – 100%
 - Windows installed – 100%
 - Walls painted – 100%
 - Bathrooms Membraned – 100%
 - Ground Floor
 - Aerial Drainage – 100%
 - Services Risers – 100%
 - Hebel – 100%
 - Wall Framing – 100%
 - Wet Area Walls Sheeted – 50%
 - Subheads and Sills installed – 100%
 - Sliding Door Panels installed – 100%
 - Services roughed in – 100%
 - Walls Sheeted- 100%
 - Windows installed- 100%
 - Ceilings Framed – 100%
 - Ceilings Sheeted – 100%
 - Walls and Ceilings set and sanded – 100%
 - Walls painted – 100%
 - Bathrooms Membraned – 100%
 - Level 1
 - Wall Setout – 100%
 - Wall Framing – 100%
 - Hebel – 100%
 - Subheads and Sills installed – 100%
 - Sliding Door Panels installed – 100%
 - Services roughed in – 100%
 - Walls Sheeted - 100%
 - Windows installed - 100%
 - Bathrooms Membraned – 50%

- Level 2
 - Wall Setout – 100%
 - Wall Framing – 100%
 - Hebel – 100%
 - Subheads and Sills installed – 100%
 - Sliding Door Panels installed – 100%
 - Sliding Door Panels installed - 100%
 - Services roughed in - 100%
 - Walls Sheeted - 100%
 - Ceilings Framed - 100%
- Roof
 - Services Setout – 100%
 - Booker Rods to services installed – 100%
 - Solar Panels Roughed In -100%
 - Mech Services Installed - 100%



