

**PROJECT OCTO**  
361-363 Goswell Road, LONDON, EC1

**Property Ref: 11**  
**Ground Floor**  
**Internal Area Plan**

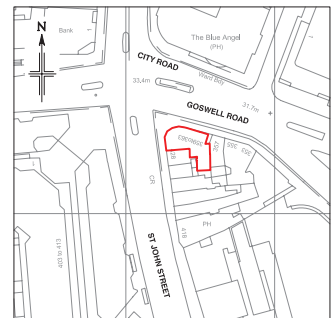
OFFICE	32.2 sq m	346 sq ft
RETAIL	68.4 sq m	736 sq ft

**TOTAL AREA: 100,6 sq m 1082 sq ft**

The following areas have been EXCLUDED from the TOTAL Area:

Stairs	9.7 sq m	104 sq ft
Toilet	4.1 sq m	44 sq ft

GIA	120.4 sq m	1296 sq ft
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**Location Plan**

Not to Scale

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**Drawing No.18000-11-361-363-AG**

Issue A July 2007

Scaled for presentation purposes

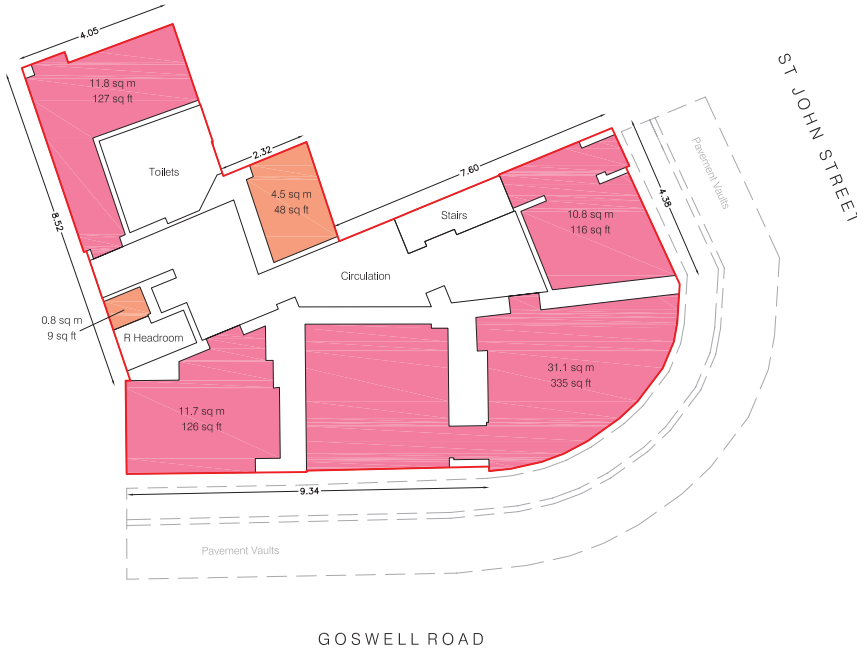
**Plowman Craven PCA**

+44(0)1582 765566 info@plowmancraven.co.uk  
+44(0)1582 765370 www.plowmancraven.co.uk

Condition of Site:  
**Occupied**  
Vacant  
Heavy Fit-Out  
Shell & Core  
Under Construction  
Cat A Fit-Out

Note.  
This drawing indicates the extent of the areas quoted, produced to an accuracy commensurate with standard presentation scales. It is held in a scaled digital CAD format.

Revisions:  
A - Final Issue  
B -  
C -  
D -  
E -  
F -



**PROJECT OCTO**  
361-363 Goswell Road, LONDON, EC1

**Property Ref: 11**  
**Basement**  
**Internal Area Plan**

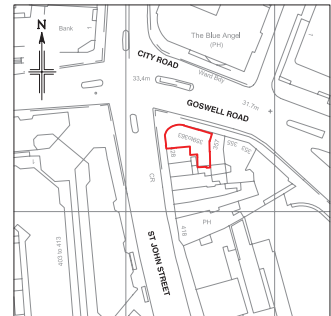
STORAGE	5.3 sq m	57 sq ft
ANCILLARY	65.4 sq m	704 sq ft

**TOTAL AREA: 70.7 sq m 761 sq ft**

The following areas have been EXCLUDED from the TOTAL Area:

Circulation	20.2 sq m	217 sq ft
Restricted Headroom	1.9 sq m	20 sq ft
Stairs	2.8 sq m	30 sq ft
Toilets	6.6 sq m	71 sq ft

GIA	119.0 sq m	1281 sq ft
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**Location Plan**

Not to Scale

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**Drawing No.18000-11-361-363-AB**

Issue A

July 2007

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**Condition of Site:**

Occupied  
Vacant  
Heavy Fit-Out  
Shell & Core  
Under Construction  
Cat A Fit-Out

**Notes:**

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Pavement vaults not measured at time of survey due to Health & Safety Issues (derelict and unlit).

**Revisions:**

A - Final Issue  
B -  
C -  
D -  
E -  
F -