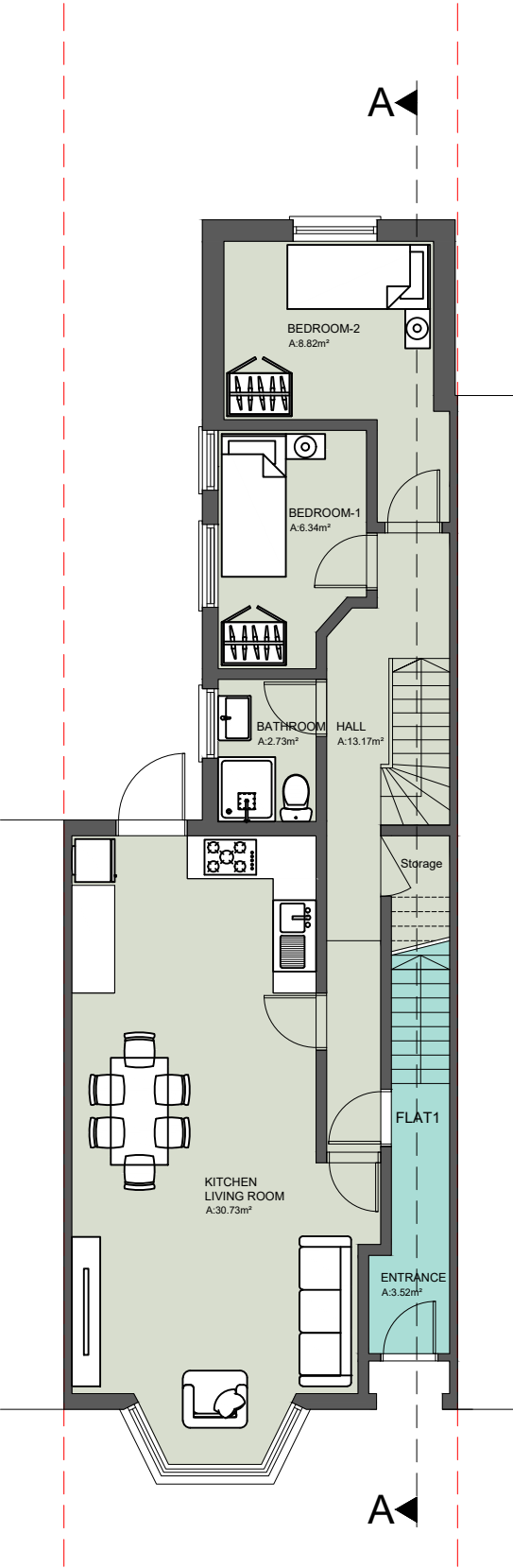
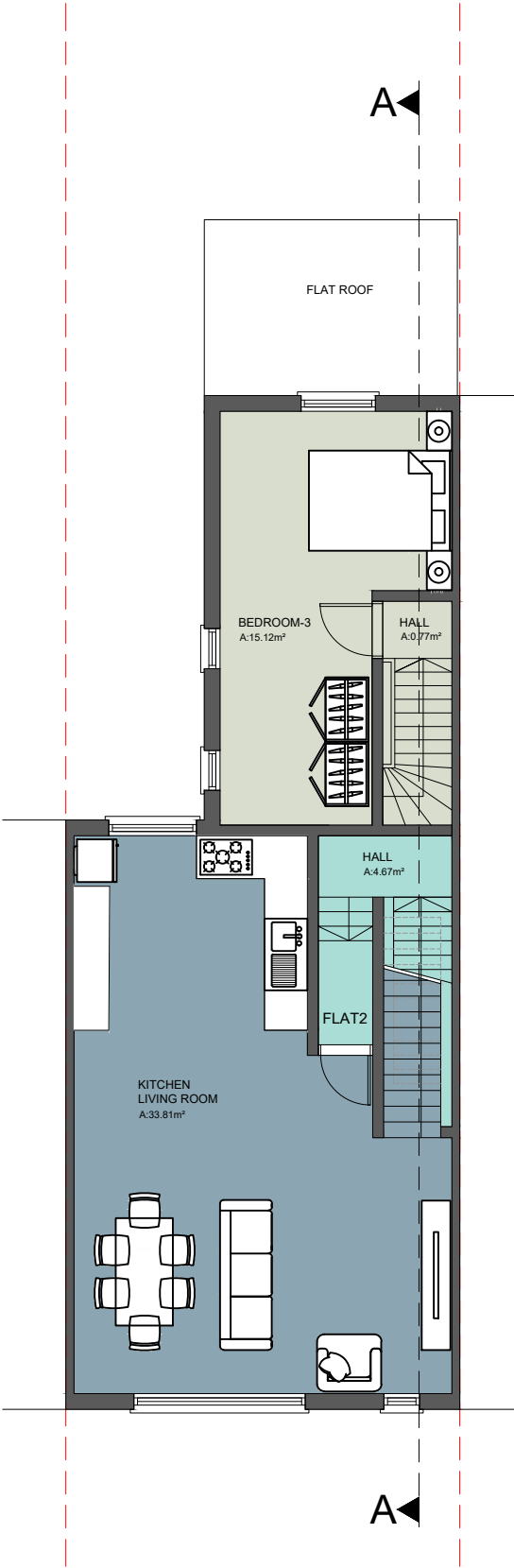


FLAT 1	3B 4P	85.12m2
FLAT 2	1B 2P	61.68m2



Proposed Ground Floor Plan
GIA GR FL:68.48m²



Proposed First Floor Plan
GIA F FL: 60.00m²

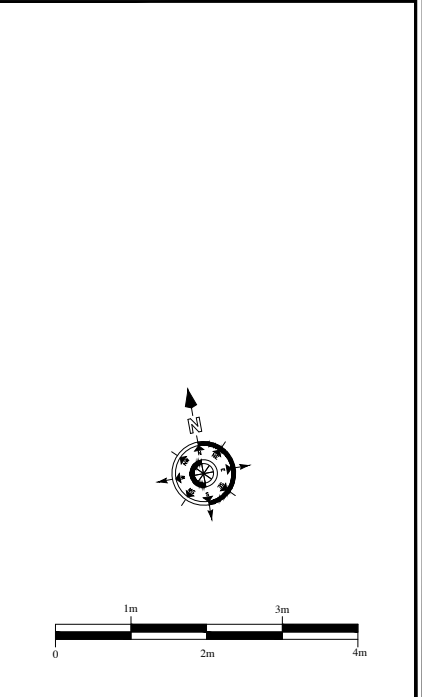


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NOTES:
THE CONTRACTORS ARE TO CHECK ALL DIMENSIONS, DRAIN RUNS AND GENERAL CONDITIONS ON SITE BEFORE WORKS COMMENCE, AND INFORM STUDIO 47 ARCHITECTS IMMEDIATELY UPON DISCOVERY OF ANY ERRORS, OMISSIONS OR DISCREPANCIES ALL WORKS ARE TO BE CARRIED OUT IN ACCORDANCE WITH CURRENT BUILDING REGULATIONS, BRITISH STANDARDS, CODE OF PRACTICE AND LOCAL AUTHORITY REQUIREMENTS. DO NOT SCALE FROM THIS DRAWING WITHOUT FIRST OBTAINING WRITTEN AUTHORIZATION FROM STUDIO 47 ARCHITECTS.
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DRAWING STATUS			
PRELIMINARY	☐	TENDER	☐
PLANNING	☒	BILLS OF QUANTITIES	☐
BUILDING REGULATIONS	☐	CONSTRUCTION	☐
COMMENTS/APPROVAL	☐	AS BUILT	☐



REF.NO: 20221202-PL05	REVISION R00
PROJECT 438 St Anns Road, London, N15 3JH	
TITLE Proposed Ground Floor Plan Proposed First Floor Plan	
SCALE A1 1:50 A3 1:100	DATE 12/12/2022