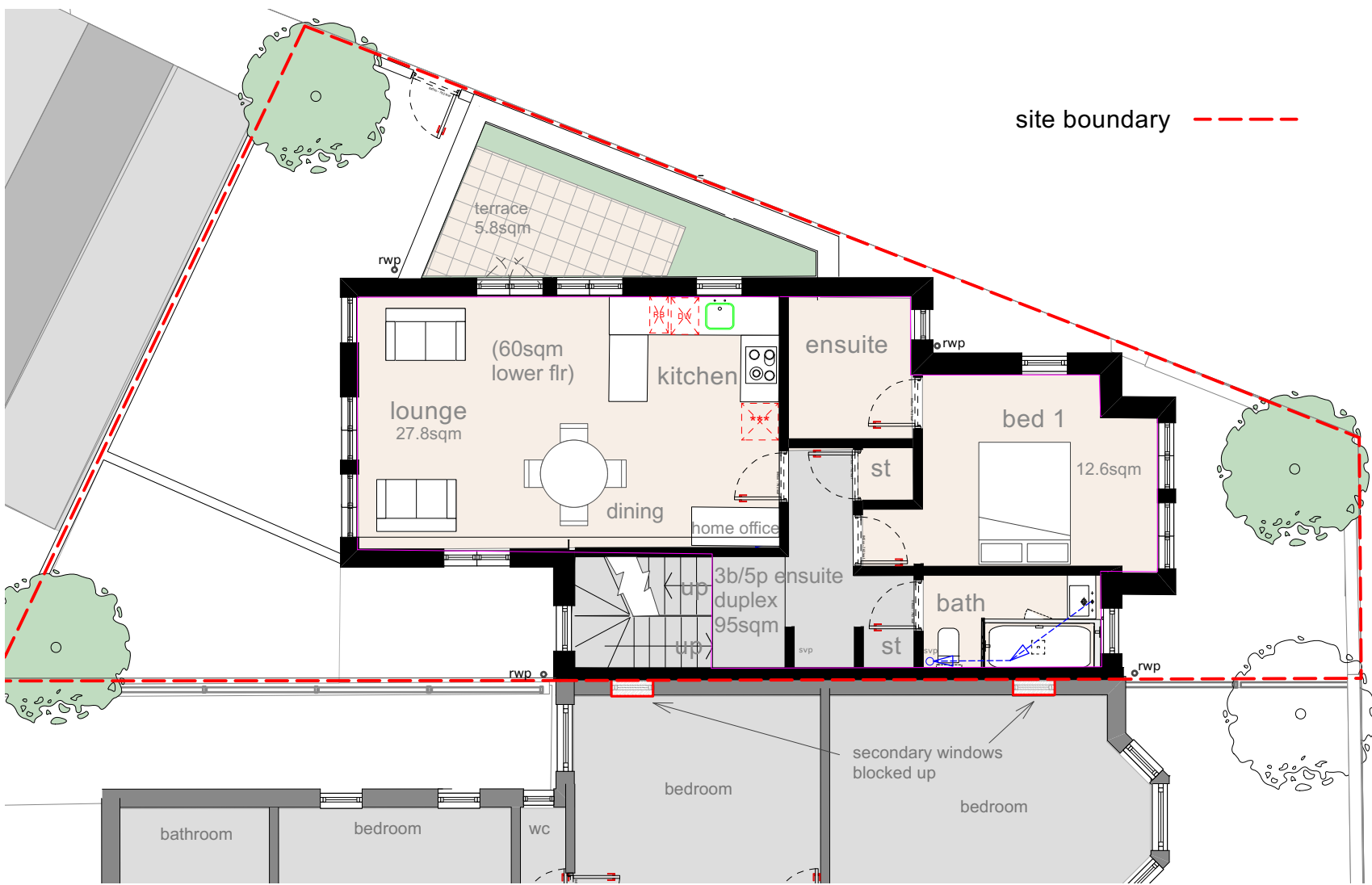
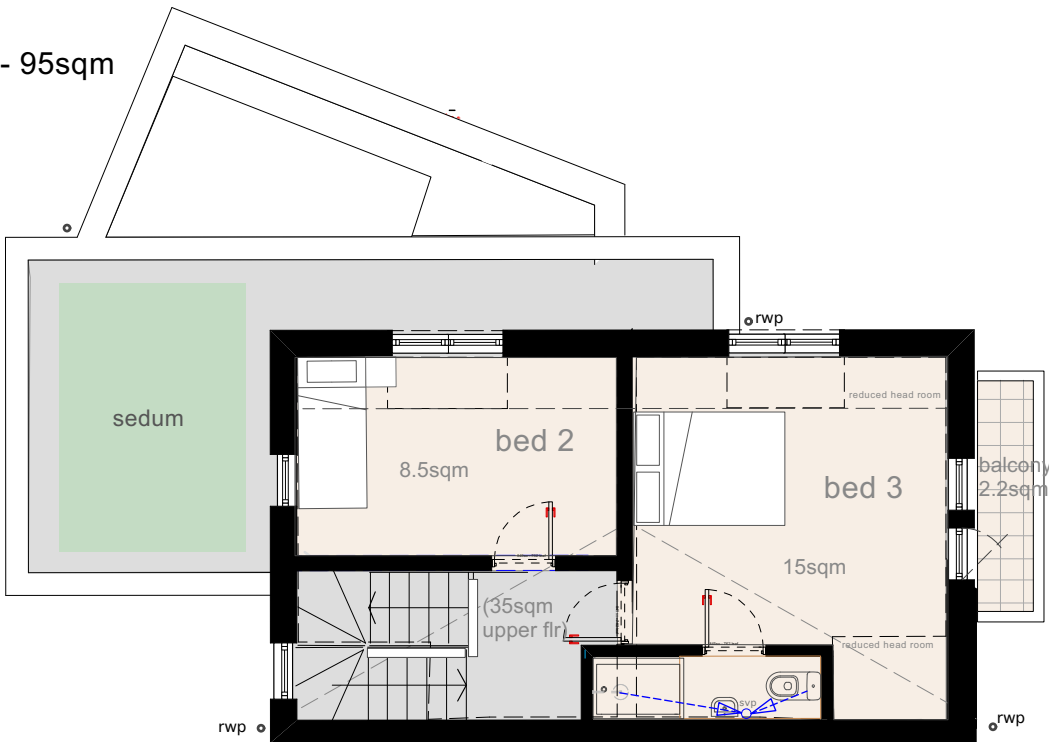
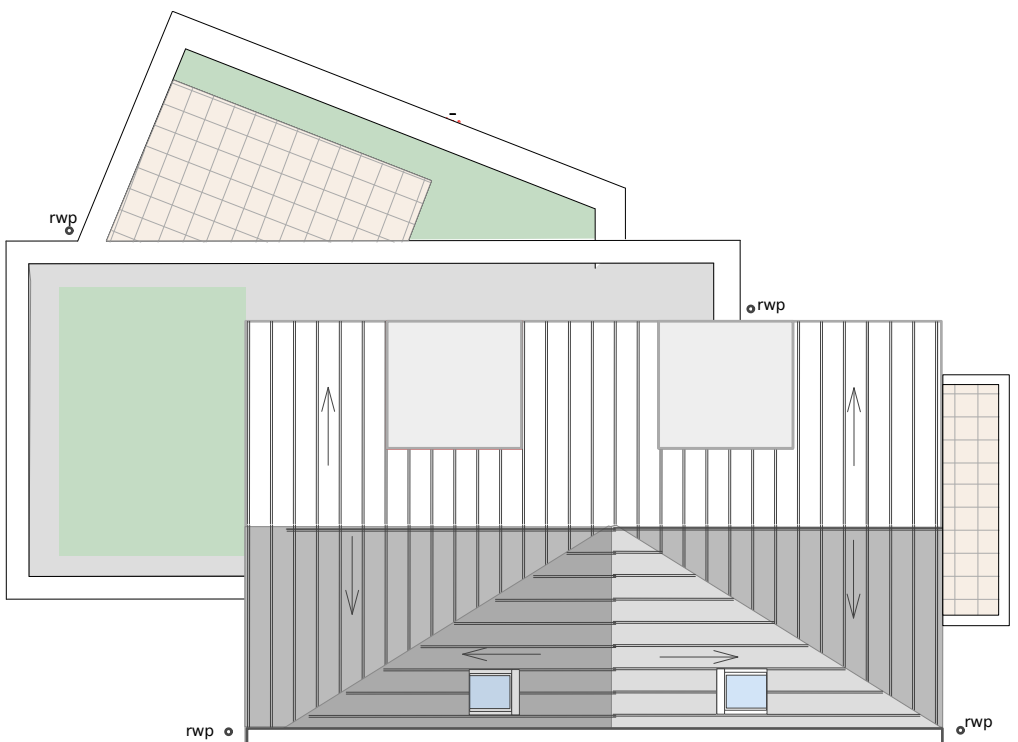




FIRST FLOOR
3B/5P Flat 2 duplex - 95sqm



SECOND FLOOR



ROOF PLAN



SCHEDULE OF ACCOMMODATION

GROUND FLOOR - 2B/3P garden Flat 66sqm

Living / dining / kitchen - 25sqm
Bed room 1 - 12.2sqm
Bed room 2 - 9.1sqm

Out door amenity / garden 23+ 6 sqm
Air source heat pump / 3 cycle spaces

FIRST/SECOND (loft) FLOOR- 3B/5Pensuite duplex+ home office 95sqm

Living / dining / kitchen - 27.8sqm
Bed room 1 - 12.6sqm (+ensuite)
Bed room 2 - 8.5sqm
Bed room 3 - 15sqm (+ensuite)

Out door amenity / garden 21sqm+ 5.8sqm terrace +2.2sqm balcony
Air source heat pump / 2+3 cycle spaces

Revisions	All drawings and ideas are copyright, and maynot be distributed, copied or issued without permission	Drawing titles				Client		Drawing No.	Nigel Crawley.architect ARB
		Proposed first and second floor, roof plan				NCTG PROPERTY LTD			
		Date				Project			
Drawn		NC	Scale	1:100	@A3	Land at side of 35 Glamis Street			
		January 2026						PL13	