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CLIENT
Lifestyle Residences Ltd

PROJECT TITLE
A3711 Orchard Lane

DRAWING TITLE
Area Schedule

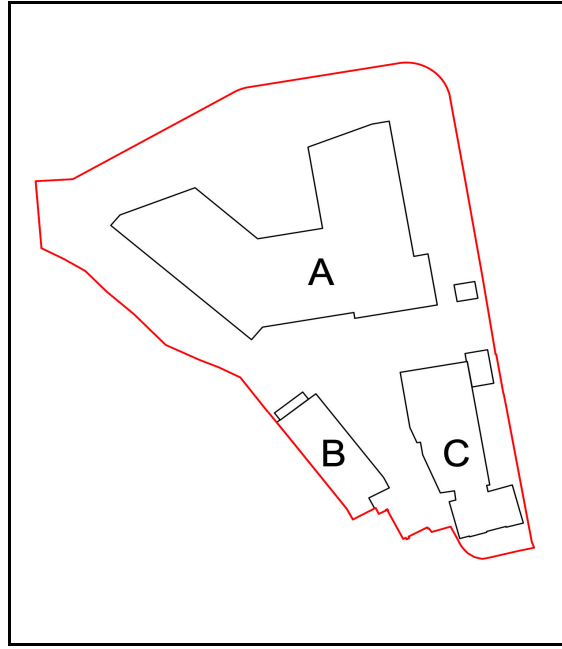
DRAWING NO
A3711-ASA-ZZ-ZZ-SC-A-0700

REVISION
P25

REV
P25

DATE
14.09.23

Planning Addendum update



General notes

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This document has been prepared by Assael Architecture, in accordance with the directions of LIFESTYLE RESIDENCES LTD.

The areas listed are approximate only and have been measured from the preliminary drawings (which are still subject to receipt of detailed survey) listed below:

A3711-ASA-ZZ-B1-DR-A-0209	Revision P34
A3711-ASA-ZZ-00-DR-A-0210	Revision P41
A3711-ASA-ZZ-01-DR-A-0211	Revision P28
A3711-ASA-ZZ-02-DR-A-0212	Revision P27
A3711-ASA-ZZ-03-DR-A-0213	Revision P27
A3711-ASA-ZZ-RP-DR-A-0215	Revision P27

In this document, the following definitions apply: 'NIA' is measured and calculated generally in accordance with the description of 'Gross Internal Area' within paragraph 8 of the Nationally Described Space Standard (amended May 2016). Residential 'GIA' and 'GEA' are measured and calculated generally in accordance with the description of 'IPMS 1' and 'IPMS 2 - Residential' respectively within RICS 'Property Measurement', 2nd Edition (January 2018). Non-residential 'GIA' and 'GEA' are measured and calculated generally in accordance with the description of 'IPMS 1' and 'IPMS 2 - Offices' respectively within RICS 'Property Measurement', 2nd Edition (January 2018).

All areas have been calculated in metric units. Areas given in Imperial units (sq. ft) have been calculated using the conversion factor 10.7639. Construction tolerances, workmanship and design by others may affect the stated areas. Existing buildings and structures may present anomalies in relation to surveyed/drawn plans that may also affect the stated areas. All measurements exclude window and door reveals prior to RIBA Stage 3, due to the Level Of Information present in the model. All these factors should be considered before making any decisions on the basis of these predictions, whether as to project viability, pre-letting, lease agreements or otherwise, and should include due allowance for the increases and decreases inherent in the design and construction processes.

KEY SCHEME SUMMARY

	GIA (sq.m)	GIA (sq.ft)
GIA RESIDENTIAL	7,245	77,985
GIA AMENITY	399	4,295
GIA ANCILLARY	2,348	25,274
TOTAL	9,992	107,554

TOTAL DEVELOPMENT SUMMARY

	UNITS									HR	AREAS						
	Units	1B1P	1 bed	1 bed WCH	2B3P	2B4P	2 bed WCH	3B5P	3B6P		Hab Room	NSA (sq.m)	NSA (sq.ft)	GIA (sq.m)	GIA (sq.ft)	GEA (sq.m)	GEA (sq.ft)
BUILDING A	50	0	3	0	0	35	4	6	2	155	4,179	44,983	5,817	62,614	6,231	67,070	
BUILDING B	4	0	0	0	0	1	0	3	0	20	511	5,500	601	6,469	729	7,867	
BUILDING C	20	7	5	0	6	2	0	0	0	48	1,048	11,281	1,424	15,328	1,643	16,286	
BASEMENT	0	0	0	0	0	0	0	0	0	0	0	0	2,150	23,143	2,444	26,307	
TOTAL	74	7	8	0	6	38	4	9	2	223	5,738	61,764	9,992	107,554	11,047	117,531	
		9%	11%	0%	8%	51%	5%	12%	3%								
		20%			65%			15%									

BASEMENT TOTALS

	UNITS									HR	AREAS					
	Units	1B1P	1 bed	1 bed WCH	2B3P	2B4P	2 bed WCH	3B5P	3B6P		Hab Room	NSA (sq.m)	NSA (sq.ft)	GIA (sq.m)	GIA (sq.ft)	GEA (sq.m) Including ramp
BASEMENT CARPARK													1,683	18,116	1,902	20,473
BUILDING A BASEMENT ANCILLARY													352	3,789	419	4,510
BUILDING C BASEMENT ANCILLARY													23	248	27	291
BUILDING A BASEMENT LOBBY													75	807	79	850
BUILDING C BASEMENT LOBBY													17	183	17	183
TOTAL	0	0	0	0	0	0	0	0	0	0	0	0	2,150	23,143	2,444	26,307

BUILDING A TOTALS

	UNITS									HR	AREAS						
	Units	1B1P	1 bed	1 bed WCH	2B3P	2B4P	2 bed WCH	3B5P	3B6P		Hab Room	NSA (sq.m)	NSA (sq.ft)	GIA (sq.m)	GIA (sq.ft)	GEA (sq.m)	GEA (sq.ft)
RESIDENTIAL	50	0	3	0	0	35	4	6	2	155	4,179	44,983	5,277	56,802	5,643	60,741	
SECOND FLOOR STORE/CLEANERS CUPBOARD													8	86	8	86	
FIRST FLOOR STORE/CLEANERS CUPBOARD													8	86	8	86	
GROUND FLOOR ANCILLARY													125	1,346	136	1,464	
SUBSTATION													0	0	19	205	
GROUND FLOOR AMENITY													399	4,295	417	4,489	
TOTAL	50	0	3	0	0	35	4	6	2	155	4,179	44,983	5,817	62,614	6,231	67,070	
		0%	6%	0%	0%	70%	8%	12%	4%								
		0%			6%			78%			16%						

BUILDING C RESIDENTIAL

UNITS										HR	AREAS					
Floor	Unit No	1B1P	1B2P	1 bed WCH	2B3P	2B4P	2 bed WCH	3B5P	3B6P	Hab Room	NSA (sq.m)	NSA (sq.ft)	GIA (sq.m)	GIA (sq.ft)	GEA (sq.m)	GEA (sq.ft)
GROUND	C0-1	1								2	43	463	469	5,048	523	5,630
	C0-2				1					3	61	657				
	C0-3				1					3	61	657				
	C0-4	1								2	41	441				
	C0-5	1								2	41	441				
	C0-6				1					3	61	657				
	C0-7			1						2	50	538				
FIRST	C1-1		1							2	50	538	518	5,576	580	6,243
	C1-2		1							2	50	538				
	C1-3				1					3	61	657				
	C1-4				1					3	61	657				
	C1-5	1								2	41	441				
	C1-6	1								2	41	441				
	C1-7				1					3	61	657				
	C1-8			1						2	50	538				
SECOND	C2-1					1				3	72	775	380	4,090	410	4,413
	C2-2					1				3	70	753				
	C2-3		1							2	51	549				
	C2-4	1								2	37	398				
	C2-5	1								2	45	484				
	20	7	5	0	6	2	0	0	0	48	1,048	11,281	1,367	14,714	1,513	16,286
		35%	25%	0%	30%	10%	0%	0%	0%							