

sterlingtemple

Geometric Report

Ground Level, 52-53 Britton St, London, EC1M

19.09.1661

12 September 2019



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I. Survey Information

Survey Notes:

52-53 Britton Street, London, was surveyed in September 2019 and consists of a ground level commercial office unit. A floor plan has been prepared and included as part of this report along with the calculation of the properties Net Internal and Gross Internal Areas in accordance with the Royal Institution of Chartered Surveyors Code of Measuring Practice Sixth Edition (September 2007). A Land Registry compliant lease plan has also been prepared and included within this report.

Measured Survey Practice:

Measurements are taken internally on all perimeter walls and of all walls enclosed within. Additional measurements are taken of WCs, stairs, lifts and all other items found that form part of the building for the consideration of area measurement. Measurements were taken using laser distance measuring devices to the edges of every wall, along with overall distances, diagonals and additional quality measurements to increase the accuracy of the survey. Measurements were taken for a scale level of 1:100 and no measurements less than 20mm were taken. All measurements were then transferred to CAD software to create a two dimensional model of the property in order to generate floor plans and calculate areas.

Future Tasks:

For all properties surveyed by Sterling Temple CAD files are stored, these often form a valuable resource for future tasks such as spatial planning, proposed usages or lease plan requirements.

Schedule of Areas

52-53 Britton Street

Net Internal Area

	SQM	SQFT
Ground Level	302.1	3,252

Gross Internal Area

	SQM	SQFT
Ground Level	320.3	3,448



Ground Level

General Notes

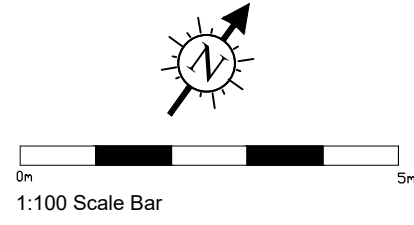
Net Internal Area

No.	Revision/Issue	Date
1	Issue	12/09/19

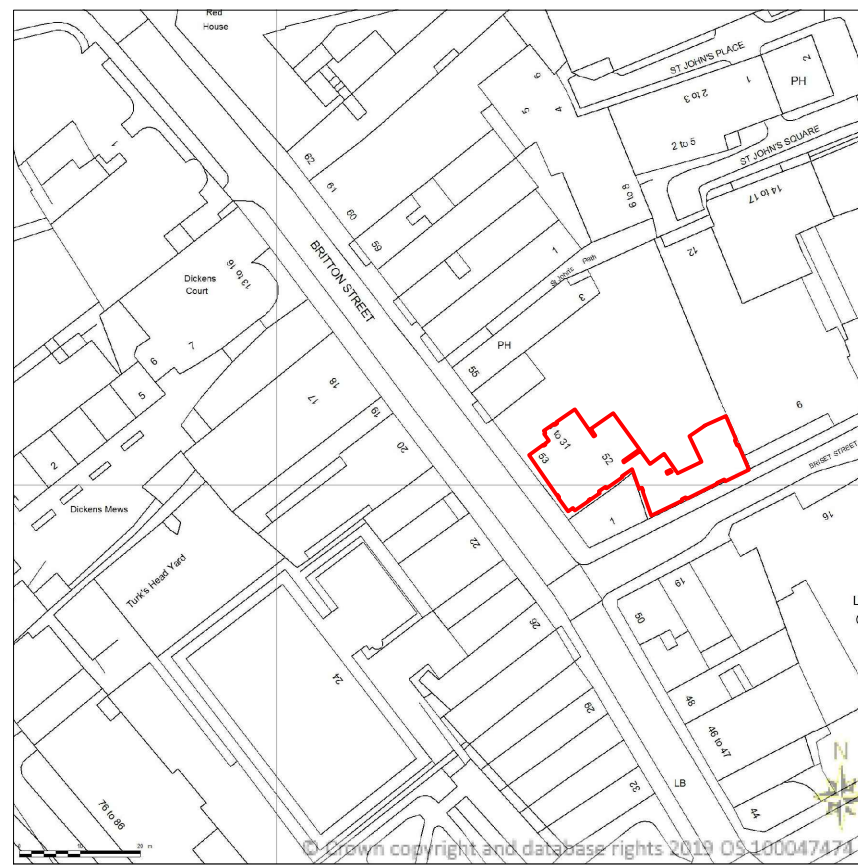
Firm Name and Address
sterlingtemple
 0203 4639225
 www.sterlingtemple.com

Project Name and Address
52-53 Britton Street
 London
 EC1M 5UQ

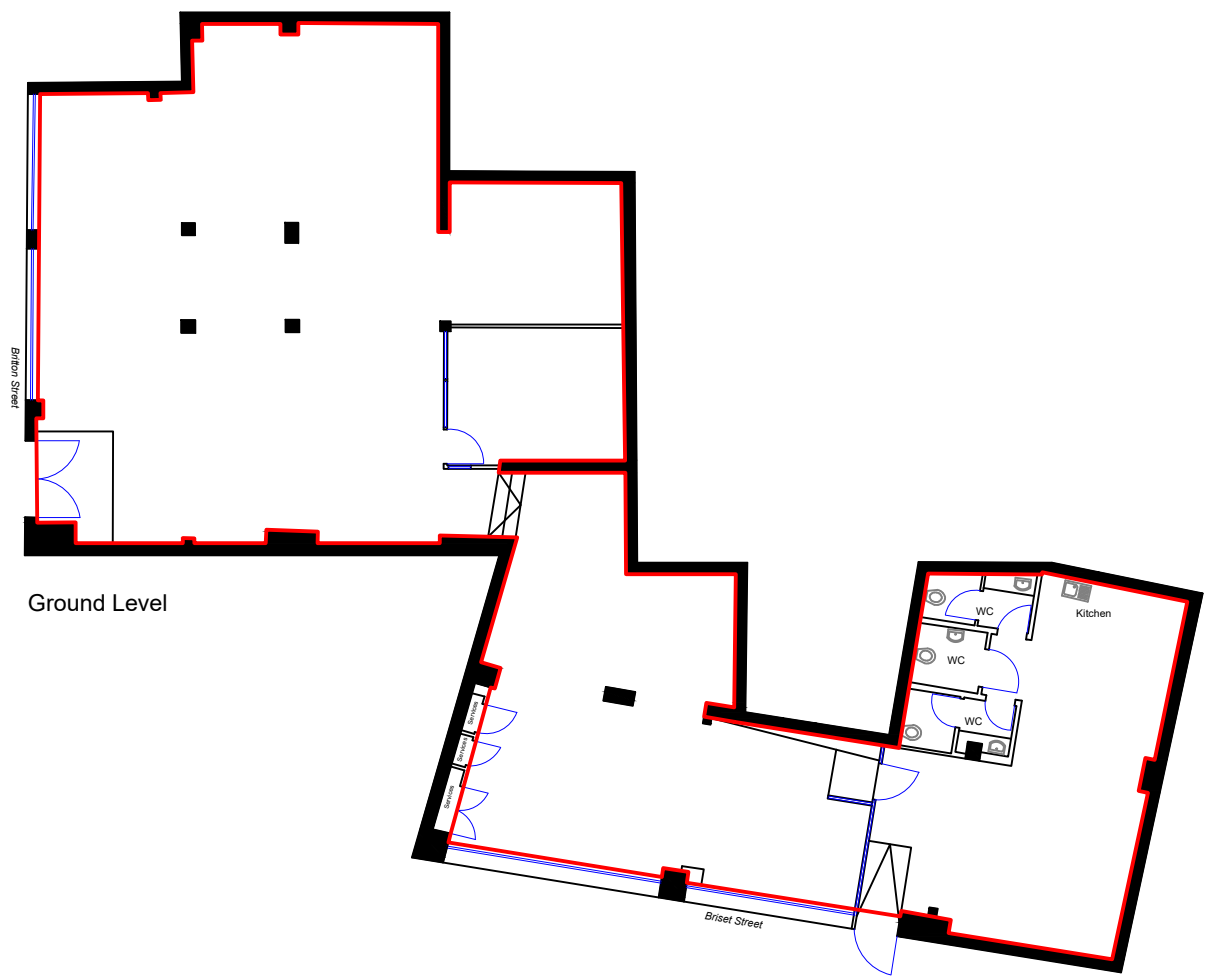
Project 19.09.1661	Sheet Ground Level Floor Plan
Date 12 September 2019	
Scale 1:100 @ A3	



Location Plan



0m 50m
1:1250 Scale Bar



Ground Level

0m 10m
1:200 Scale Bar



General Notes

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Project 19.09.1661	Sheet Ground Level Lease Plan
Date 12 September 2019	
Scale 1:200 @ A3	