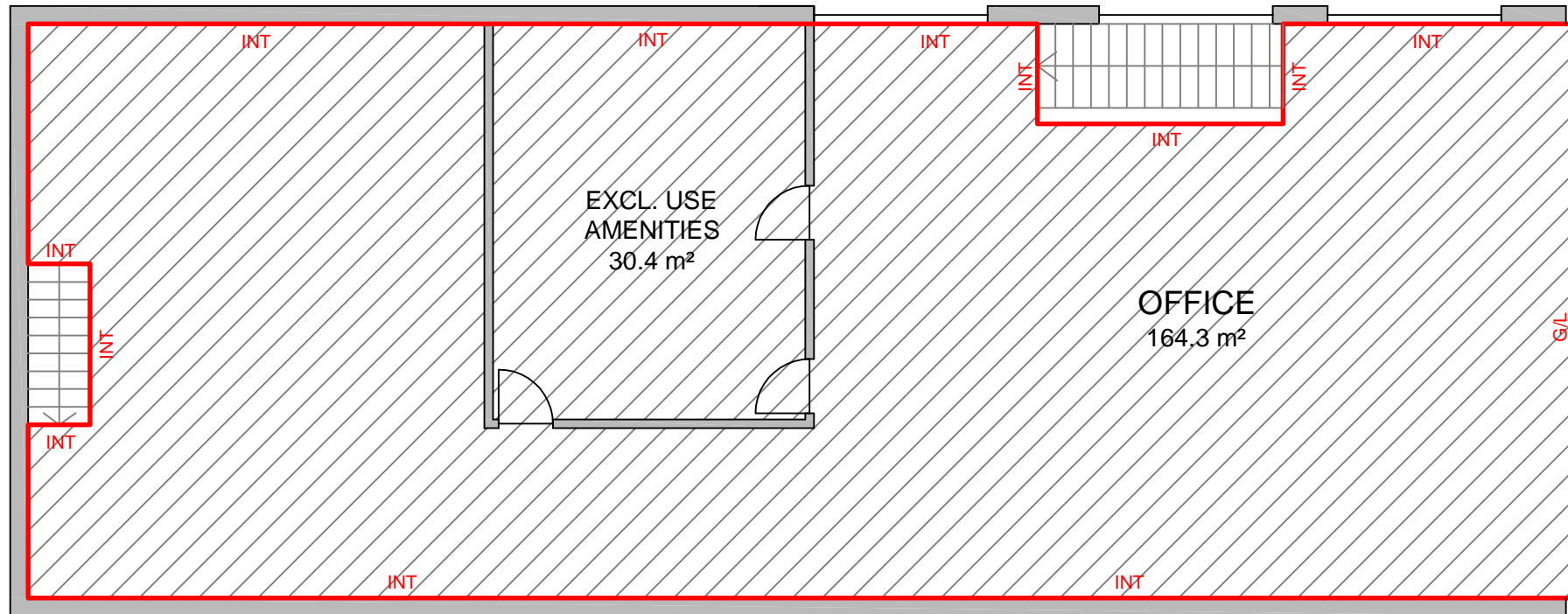
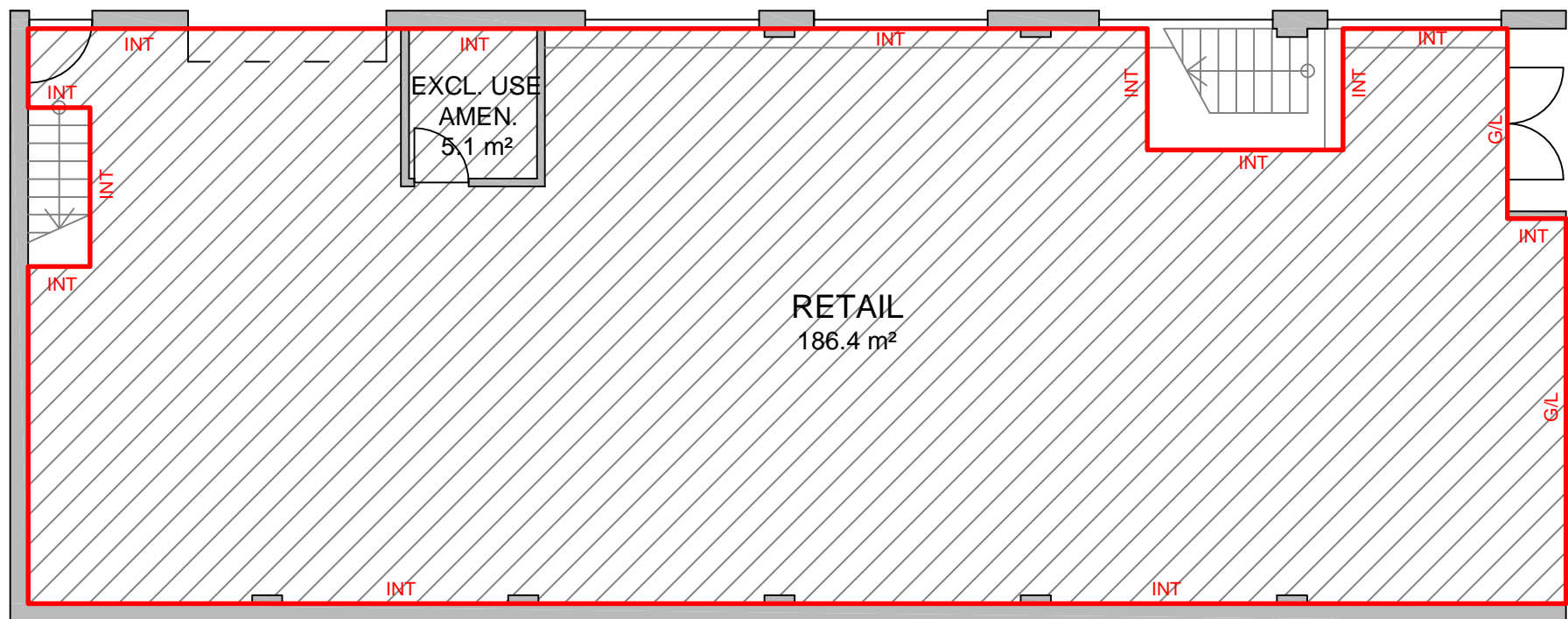


# LETTABLE AREA PLAN FOR 2 DUKE STREET, WINDSOR, VIC

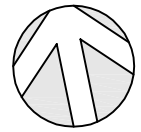


FIRST FLOOR



GROUND FLOOR

INT - INTERNAL FACE  
 EXT - EXTERNAL FACE  
 C/L - CENTRELINE WALL  
 G/L - GLASS LINE  
 LTP - LINE OF TENANCY PRODUCED



DUKE STREET

## SCHEDULE OF AREAS

GROUND FLOOR	
RETAIL	186.4 m <sup>2</sup>
EXCL. USE AMEN.	5.1 m <sup>2</sup>
FIRST FLOOR	
OFFICE	164.3 m <sup>2</sup>
EXCL. USE AMEN.	30.4 m <sup>2</sup>
<b>TOTAL AREA</b>	<b>386.2 m<sup>2</sup></b>

LETTABLE AREA



## METHOD OF MEASUREMENT

AREAS HAVE BEEN CALCULATED IN ACCORDANCE WITH THE PROPERTY COUNCIL OF AUSTRALIA (PCA) METHOD OF MEASUREMENT FOR LETTABLE AREA (MARCH 1997)

(SURVEY DATE 19/12/2011)

## GUIDELINES USED

GROSS LETTABLE AREA RETAIL

Note. Exclusive use amenities have been included in the lettable area as instructed.



SCALE 1 : 100

PLAN PREPARED FOR:  
**ASM COMMERCIAL  
 PTY LTD**

**LETTABLE AREA PLAN  
 2 DUKE STREET  
 WINDSOR, VIC**

DATE: 2012/2011	
REF: 40363	REV: 0
DRAWN: AM	CHECKED: AM
SCALE: 1:100 @ A3	SHEET: 1

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