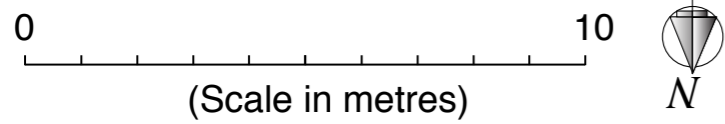


116 Reservoir Road, Modbury

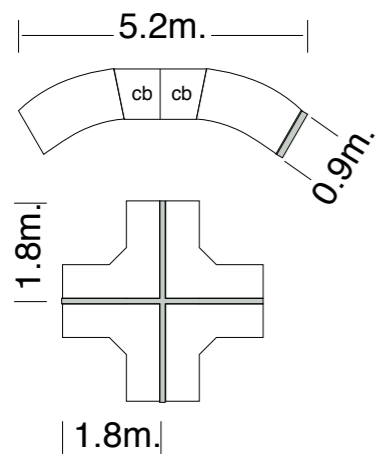
**ESTIMATED NETT LETTABLE AREA**

Ground Floor	749 sq. metres
Level 1	1,028 sq. metres
<b>Total Nett L.A.</b>	<b>1,777 sq. metres</b>

Complies with the PCA Method of Measurement



**Typical Dimensions**



Reservoir Road