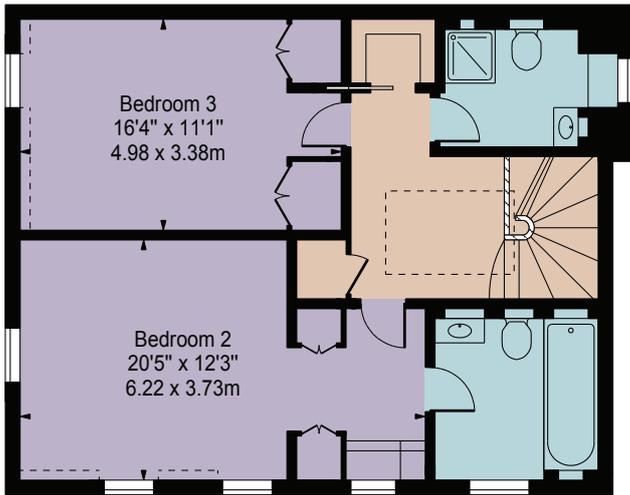
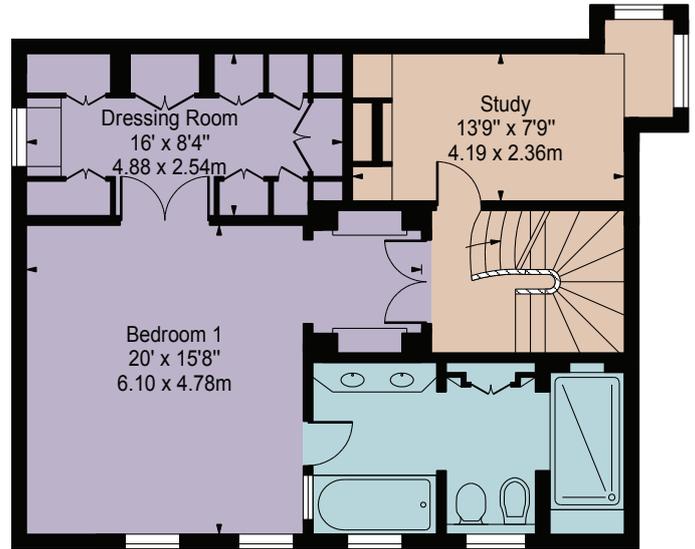


# Lyall Street

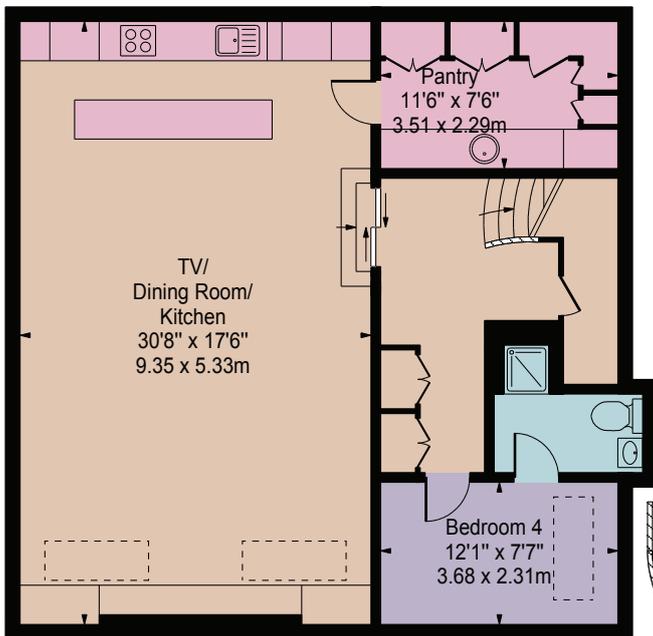
Approx. Gross Internal Area 3131 Sq Ft - 290.88 Sq M  
 Approx. External Area Of Garden 205 Sq Ft - 19.05 Sq M



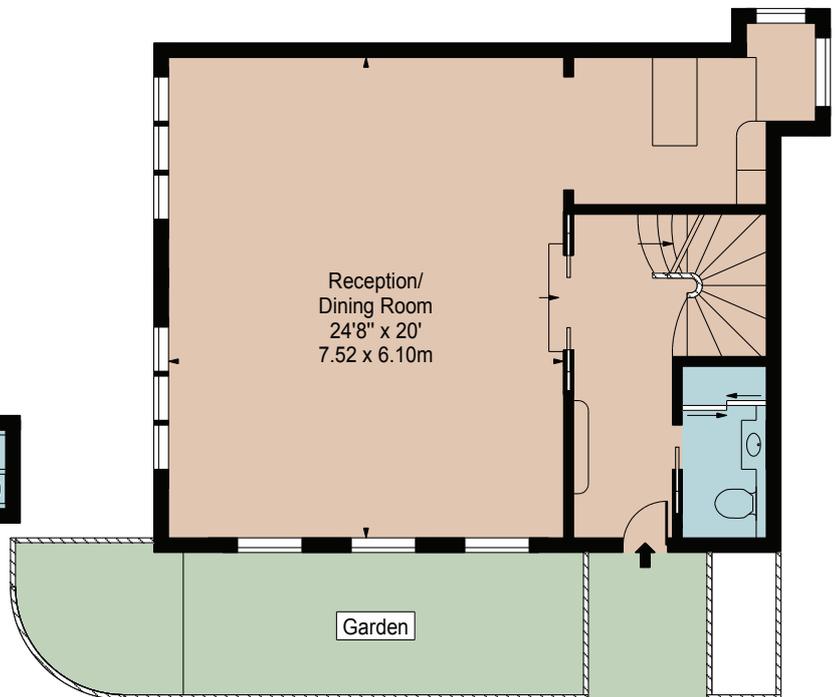
Second Floor



First Floor



Lower Ground Floor



Ground Floor

**For Illustration Purposes Only - Not To Scale**

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.