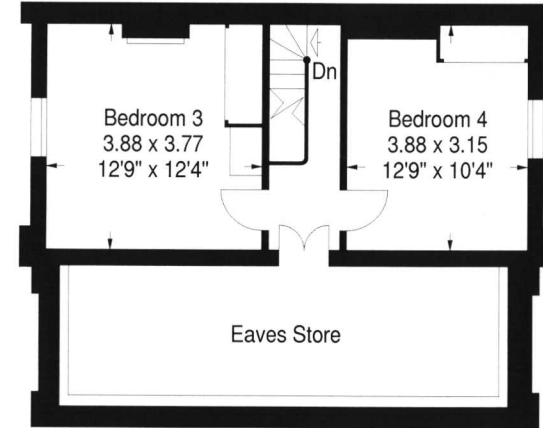


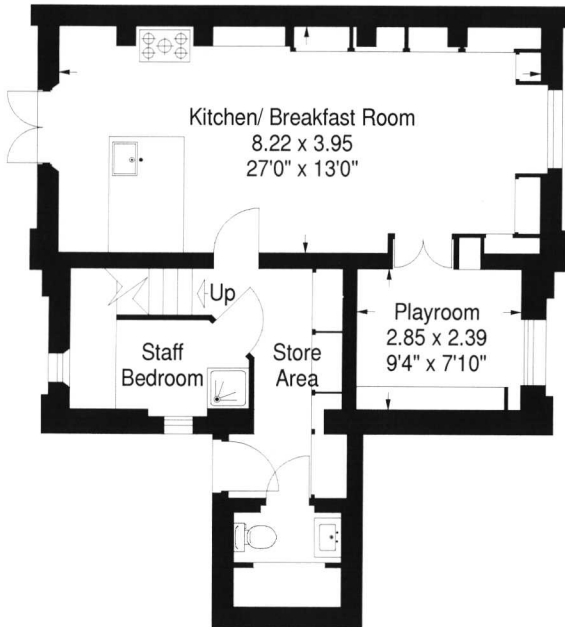


52 Abbey Road, St John's Wood, London, NW8

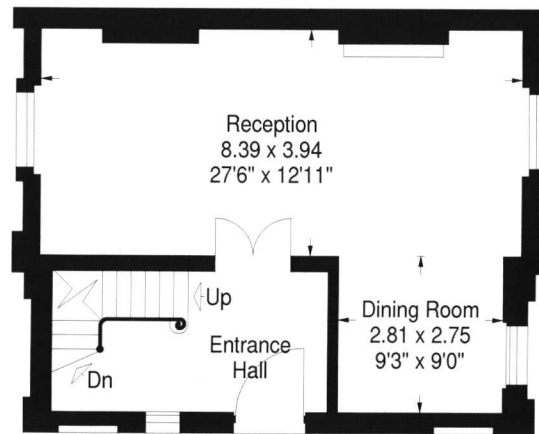
Approximate Gross Internal Area:
 208 sq.mts. / 2239 sq.ft.
 (not including reduced height area,
 below 1.5m - denoted with dashed line)
 Reduced Height Area - 19 sq.mts. / 205 sq.ft.
 Total Area - 227 sq.mts. / 2443 sq.ft.



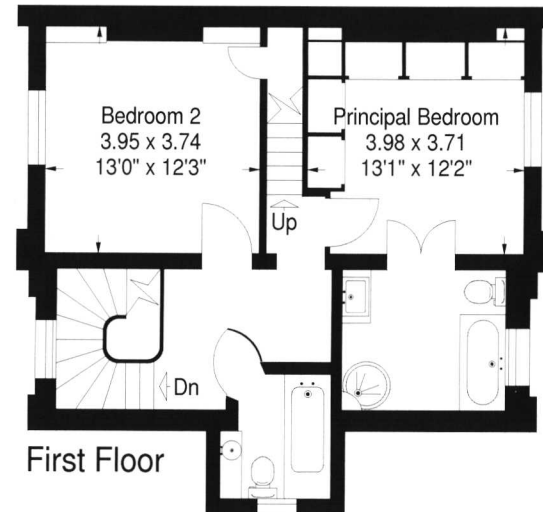
Second Floor



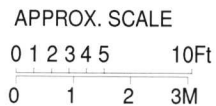
Lower Ground Floor



Ground Floor



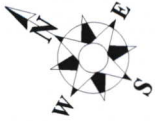
First Floor



Floor Plans produced by
Proplan
 01491 842925

All measurements and figures are taken
 in accordance with RICS guidelines.
 This plan is for guidance only and must
 not be relied upon as a statement of fact.

52 Abbey Road, St John's Wood, London, NW8



31.0 m (102 ft)
Approx.



16.9 m
(55 ft)
Approx.

16.9 m
(55 ft)
Approx.

APPROX. SCALE
0 1 2 3 4 5 10Ft
0 1 2 3M

Floor Plans produced by
Proplan
01491 842925
All measurements and figures are taken
in accordance with RICS guidelines.
This plan is for guidance only and must
not be relied upon as a statement of fact.