

# PLANS & AREAS

## GROSS INTERNAL AREAS LAB / OFFICE SPACE

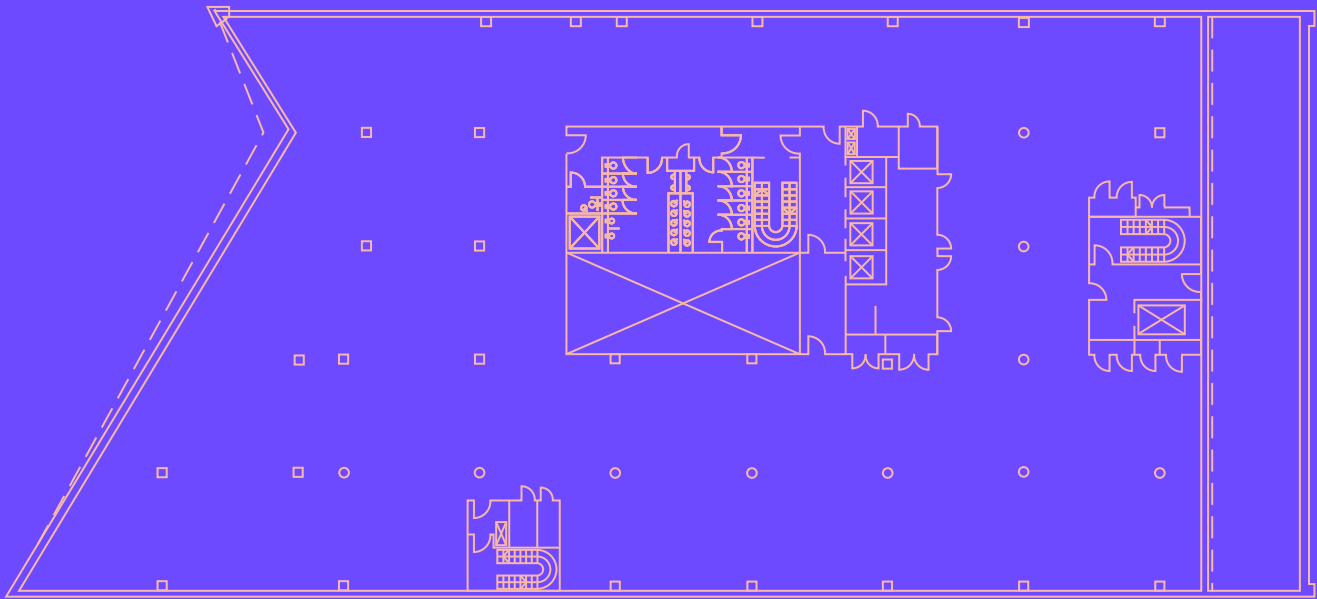
	SQ. FT	SQ. M
Fifth Floor	17,297	1,607
Fourth Floor	26,671	2,478
Third Floor	26,671	2,478
Second Floor	26,671	2,478
First Floor	26,594	2,471
Ground Floor Motherlabs ①	28,494	2,647
TOTAL GIA	152,398	14,159

## NET INTERNAL AREAS LAB / OFFICE SPACE

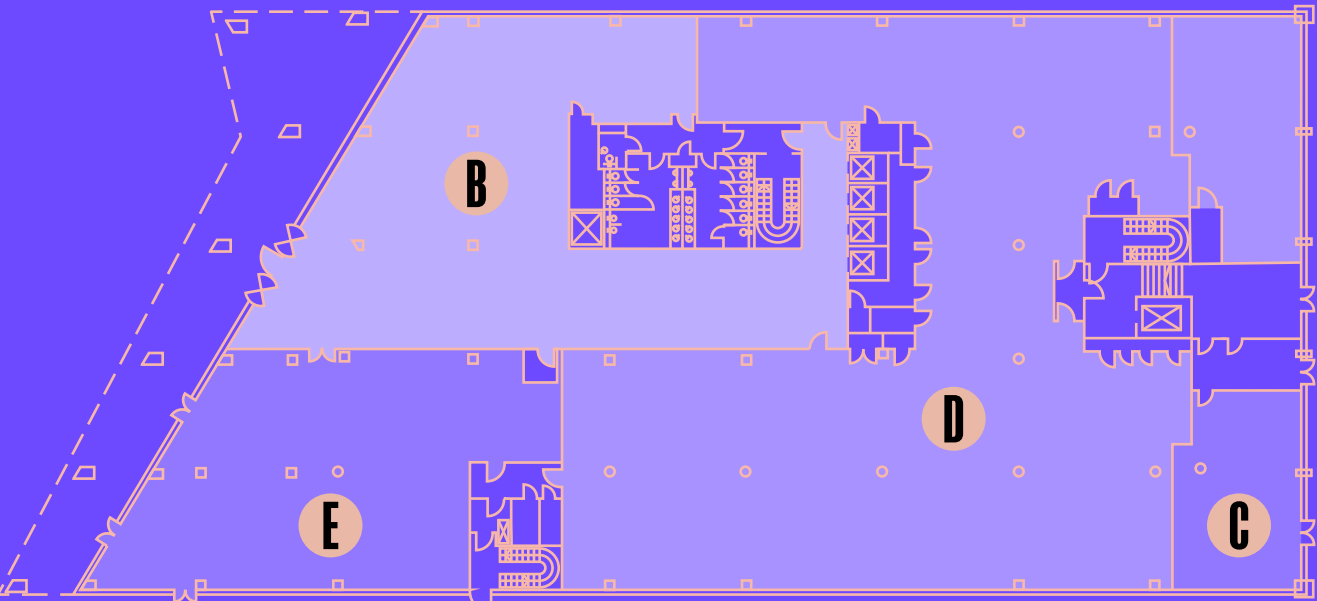
	SQ. FT	SQ. M
Fifth Floor	9,792	910
Fourth Floor	21,827	2,028
Third Floor	22,446	2,085
Second Floor	22,443	2,085
First Floor	22,410	2,082
Ground Floor Motherlabs ①	12,788	1,188
	111,706	10,378

## AMENITY SPACE

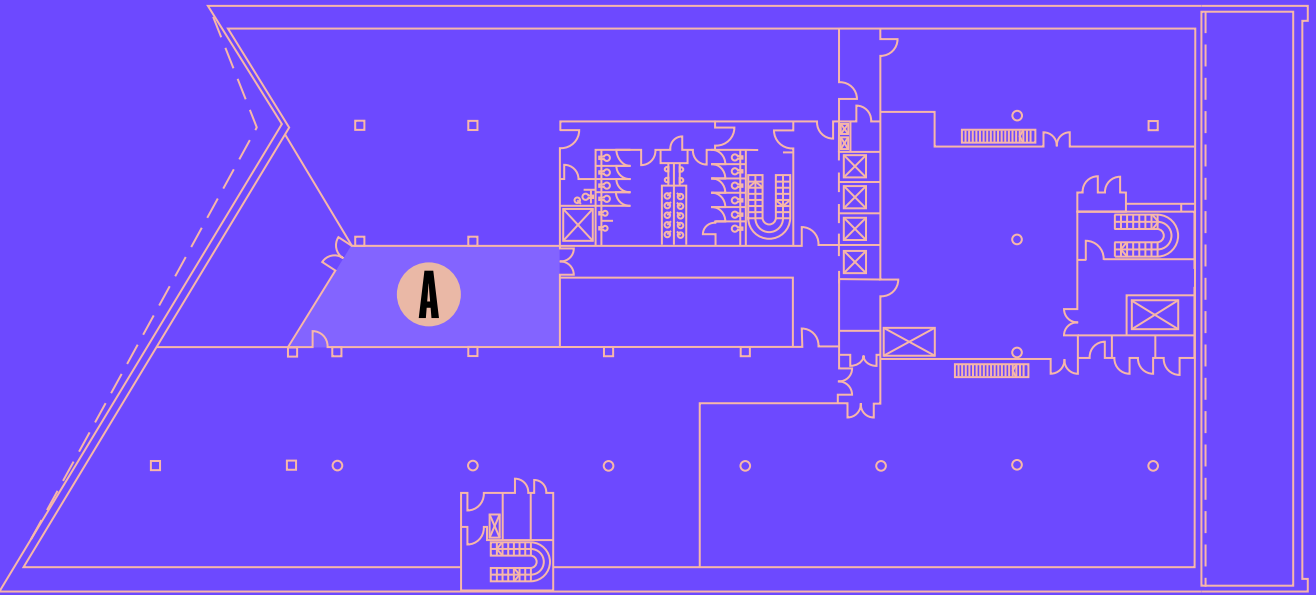
	SQ. FT	SQ. M
Members Lounge ①	1,082	100
Reception & Collaboration Space ②	5,539	515
Event Studio ③	1,214	113
Café / Restaurant ④	3,863	359
	11,698	1,087
TOTAL NIA	123,404	11,465



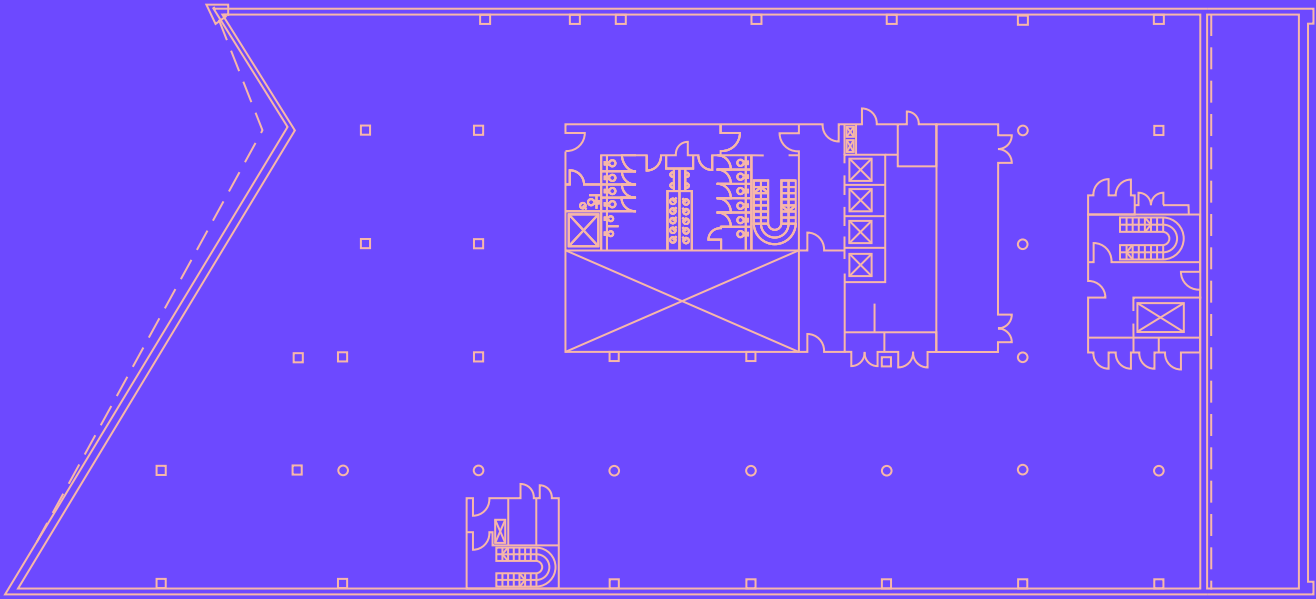
FLOOR  
2/3  
Lab Enabled



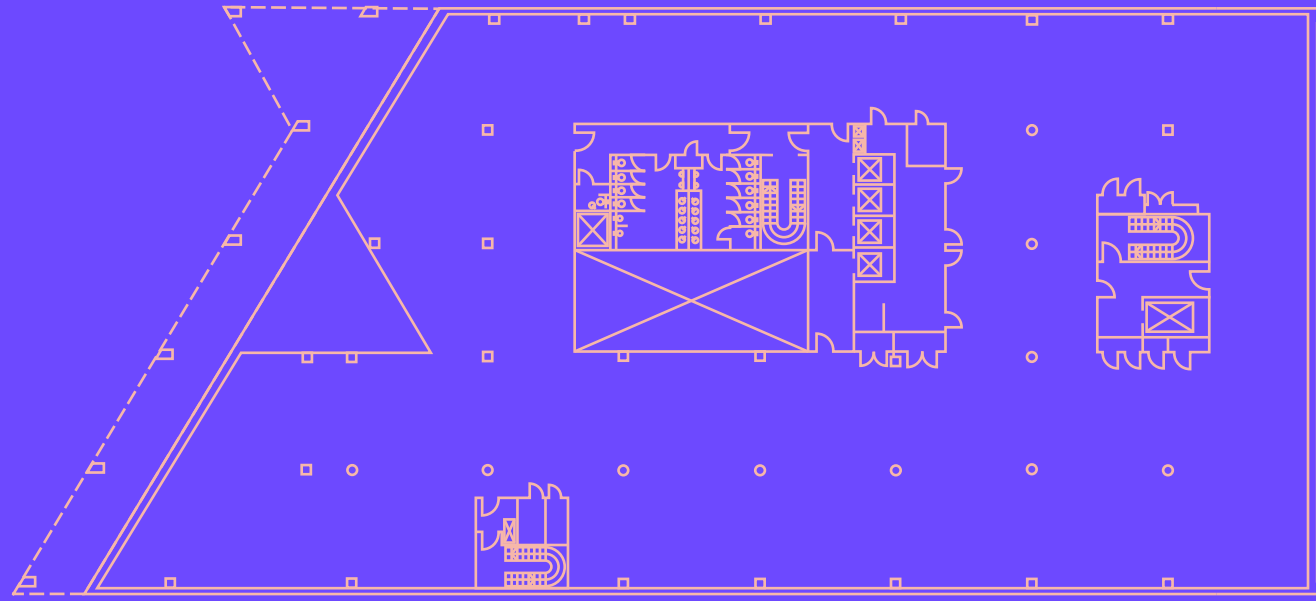
FLOOR  
G  
Fitted Lab



FLOOR  
5  
Office Space



FLOOR  
4  
Lab Enabled



FLOOR  
1  
Lab Enabled

Upper floors available to split from c. 5,000 sq. ft  
Motherlab suites available from 900 sq. ft