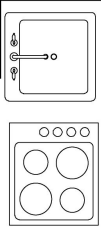
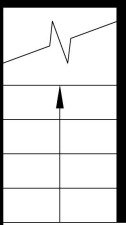
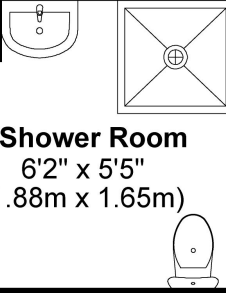


15'0" x 3'1"  
(4.57m x 0.94m)



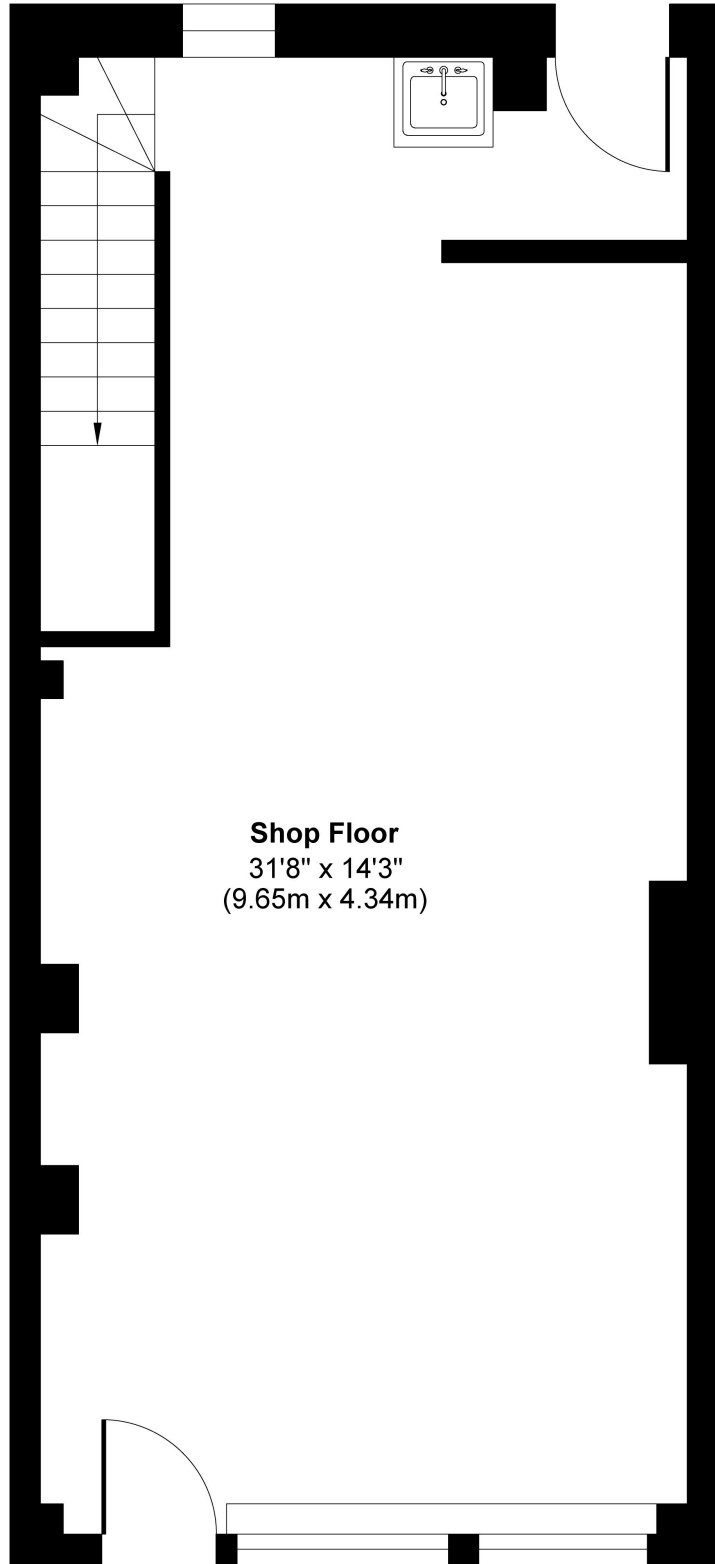
**Shower Room**  
6'2" x 5'5"  
(1.88m x 1.65m)



30'4" x 14'2"  
(9.25m x 4.32m)



**Shop Floor**  
31'8" x 14'3"  
(9.65m x 4.34m)



**Basement**  
Approximate Floor Area  
487 sq. ft  
(45.24 sq. m)

**Ground Floor**  
Approximate Floor Area  
458 sq. ft  
(42.54 sq. m)

**Approx. Gross Internal Floor Area 945 sq. ft / 87.79 sq. m**

Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.