

Project Name	Kingsway House
Project Number	2017
Client	GMS
Project Lead	TP
Planning	PW

29.11.24

Guest Room Schedule				
Floor	Room Type			
	beyond suite 20-25 sqm	beyond suite 28-35 sqm	beyond balcony suite 38-45 sqm	beyond balcony suite 38-45 sqm WCA
Basement	0	0	0	0
Ground Floor	0	0	0	0
1st Floor	2	5	0	1
2nd Floor	2	5	0	1
3rd Floor	2	5	0	1
4th Floor	2	5	0	1
5th Floor	2	5	0	1
6th Floor	4	3	0	1
7th Floor	0	4	2	0
8th Floor	2	0	2	0
Total	16	32	4	6
mix	28%	55%	7%	10%
Total Guestrooms	58			

Existing Areas Schedule		
Floor	GIA* (sqm)	GEA (sqm)
Basement	462	507
Ground Floor	364	415
1st Floor	354	415
2nd Floor	354	415
3rd Floor	367	428
4th Floor	367	428
5th Floor	354	415
6th Floor	350	348
7th Floor	300	348
Total	3272	3719

* Existing GIA excluding the lightwell.

Proposed Areas Schedule		
Floor	GIA (sqm)	GEA (sqm)
Basement	462	507
Ground Floor	364	415
1st Floor	367	415
2nd Floor	371	415
3rd Floor	384	428
4th Floor	384	428
5th Floor	371	415
6th Floor	367	348
7th Floor	317	348
8th Floor	208	237
Total	3595	3956

Proposed Areas Aparthotel/ Commercial				Existing Areas	
Floor	NIA (sqm)			Floor	NIA (sqm)
	Aparthotel use	Commercial use	Plant Area (shared)		
Basement*	111	0	192	Basement*	334
Ground Floor*	110	106	0	Ground Floor*	257
1st Floor	273	0	0	1st Floor	294
2nd Floor	273	0	0	2nd Floor	286
3rd Floor	291	0	0	3rd Floor	312
4th Floor	293	0	0	4th Floor	308
5th Floor	284	0	0	5th Floor	306
6th Floor	259	0	0	6th Floor	584
7th Floor	235	0	0	7th Floor	236
8th Floor	147	0	10		
Total	2276	106	202	Total	2917

Proposed Areas Schedule		
Floor	GIA (sqm)	GIA (sqm)
	Aparthotel	Class E
Basement	462	0
Ground Floor	255	109
1st Floor	367	0
2nd Floor	371	0
3rd Floor	384	0
4th Floor	384	0
5th Floor	371	0
6th Floor	367	0
7th Floor	317	0
8th Floor	208	0
Total	3486	109