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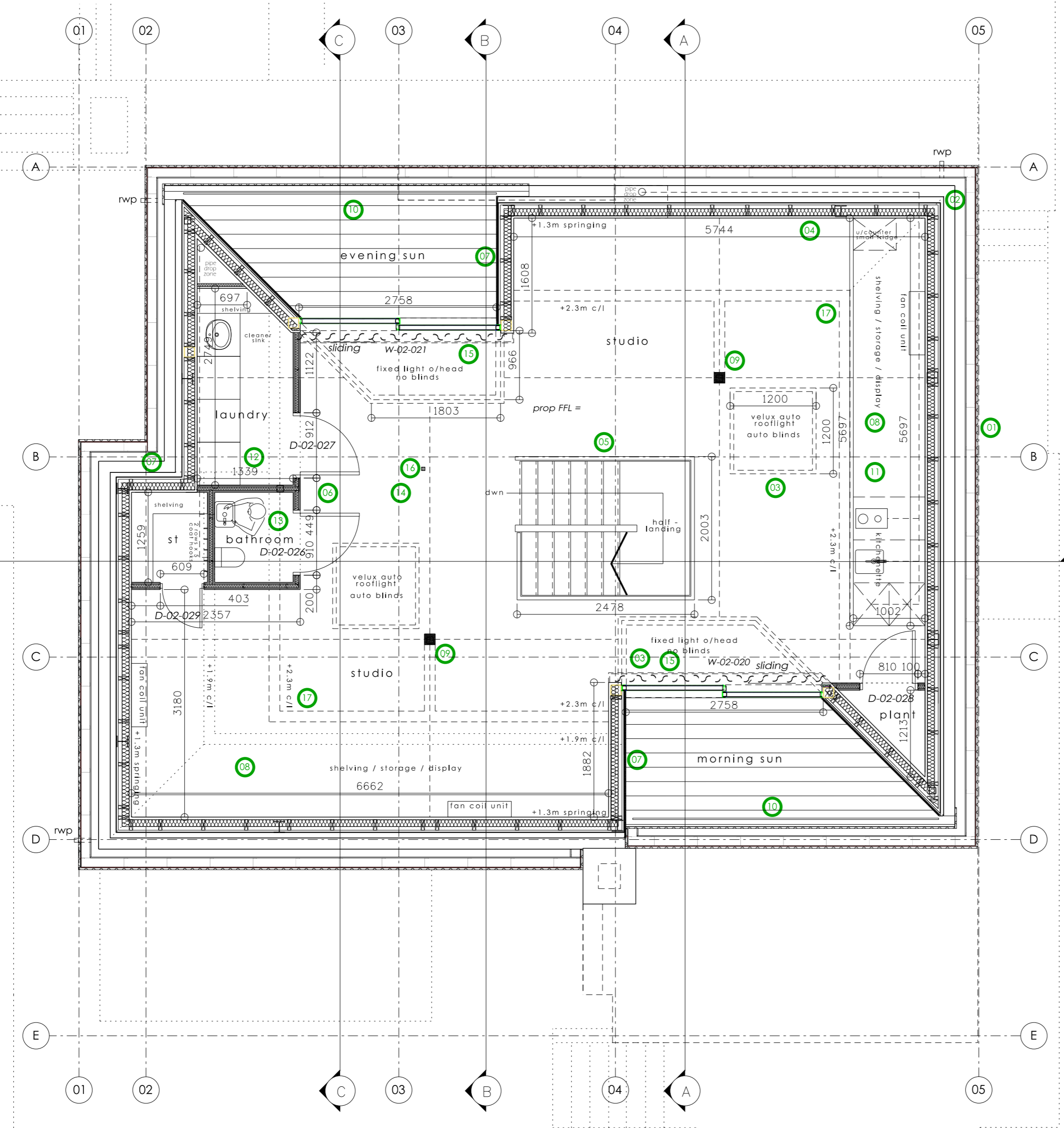
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METERAGE REQUIRED TO BE CONFIRMED BY MANUFACTURER WITH ALL MATERIALS TO BE SUITABLE FOR CONTRACT USE.

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NOTES:

- 1 New parapet upstand to be eurobrick V-Clad insulated rib carrierboard with 20mm brick slip facings to match existing. Brick slip system returned horizontally instead of coping to form clean finish to top of parapet. waterproof under-layer & drain channel or cavity tray at base to discharge any surplus water/moisture. Light gauge steel framed support structure to S/Eng spec & details. V-Clad installed system weight from 32kg/sq.m
 - 2 150mm square box gutter laid to falls (min 1:60). Discharge to new concealed rwp's internally.
 - 3 See dwg P17-25-03-007 for demolition
 - 4 Mansard roof construction to consist of existing retained & doff cleaned terracotta tile finish on kingspan nivent.17 breathable membrane on s/w sarking board (with 2-3mm gaps) on kooltherm K107 between timber rafters 8.8% roof timber - 47mm wide @ 600mm c/s + 1% for noggins. Kooltherm K118 with 12.5mm p/boards internally for 3m2 skim & painted finish - U value 0.18W/sq.mK
 - 5 35 x 5mm ms sectional handrail for powder coated finish. Handrail to be 1100mm high to RAL 9003 with laminated toughened glass balustrade by Q glass (or sim) to 0.74KN/m
 - 6 Siniat RAS70 or similar approved acoustic performance dry wall partitions to achieve 43dB for all internal partitions.
To consist of:
- RAS70/P resilient Acoustic Stud @ 600c/s
- 50mm insulation
- 2 x 15mm GTEC dB board each side for taped/ 1 u/coat 3 top coat painted finish
 - 7 Balcony to have VG SILA 'siberian larch' light reddish brown timber cladding to both floor & walls. Secret fixed for natural weathering from russwood' or similar approved'
 - 8 Bespoke storage & shelving/display units to incorporate fan coil units & kitchenette as extensions of the units
 - 9 Structural columns to be clad with 25mm thick re-claimed aged & distressed oak timber sections False beams to match 100x50mm to interior design layout & specification
 - 10 Frameless structural glass balustrade 1100mm high to balcony edge (by IQ glass) or similar approved
 - 11 See interior design layout for Kitchenette details
 - 12 See interior design layout for Laundry room details
 - 13 See interior design layout for Bathroom details
 - 14 Floor finish internally to be engineered oak finish. See finishes schedule for details.
 - 15 Silent glass curtain track system fixed to 25mm thick sw support for white painted finish, concealed by discreet 100mm D/board pelmet downstand with 9mm MDF hidden back-board support
 - 16 Termination point of 50x50mm elec cabling route from below
 - 17 decoy oak timber distressed beams 150x150mm to match columns. Internally can provide cable ducts. See interior design details & spec
- 2nd floor Internal door sets
Doors - Howden's
D-02-026 - DIC1170
D-02-027 - DIC1170
D-02-028 - DIC1160
D-02-029 - Bespoke 1980 x 610mm angled cup'd door
- Doors for white painted finish RAL 9003
- Ironmongery
Lugano satin nickel range (Howden's)
Latch / lock / privacy subject to use
- All internal door sets to inc:
- 1hr fire rated ball bearing hinges
- 1x70mm euro cylinder & turn for lockable doors
- 2x euro cylinder & sash lock



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| PROJECT TITLE 3, FITZROY CLOSE, LONDON, CAMDEN, N6 6JT | |
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