

# 156-164 Grays Inn Road / Panther House

## S73 Amendment Application - GIA Comparison

### 2017 Scheme

Floor	Office	Retail	Residential	Total GIA
	GIA - m <sup>2</sup>	GIA - m <sup>2</sup>	GIA - m <sup>2</sup>	
Panther House	5,791	-	-	5,791
Gray's Inn Road	-	627	1,698	2,325
Brain Yard	1,828	79	-	1,907
Total	7,619	706	1,698	10,023

Floor	Office	Retail	Residential	Total GIA
	GIA - ft <sup>2</sup>	GIA - ft <sup>2</sup>	GIA - ft <sup>2</sup>	
Panther House	62,334	-	-	62,334
Gray's Inn Road	-	6,749	18,277	25,026
Brain Yard	19,677	850	-	20,527
Total	82,011	7,599	18,277	107,888

*2017 Scheme of which Affordable Workplace is:*  
 1,096m<sup>2</sup> NIA  
 11,797 sqft

### 2021 S73 Scheme

Floor	Office	Retail	Residential	Total GIA
	GIA - m <sup>2</sup>	GIA - m <sup>2</sup>	GIA - m <sup>2</sup>	
Panther House	6,005	-	-	6,005
Gray's Inn Road	504	155	1,576	2,235
Brain Yard	1,657	-	-	1,657
Total	8,166	155	1,576	9,897

Floor	Office	Retail	Residential	Total GIA
	GIA - ft <sup>2</sup>	GIA - ft <sup>2</sup>	GIA - ft <sup>2</sup>	
Panther House	64,638	-	-	64,638
Gray's Inn Road	5,425	1,668	16,964	24,058
Brain Yard	17,836	-	-	17,836
Total	87,899	1,668	16,964	106,531

*2021 S73 Scheme of which Affordable Workplace is:*  
 1,185m<sup>2</sup> NIA  
 12,755 sqft