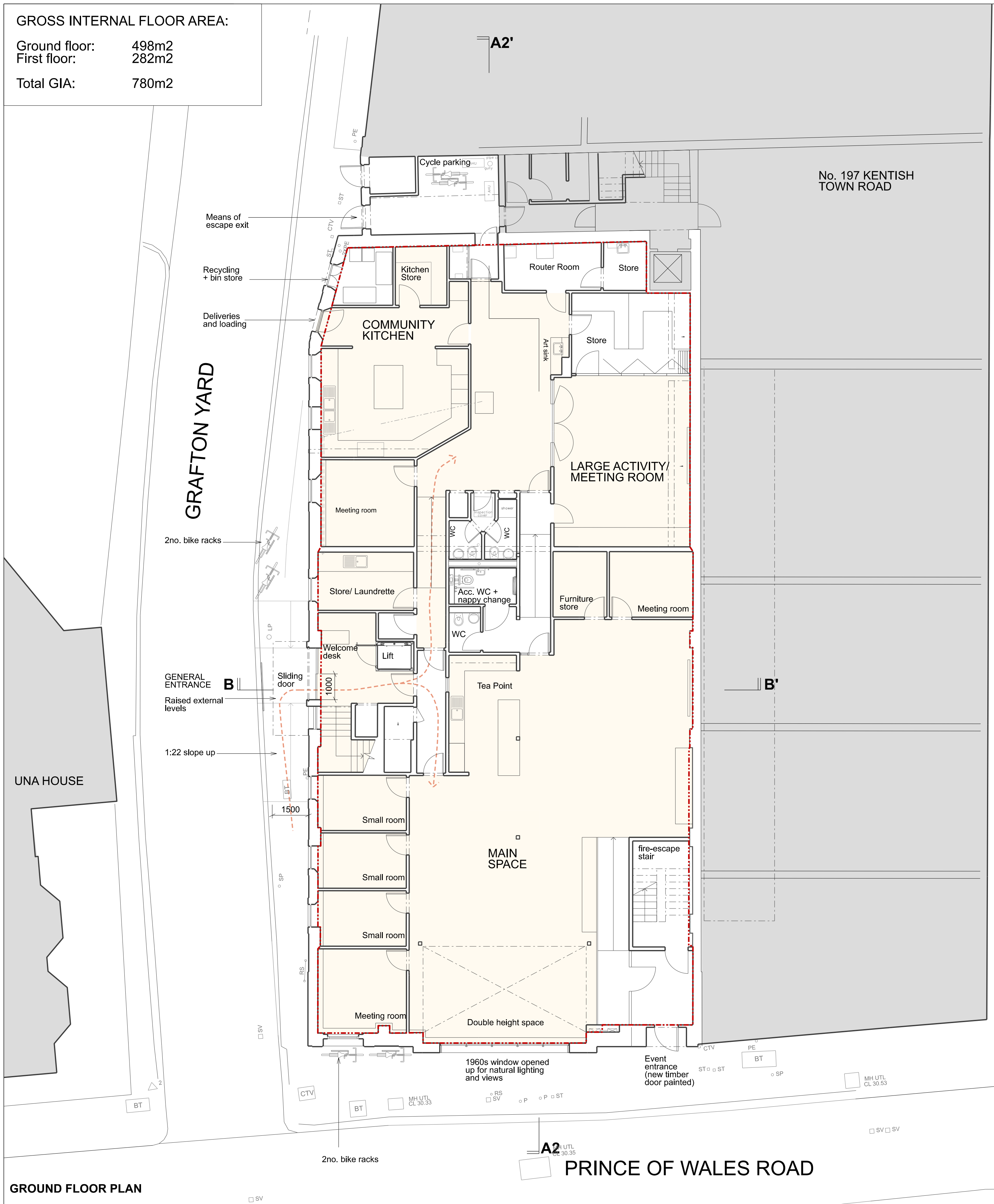
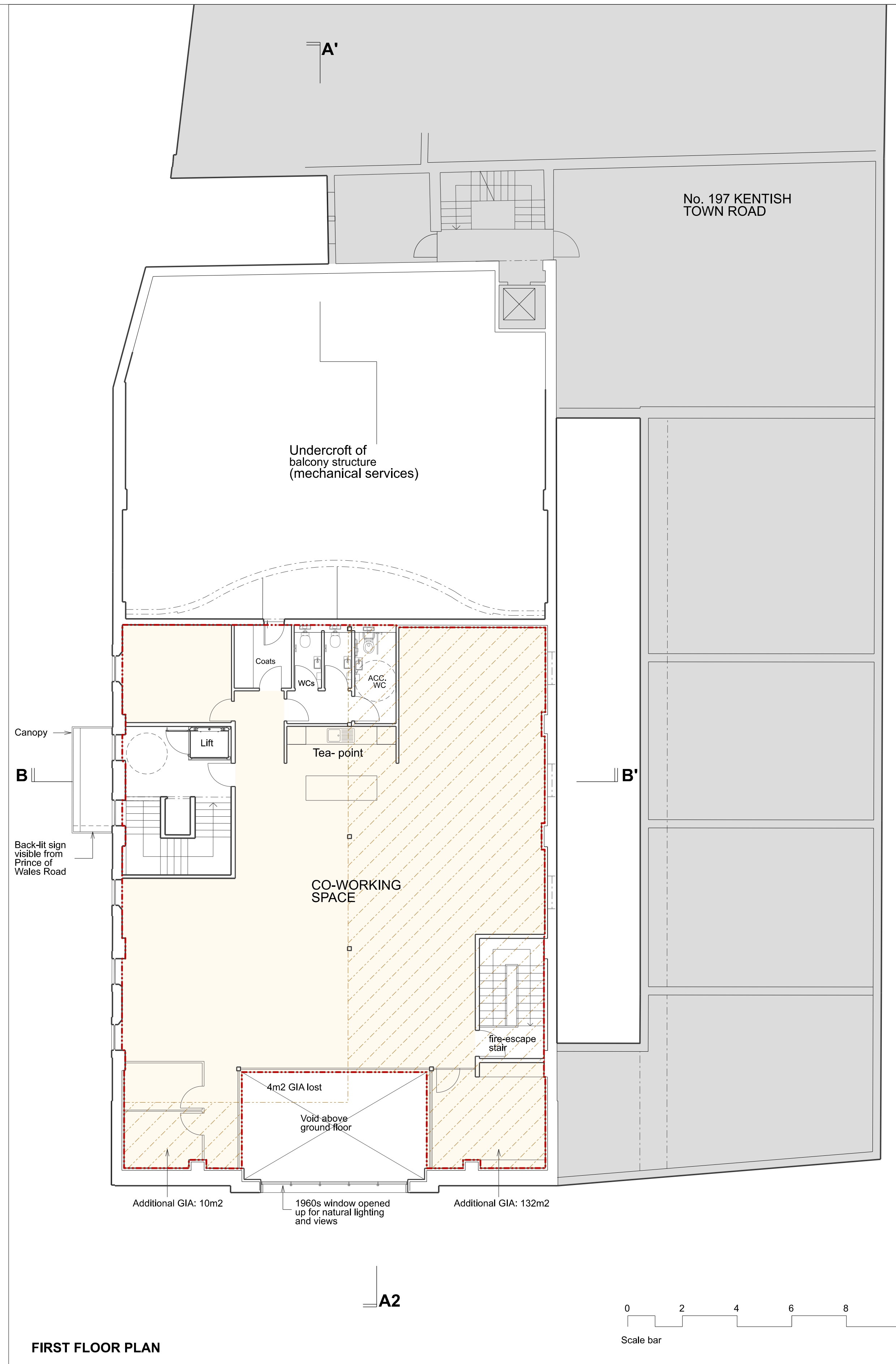


GROSS INTERNAL FLOOR AREA:

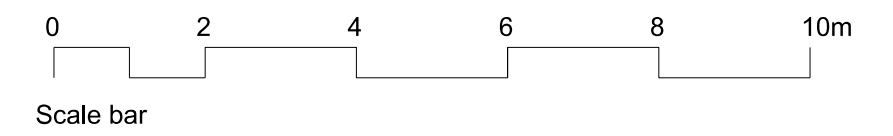
Ground floor: 498m2
 First floor: 282m2
 Total GIA: 780m2



GROUND FLOOR PLAN



FIRST FLOOR PLAN

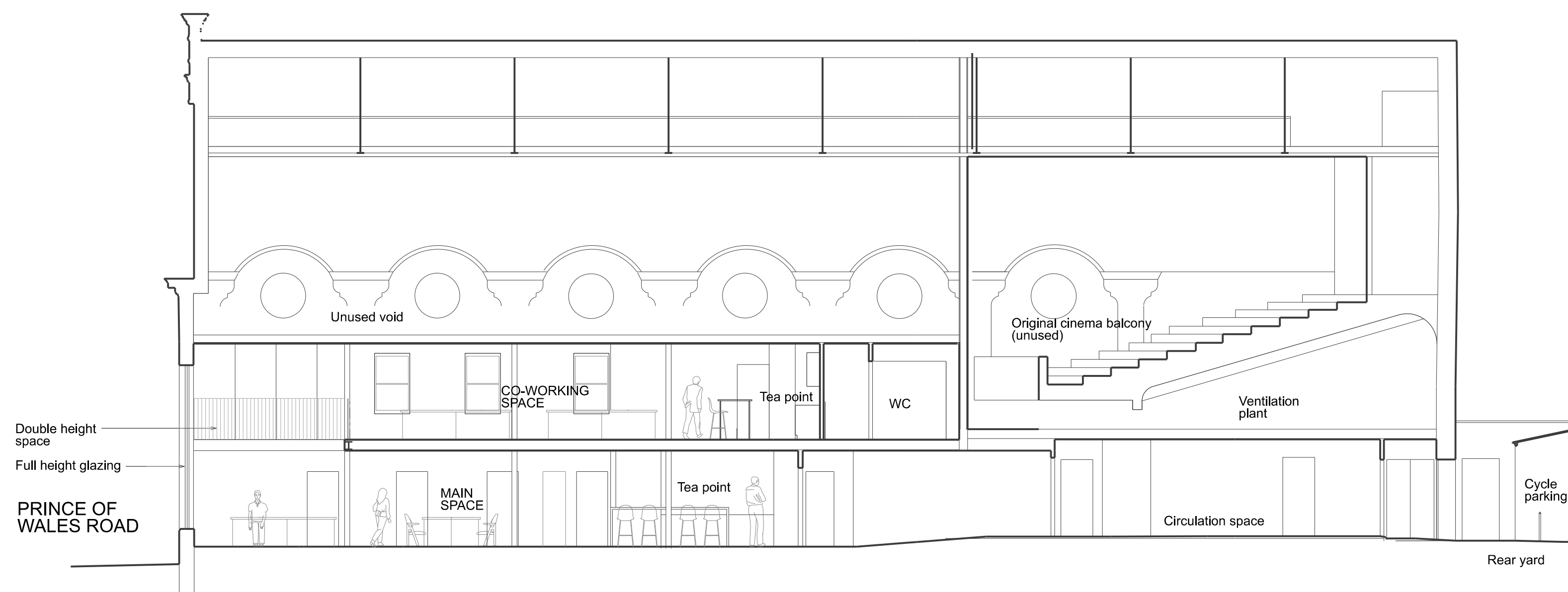


Rev.	Date	By	Description
-	31.08.21		Draft planning application
A	09.09.21		Planning application
C	06.12.21		Upstand to raised levels omitted at Grafton Road entrance and railing added; proposed bicycle rack locations revised; window to front elevation revised

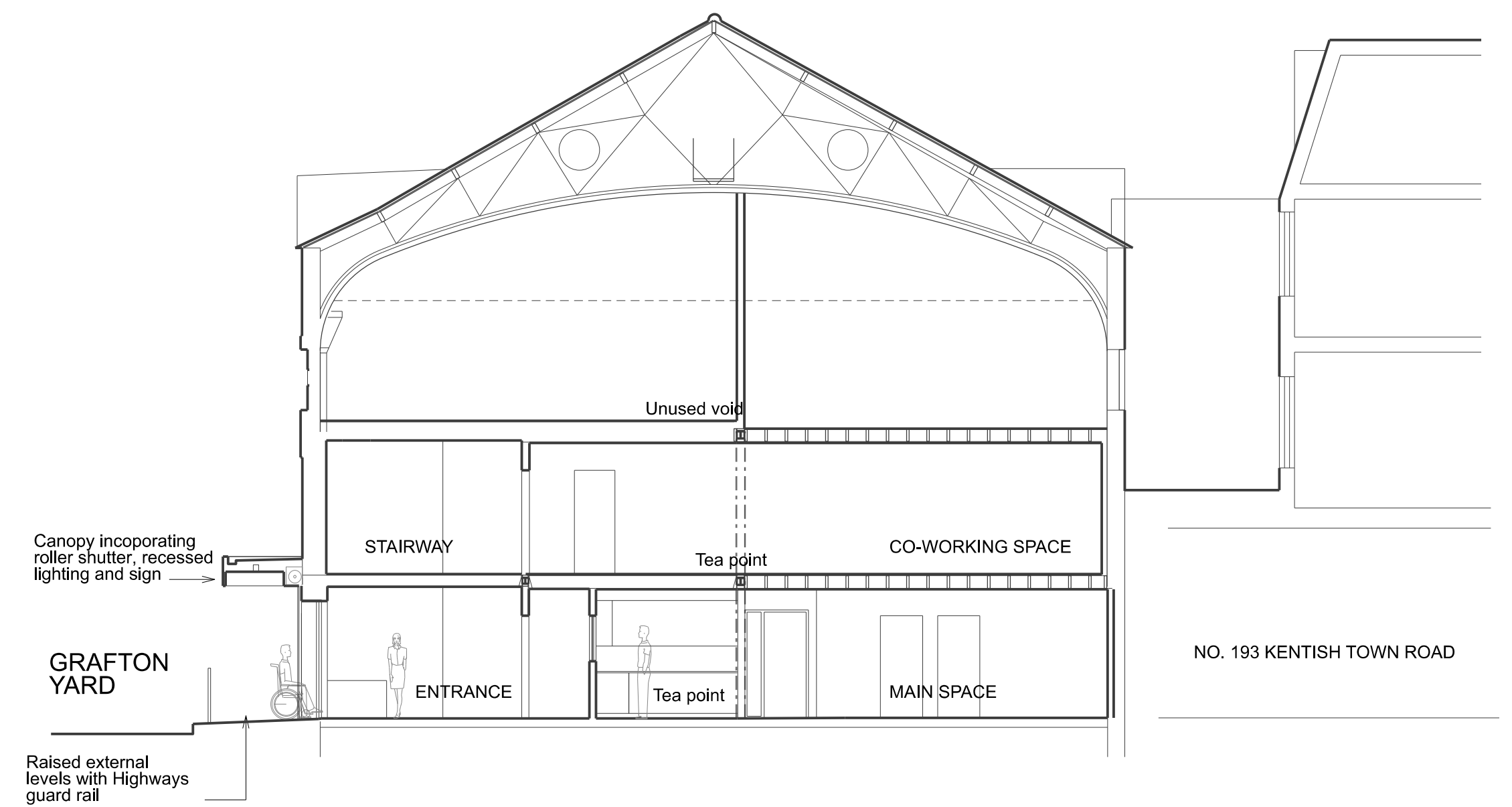
Do not scale from this drawing All dimensions to be checked on site
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AAB architects
 Studio 35 Bickerton House, 25 Bickerton Road, London N19 5JT
 Tel 020 7281 8955 mail@aabarchitects.co.uk www.aabarchitects.co.uk

2 PRINCE OF WALES ROAD, LONDON NW5 3LQ
 DRAWING : PROPOSED GROUND AND FIRST FLOOR LEVELS
 SCALE : 1:100 @ A1
 DATE : 14.08.21

JOB NO.	SERIES	NO.	REV
380 PL 1	1	10	C



SECTION AA



SECTION BB



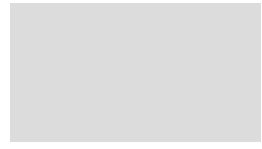
Rev.	Date	By	Description
-	31.08.21		Draft planning application
A	09.09.21		Planning application
C	06.12.21		Upstand to raised external levels to Grafton Yard omitted, railing added; canopy raised. Cycle storage in rear yard.

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2 PRINCE OF WALES ROAD, LONDON NW5 3LQ

DRAWING : PROPOSED SECTIONS AA' AND BB'
 SCALE : 1:100 at A1
 DATE : 24.08.21

JOB NO.	SERIES	NO.	REV
380	PL 2	10	c



Render to be painted with masonry paint to match finish of existing. Colours to be confirmed



Rev.	Date	By	Description
-	31.08.21		Draft planning application
	09.09.21		Planning application
B	23.11.21		Draft revised front elevation
C	26.11.21		Draft revised front elevation
D	06.12.21		Revised front elevation

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2 PRINCE OF WALES ROAD, LONDON NW5 3LQ

DRAWING : PROPOSED SOUTH ELEVATION TO PRINCE OF WALES ROAD
 SCALE : 1:50 @ A1
 DATE : 14.08.21

JOB NO.	SERIES	NO.	REV
380 PL 3	01	D	



Rev.	Date	By	Description
-	31.08.21		Draft planning application
	09.09.21		Planning application
B	06.12.21		Upstand to raised external levels omitted and railing added; canopy raised

Do not scale from this drawing All dimensions to be checked on site
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2 PRINCE OF WALES ROAD, LONDON NW5 3LQ
 DRAWING : PROPOSED WEST ELEVATION TO GRAFTON YARD
 SCALE : 1:50 @ A1
 DATE : 14.08.21

JOB NO.	SERIES	NO.	REV
380 PL 3	02	B	