

Duplex S Block Second Floor Plan

Type S1 - 3 Bed /	5 Person Apt.
Total Floor Area	100.4 m ² (90 m ²)
Total Bedroom Area	31.7 m ² (31.5 m ²)
Total Kitchen/Living	36.7 m ² (34 m ²)
Total Storage Area	9.0 m ² (9 m ²)
Private Amenity	13.7 m ² (9 m ²)

S2 - 3 Bed / 5 Person Apt.							
Total Floor Area	147.5 m ² (90 m ²)						
Total Bedroom Area	39.7 m ² (31.5 m ²)						
Total Kitchen/Living	44.4 m ² (34 m ²)						
Total Storage Area	9.5 m ² (9 m ²)						
Private Amenity	15.6 m ² (9 m ²)						

41

S3 - 2 Bed / 4 Person Apt.								
Total Floor Area	90.7 m ² (73 m ²)							
Total Bedroom Area	25.6 m ² (24.4 m ²)							
Total Kitchen/Living	31.9 m ² (30 m ²)							
Total Storage Area	6.1 m ² (6 m ²)							
Private Amenity	7.9 m ² (7 m ²)							

S4 - 2 Bed / 4 Person Apt.									
Total Floor Area	116.2 m ² (73 m ²)								
Total Bedroom Area	26.7 m² (24.4 m²)								
Total Kitchen/Living	33.4 m ² (30 m ²)								
Total Storage Area	6.4 m ² (6 m ²)								
Private Amenity	17.5 m ² (7 m ²)								

43

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Do not scale this drawing, only stated dimensions to be used.	a	BCDK Holdings Ltd. & Coil Avon Ltd	Proposed Residential Development at Edmondstown	Duplex S Types		1:200 on A3	DRAWING NUMBER		201	ICOC	Harolds Cross Dublin 6W
Any discrepancies to be immediately notified to JFOC Architects. All dimensions to be checked on site. Only drawings marked for construction are suitable for this purpose, all others are only suitable for the use indicated by Project Stage'.	(1)			Ground Floor, First Floor & Second Floor Plans	DRAWN	NS	18.132.1	000001		IFOC.	D6W X908 01 4530277
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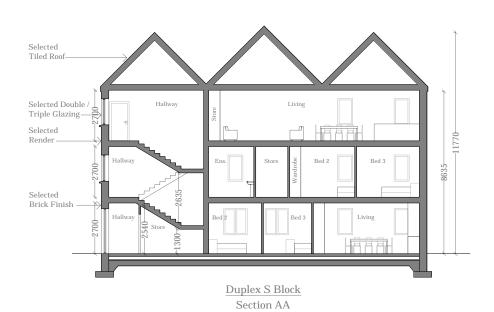
Duplex S Block South Elevation

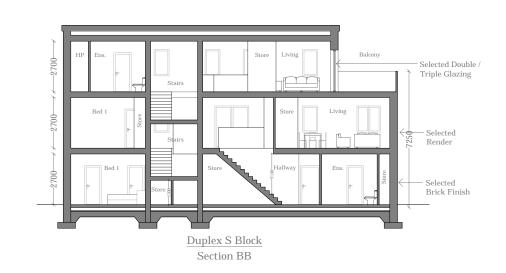


Duplex S Block West Elevation



Duplex S Block East Elevation





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Any discrepancies to be immediately notified to JFOC Architects. All dimensions to be checked on site. Only drawings marked for construction are suitable for this purpose, all others are only suitable for the use indicated by 'Project Stage'.				Elevations & Sections A-A & B-B	DRAWN	AT	18.132.PE	D3303		D6W X008
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