
BRUTON PLACE W 1

A large, light blue, stylized number '20' is centered on the page. The '2' has a decorative flourish at the top left. The '0' is a simple, rounded shape. The number is positioned behind the text 'BRUTON PLACE W 1', which is written in a pink, spaced-out, sans-serif font. The '20' overlaps with the 'N' and 'P' of 'BRUTON' and the 'A' and 'C' of 'PLACE'.

DESCRIPTION

The development of 20 Bruton Place will provide a ground and lower ground floor retail unit with luxury residential accommodation above.

GENERAL

Both the ground and lower ground floors have been designed to provide open plan space, free from pillars or other obstructions; they will be provided in standard developers shell condition with capped services.

The ground floor slab has been set 75mm below the proposed floor level to allow for tenant's floor finishing. The clear headroom on the ground floor is 3100mm measured below structural beams, in the lower ground floor it is 2700mm.

The shop front will be boarded up and the ground floor slab cut, ready to receive for the tenants shop fit. The incoming tenant will need to make their own planning application for the new shop front.

ELECTRICAL SUPPLY

The unit will be supplied by a dedicated 100 Amp 3-phase electrical supply; sufficient to provide air-conditioning, mechanical ventilation, power and lighting for standard retail purposes.

Service head and meter will be located in the lower ground floor.

LIGHTING

The unit will be provided with temporary lighting at both levels, ready for tenants fit out.

WATER SUPPLY

Metered 28mm mains water supply will be provided into the unit, capped in the lower ground floor.

AIR-CONDITIONING

Dedicated riser space and a section of the flat roof has been identified for the tenant's condenser equipment.

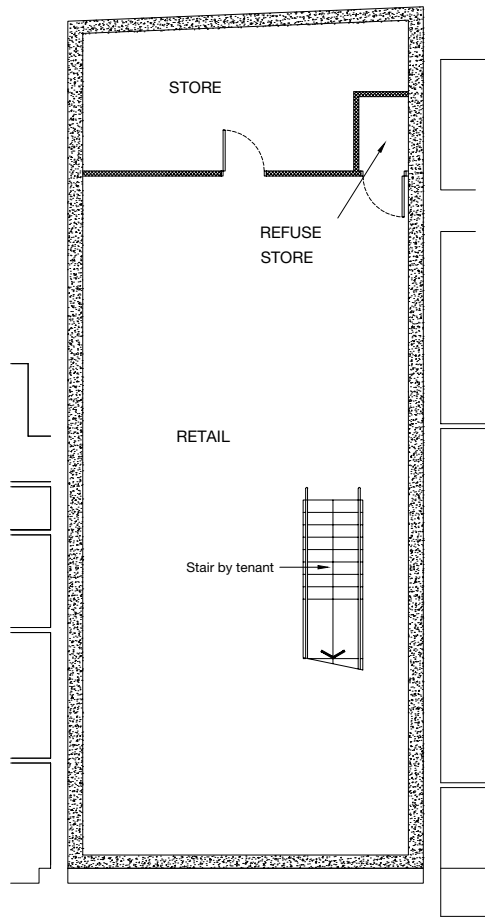
FRONT ELEVATION DRAWING

Not to scale. For indicative purpose only



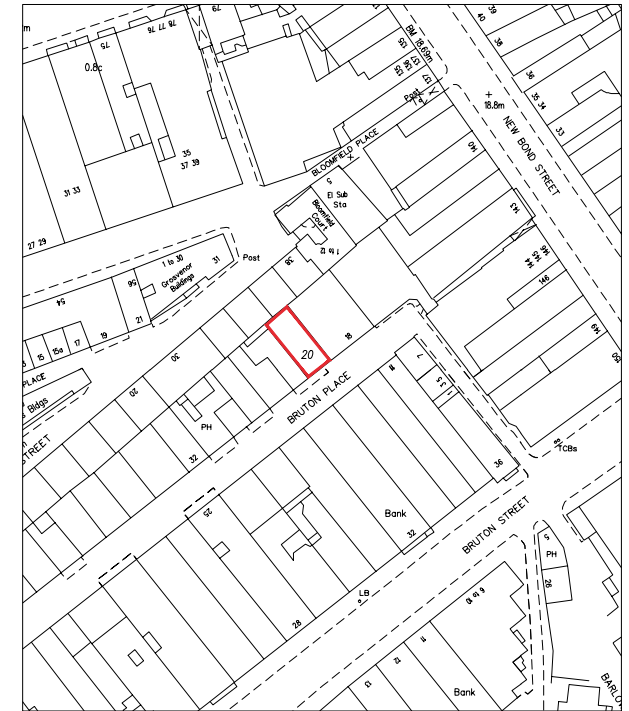
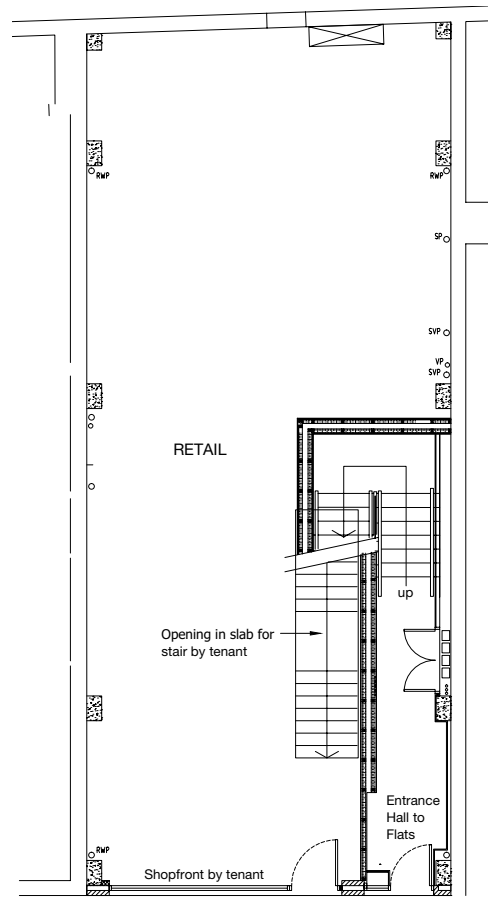
BASEMENT

NIA 1,140 sq ft



GROUND FLOOR

NIA 1,076 sq ft





FURTHER INFORMATION

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