

Floor 1



Floor 2



**Approximate total area<sup>(1)</sup>**  
41.8 m<sup>2</sup>

**Balconies and terraces**  
8.9 m<sup>2</sup>

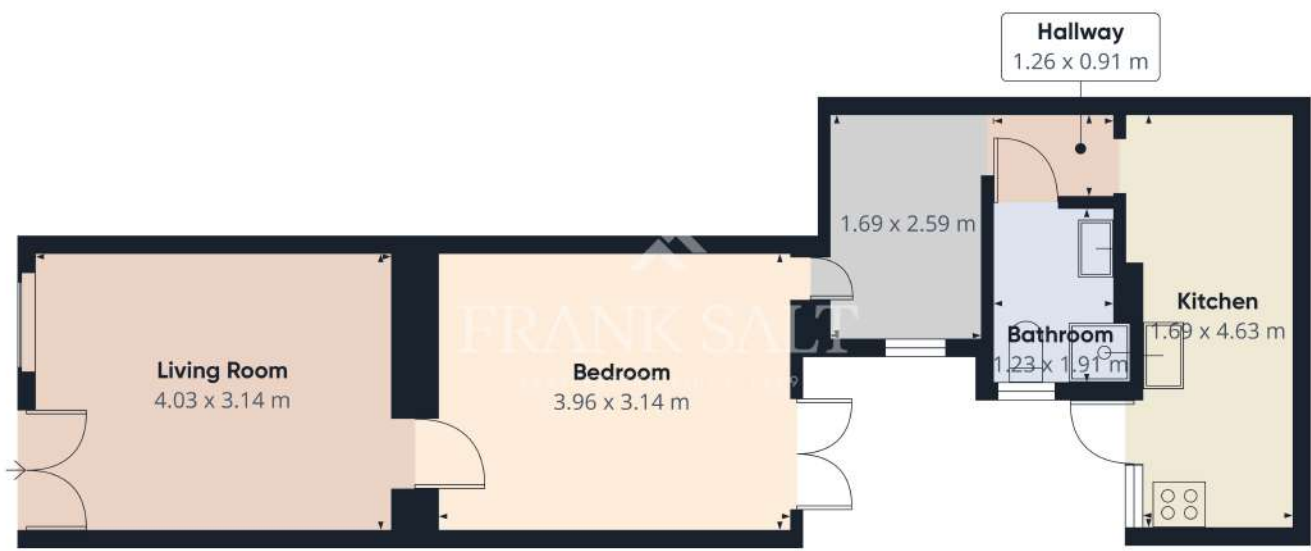
**Reduced headroom**  
8.9 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
----- Below 1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Approximate total area<sup>(1)</sup>  
41.8 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Floor 1



Floor 2

**Balconies and terraces**  
8,9 m<sup>2</sup>

**Reduced headroom**  
8,9 m<sup>2</sup>

Reduced headroom  
----- Below 1,5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360