

**Ground Floor**  
Approx. 63.4 sq. metres (682.7 sq. feet)



**First Floor**  
Approx. 33.3 sq. metres (358.0 sq. feet)



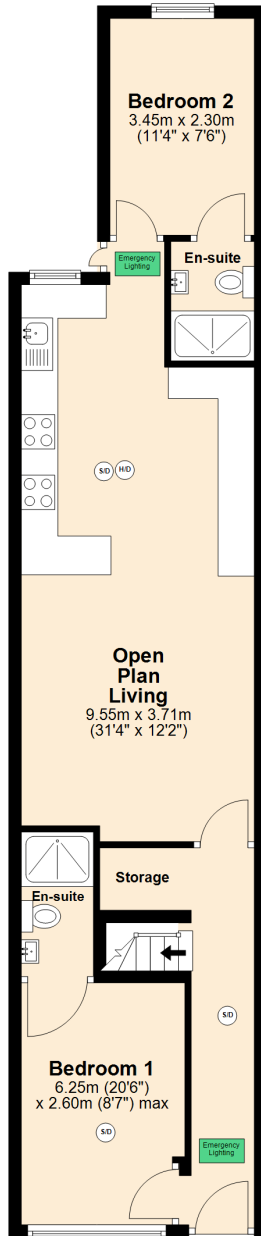
**Second Floor**  
Approx. 33.2 sq. metres (356.9 sq. feet)



Total area: approx. 129.8 sq. metres (1397.5 sq. feet)

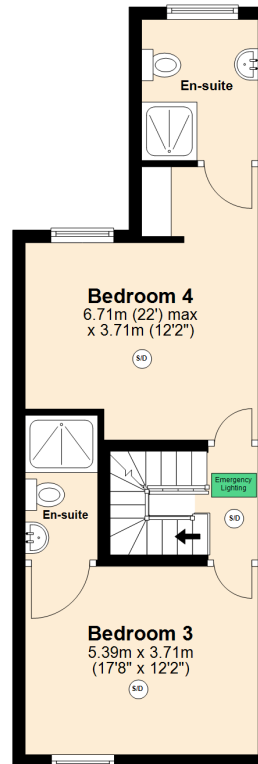
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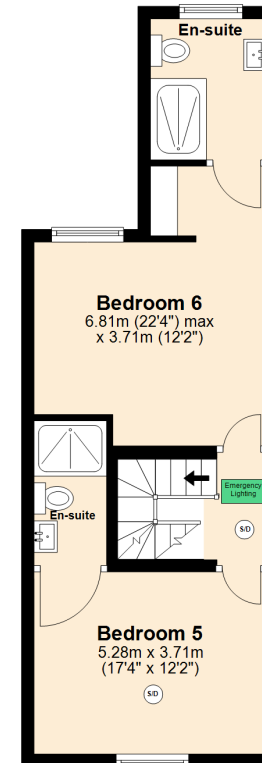
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28 Croydon Road, Birmingham