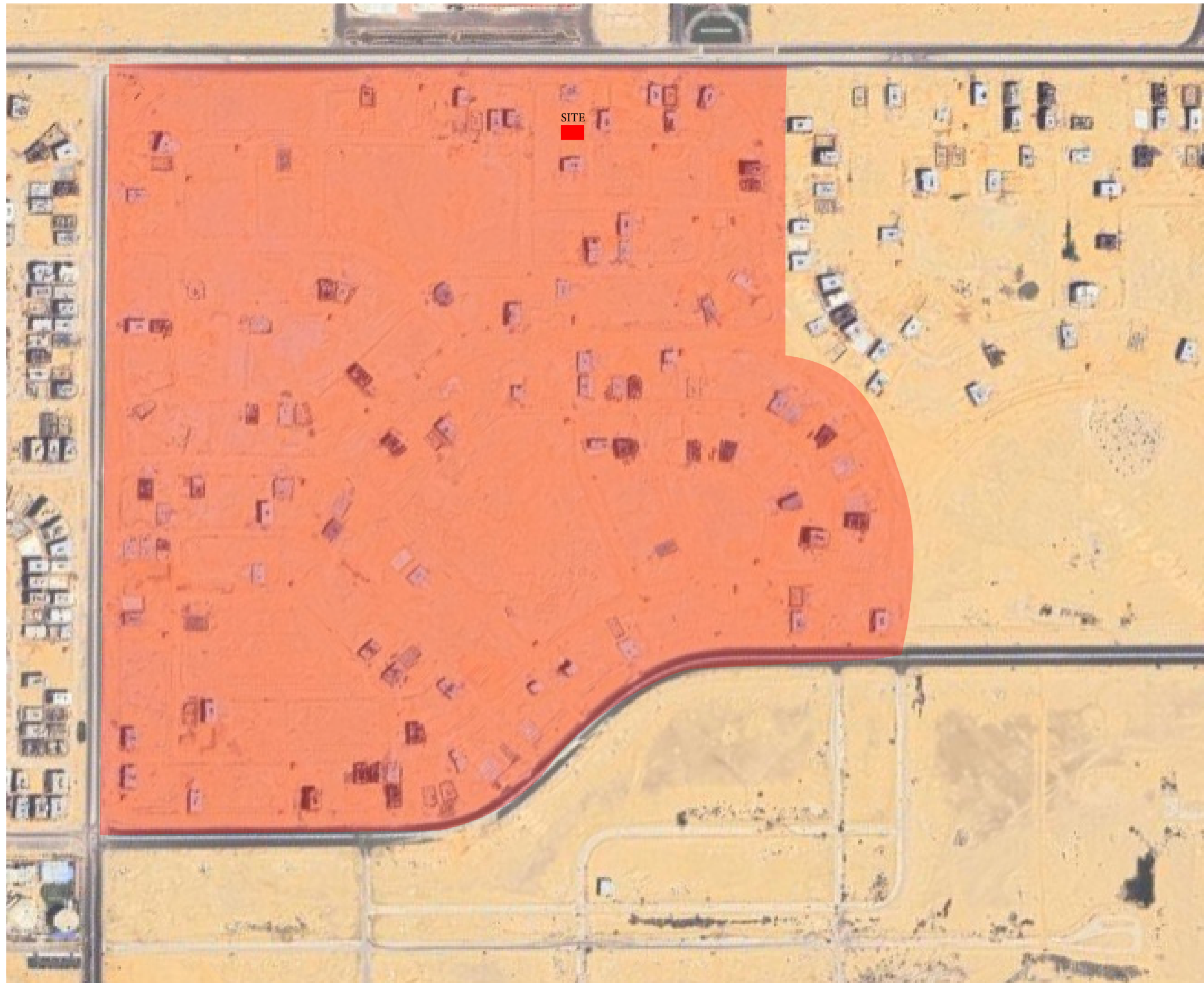
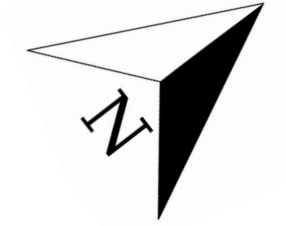


911-21 ZONE



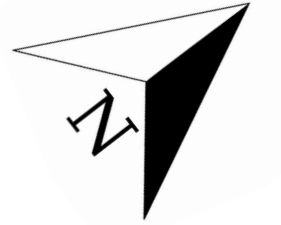
ISSUED FOR PRESENTATION

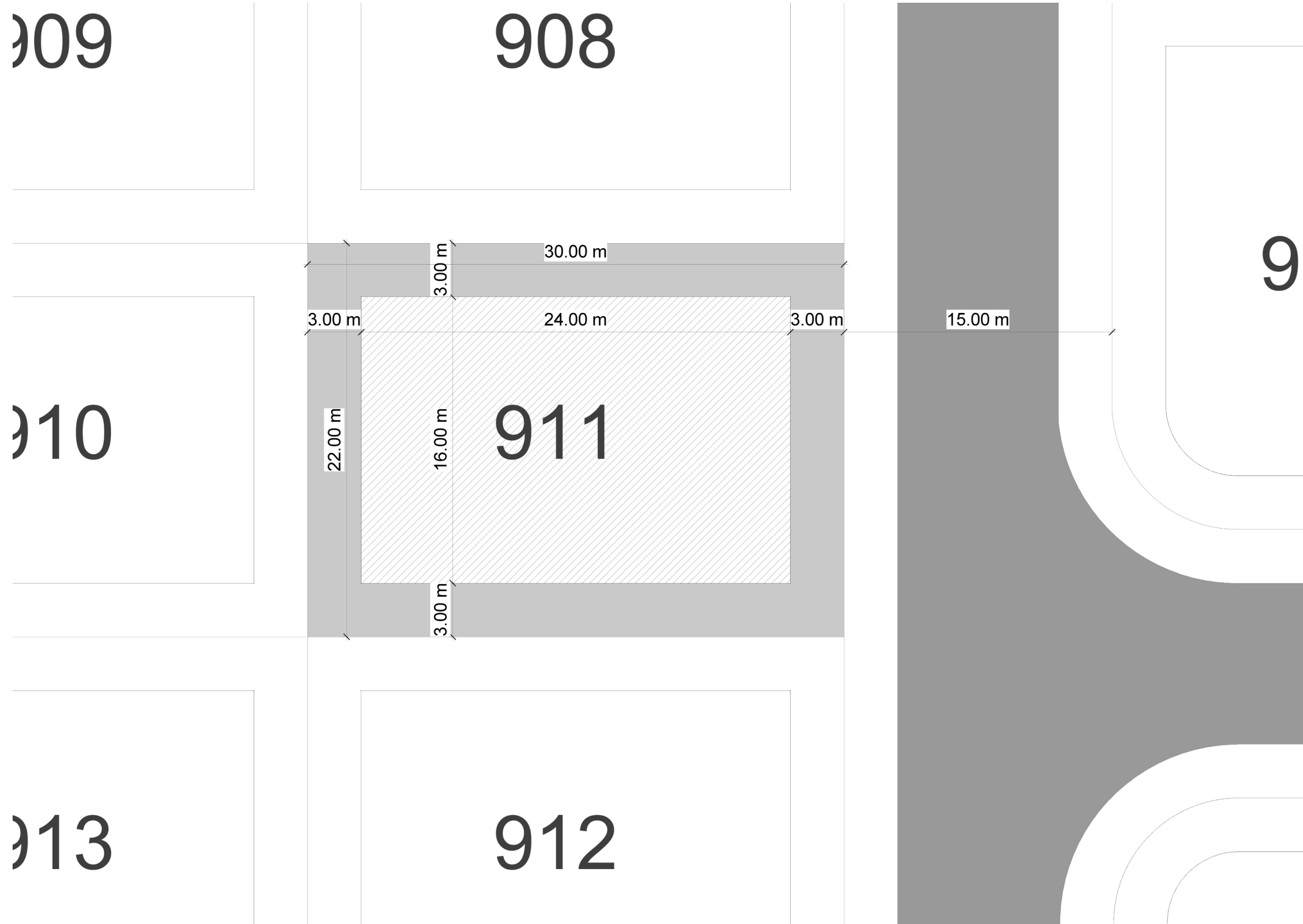
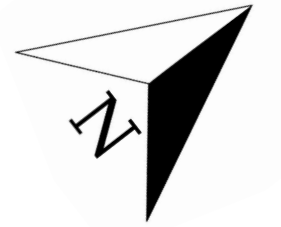
11.09.2024



911-21 ZONE

911-21 ZONE LOCATION

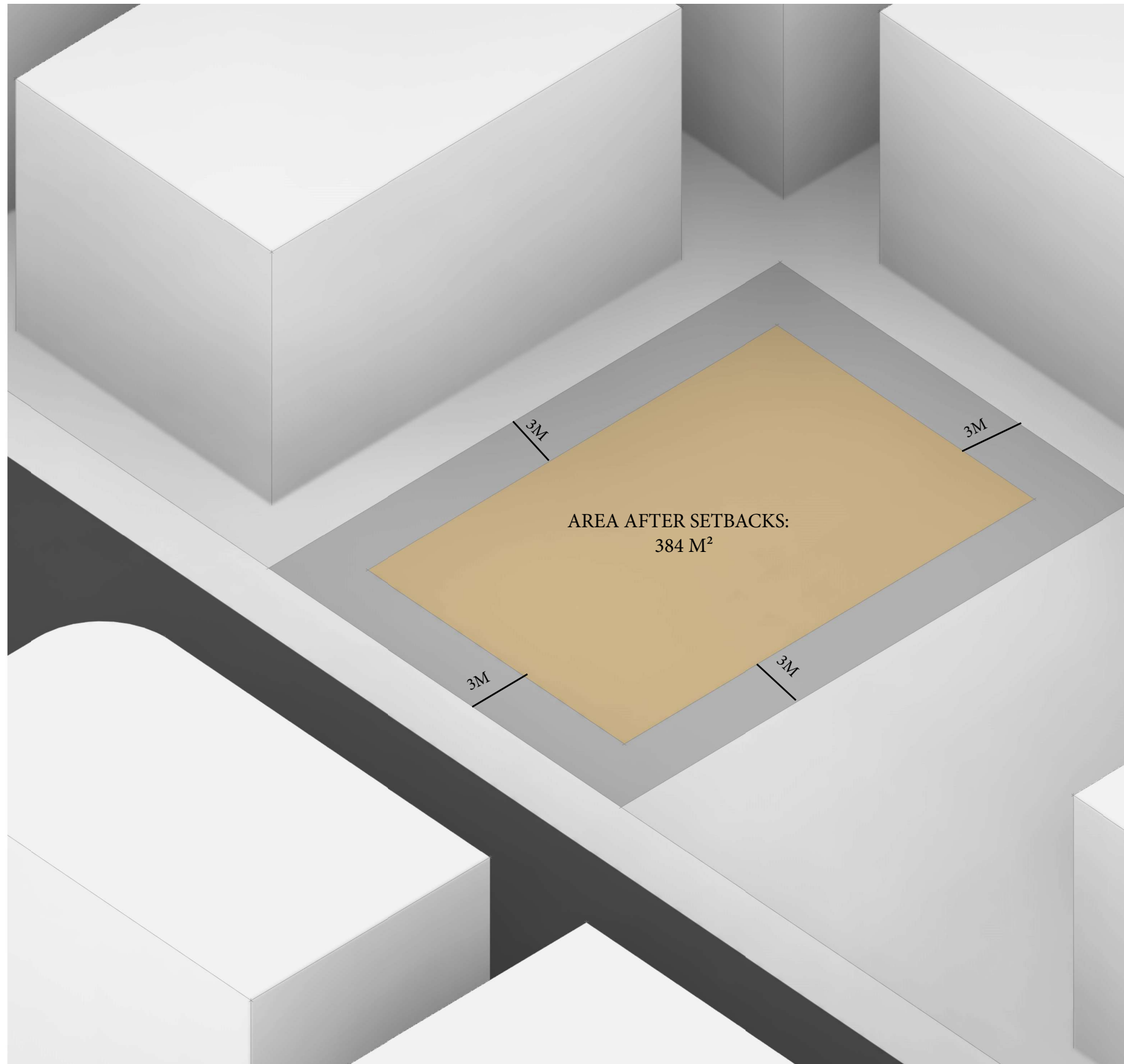


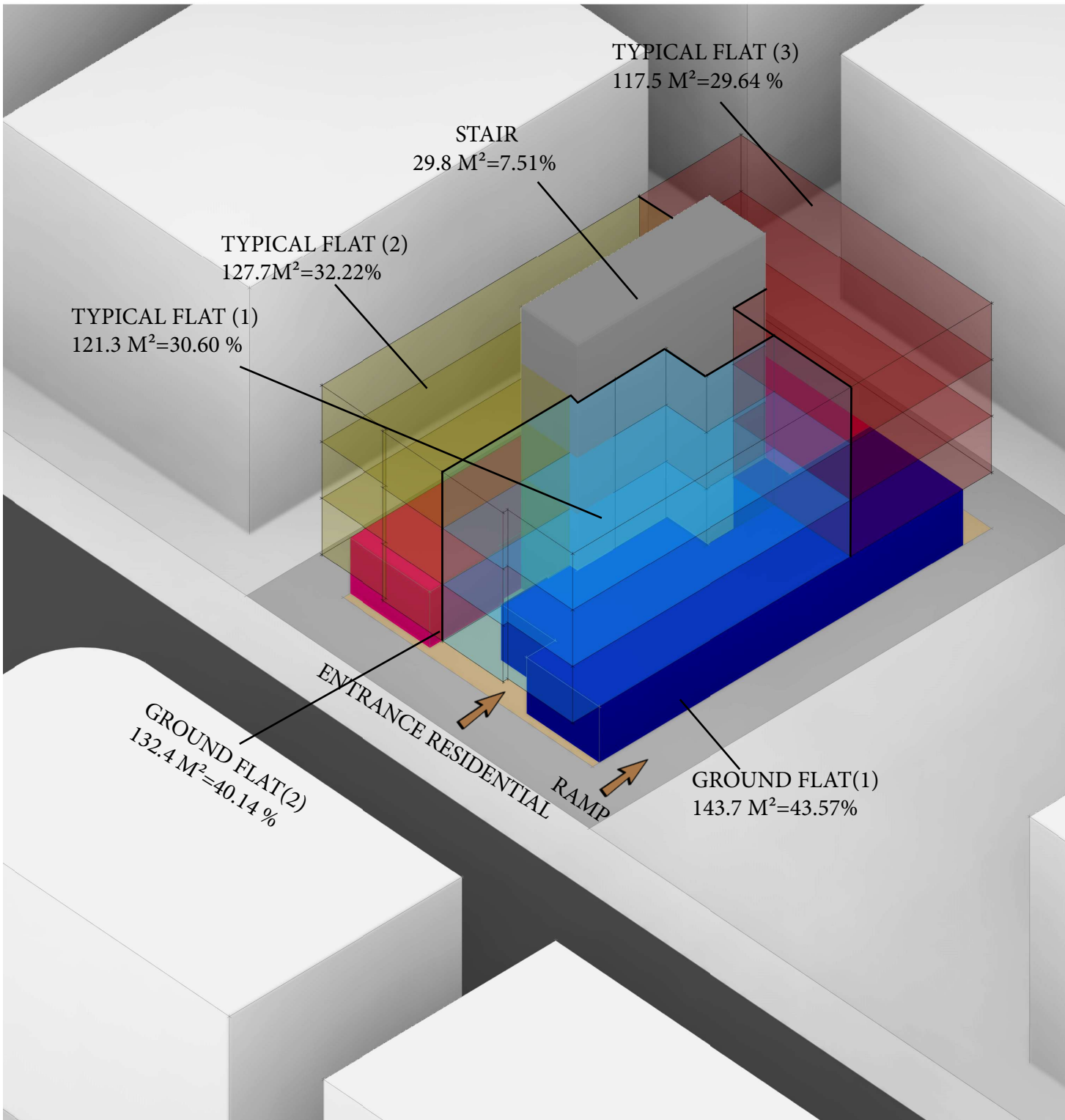
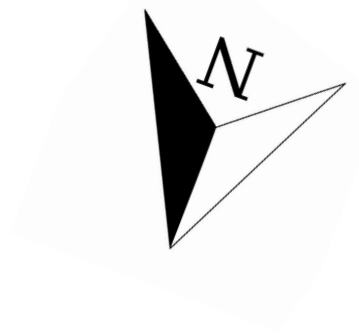


TOTAL AREA=660M²

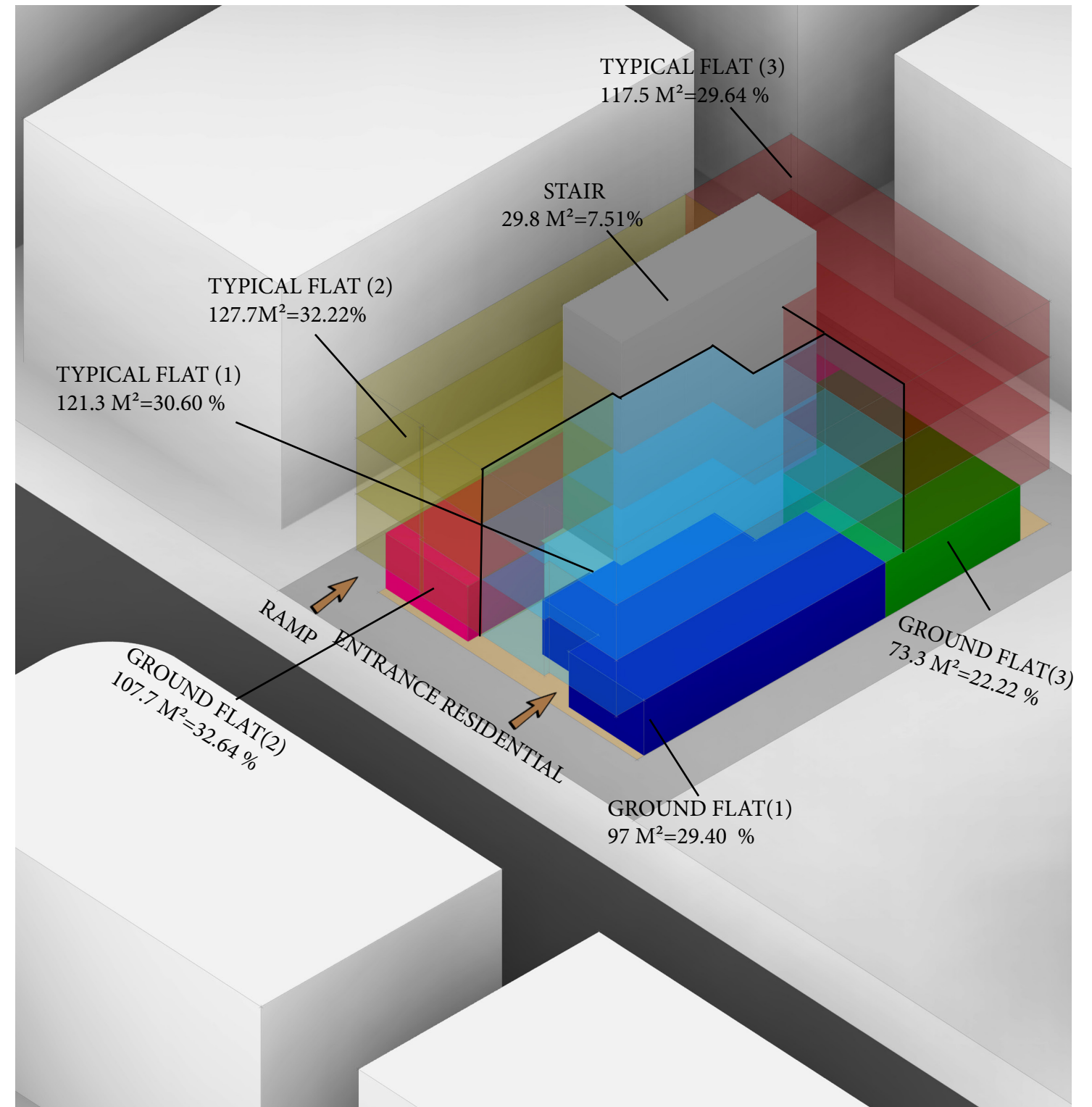
AFTER SETBACKS
AREA=384 M²

FOOTPRINT 50% OF
PLOT AREA 660 M²
=330 M²



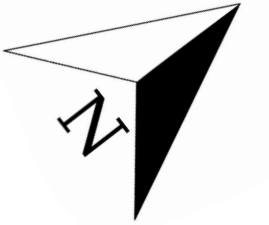


OP1 GROUND FLOOR 2 FLATS

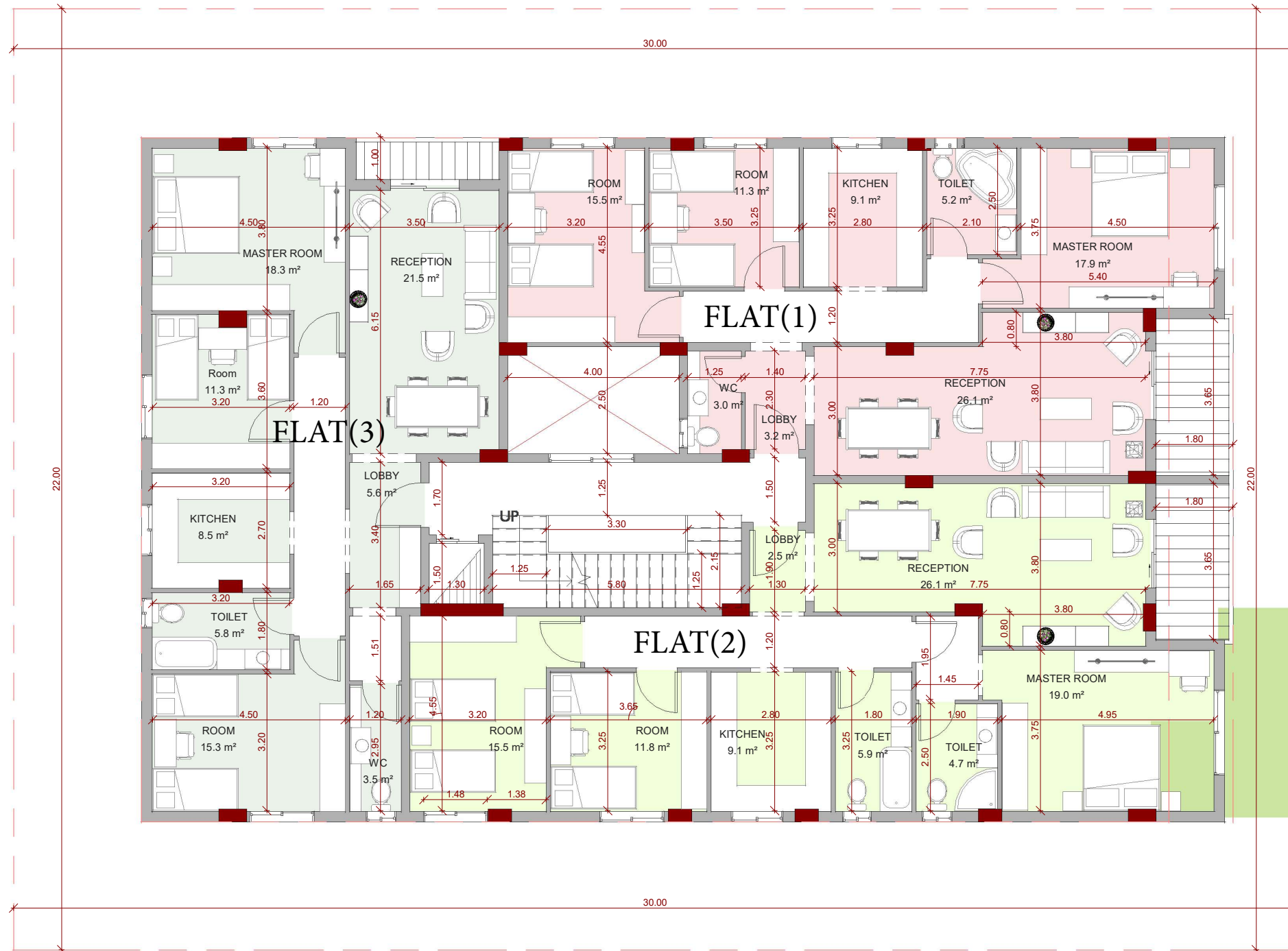


OP2 GROUND FLOOR 3 FLATS

neighbor



neighbor



street

LAND AREA = 660M²

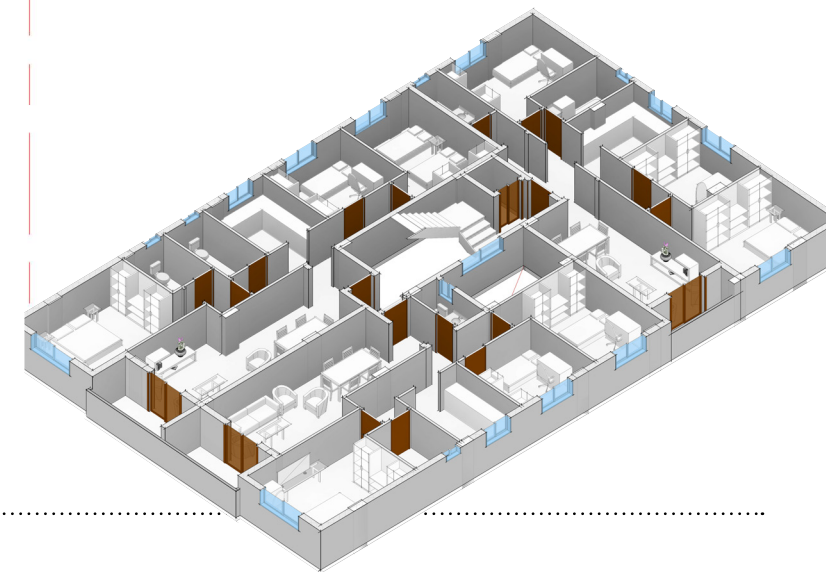
FIRST FLOOR FOOTPRINT
AREA = 396.3 M² = 60.04%

FLAT(1) = 121.3 M² = 30.60 %

FLAT(2) = 127.7 M² = 32.22 %

FLAT (3) = 117.5 M² = 29.64%

SATIR = 29.8 M² = 7.51 %



studio
911-21 ZONE

GROUND FLOOR PLAN OP1

neighbor

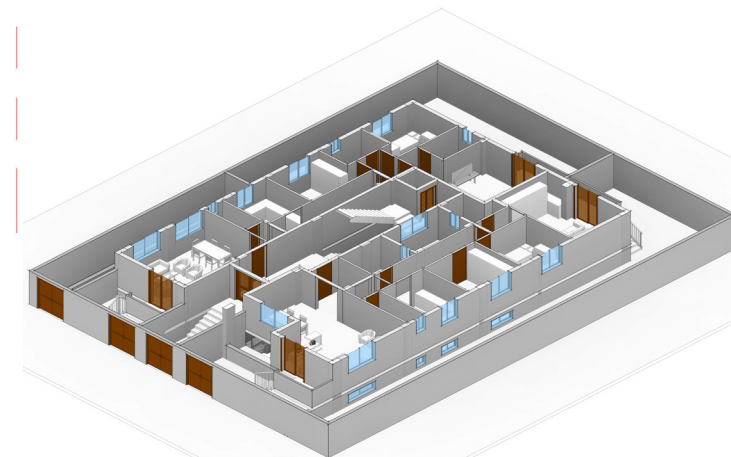


LAND AREA = 660M²

PERMIT AREA 50%
=330 M²

GROUND FLOOR-
FOOTPRINT AREA =
329.8 M²

SATIR & ENTERANCE=
53.00 M² =16.07%



FLAT(1) = 144.2 M² =43.72%
OPEN TERACCE =14.10 M²
GARDEN AREA = 130.90 M²
TOTAL AREA = 289.20 M²

FLAT(2) = 132.4 M² =40.14 %
OPEN TERACCE = 14.5M²
GARDEN AREA = 94.40 M²
TOTAL AREA = 241.30 M²

° studio
911-21 ZONE

GROUND FLOOR PLAN OP2



LAND AREA = 660M²

PERMIT AREA 50%
=330 M²

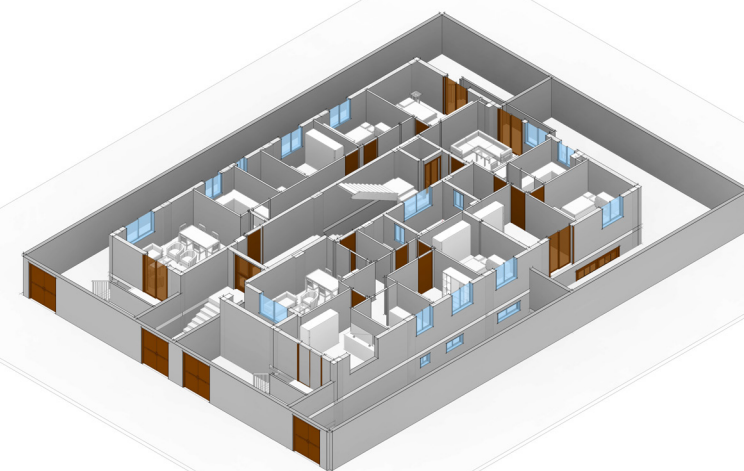
GROUND FLOOR-
FOOTPRINT AREA =
329.9 M²

SATIR = 51.7 M² =15.67

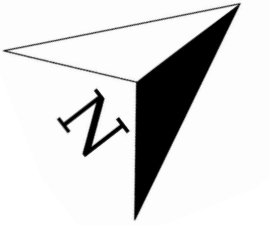
FLAT(1) = 97.00 M² =29.40%
OPEN TERACCE =7.10 M²
GARDEN AREA = 25.70 M²
TOTAL AREA = 129.80 M²

FLAT(2) = 107.70 M² =32.64%
OPEN TERACCE =14.40 M²
GARDEN AREA = 110.1M²
TOTAL AREA = 232.20 M²

FLAT(3) = 73.30 M² =22.22 %
OPEN TERACCE = 7.20 M²
GARDEN AREA = 80.10 M²
TOTAL AREA = 160.60 M²

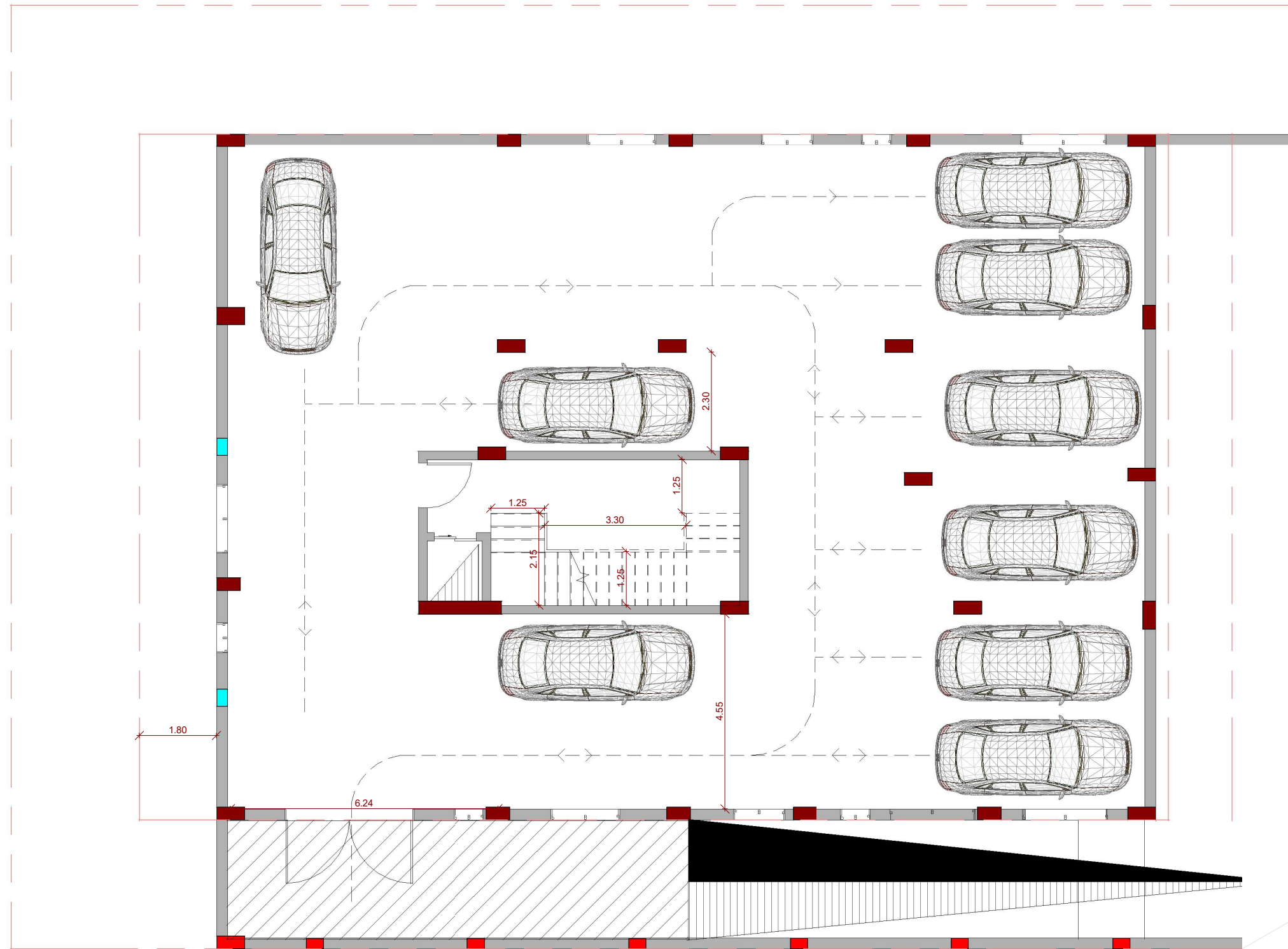


neighbor



neighbor

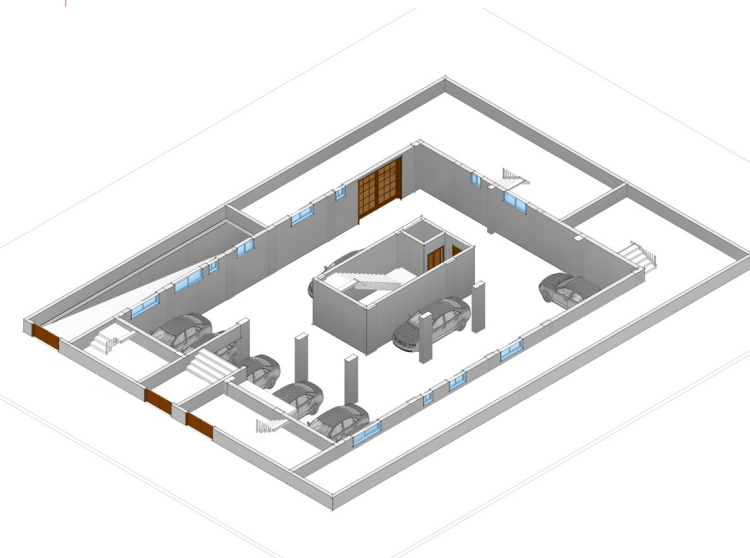
street



PARKING = 310 M²

SATIR = 27 M²

neighbor



neighbor

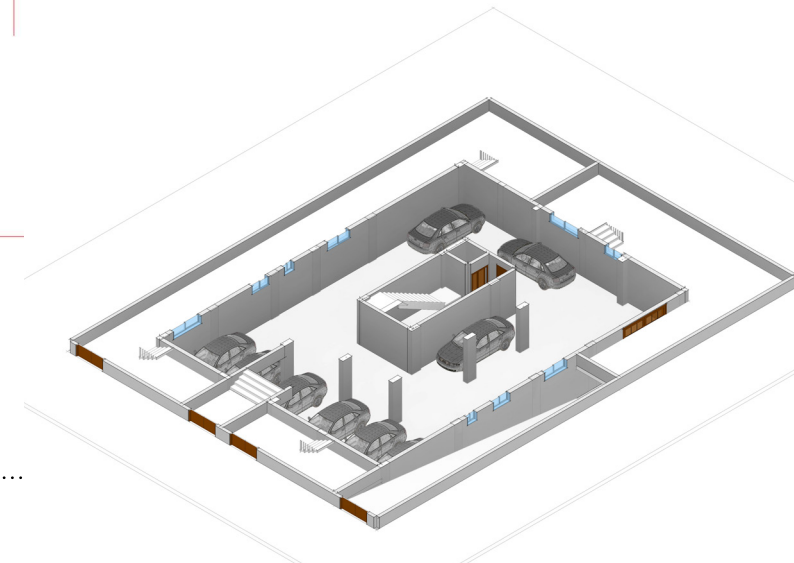
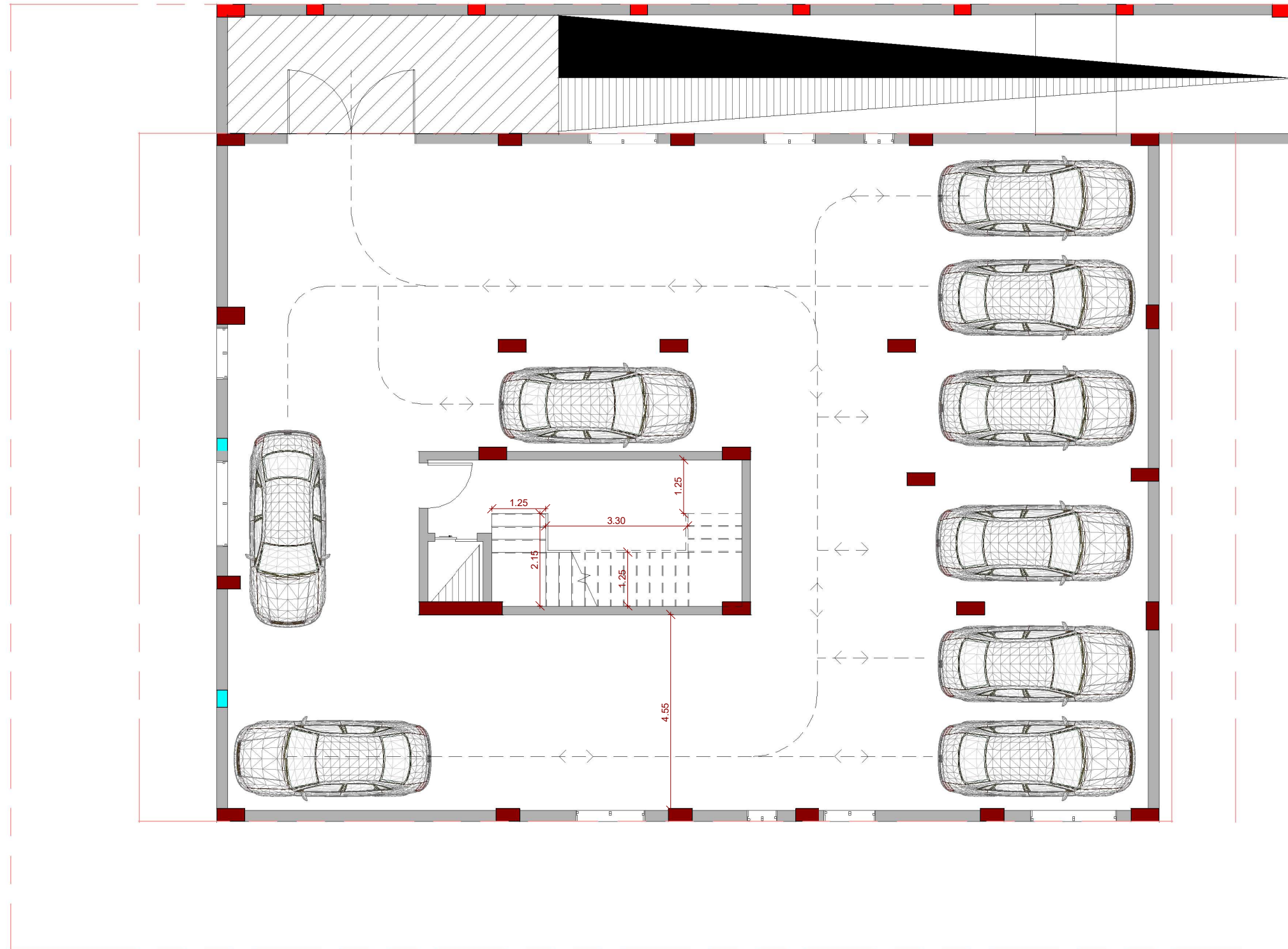
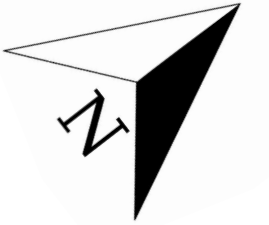
neighbor

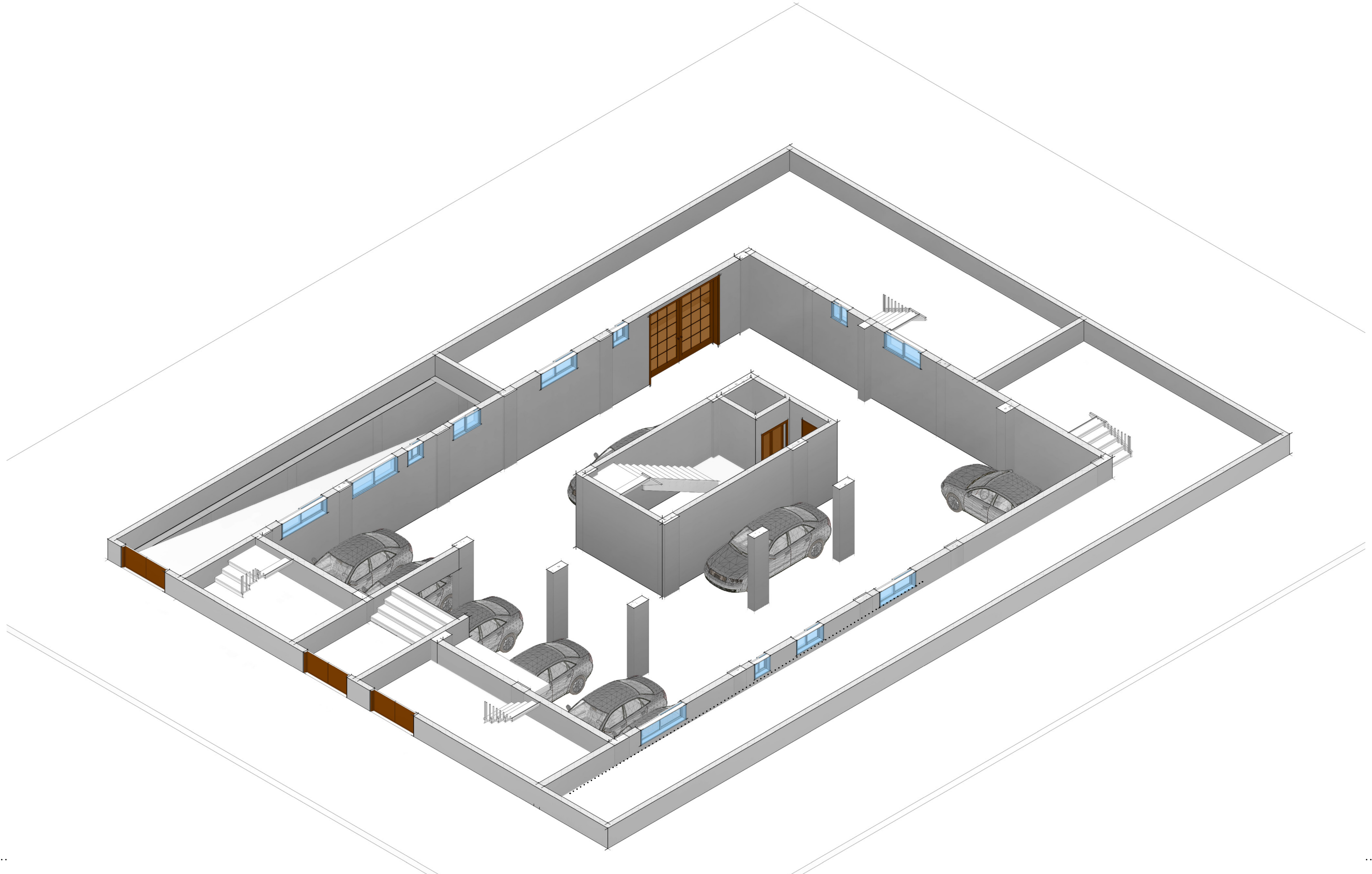
street

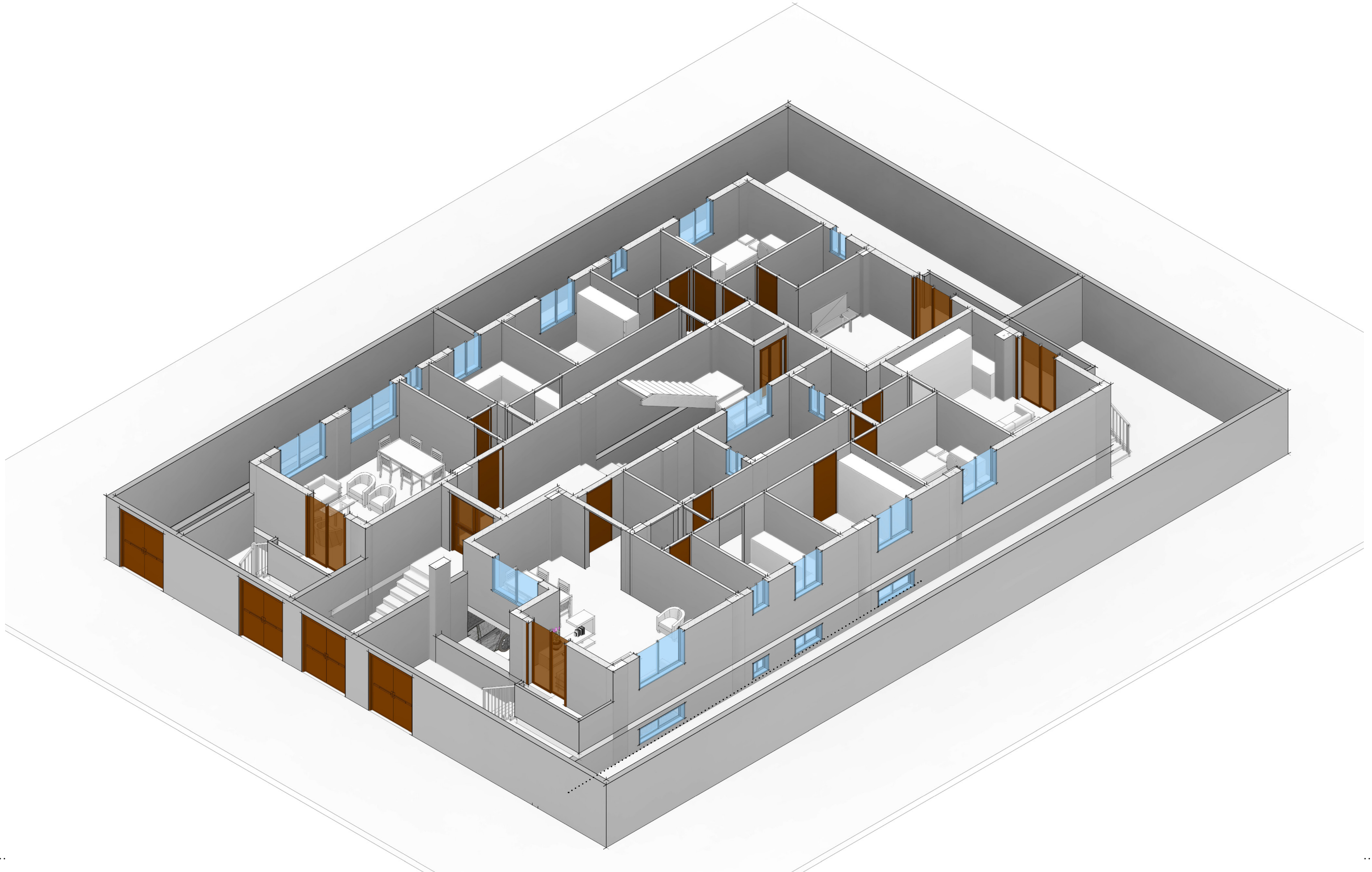
neighbor

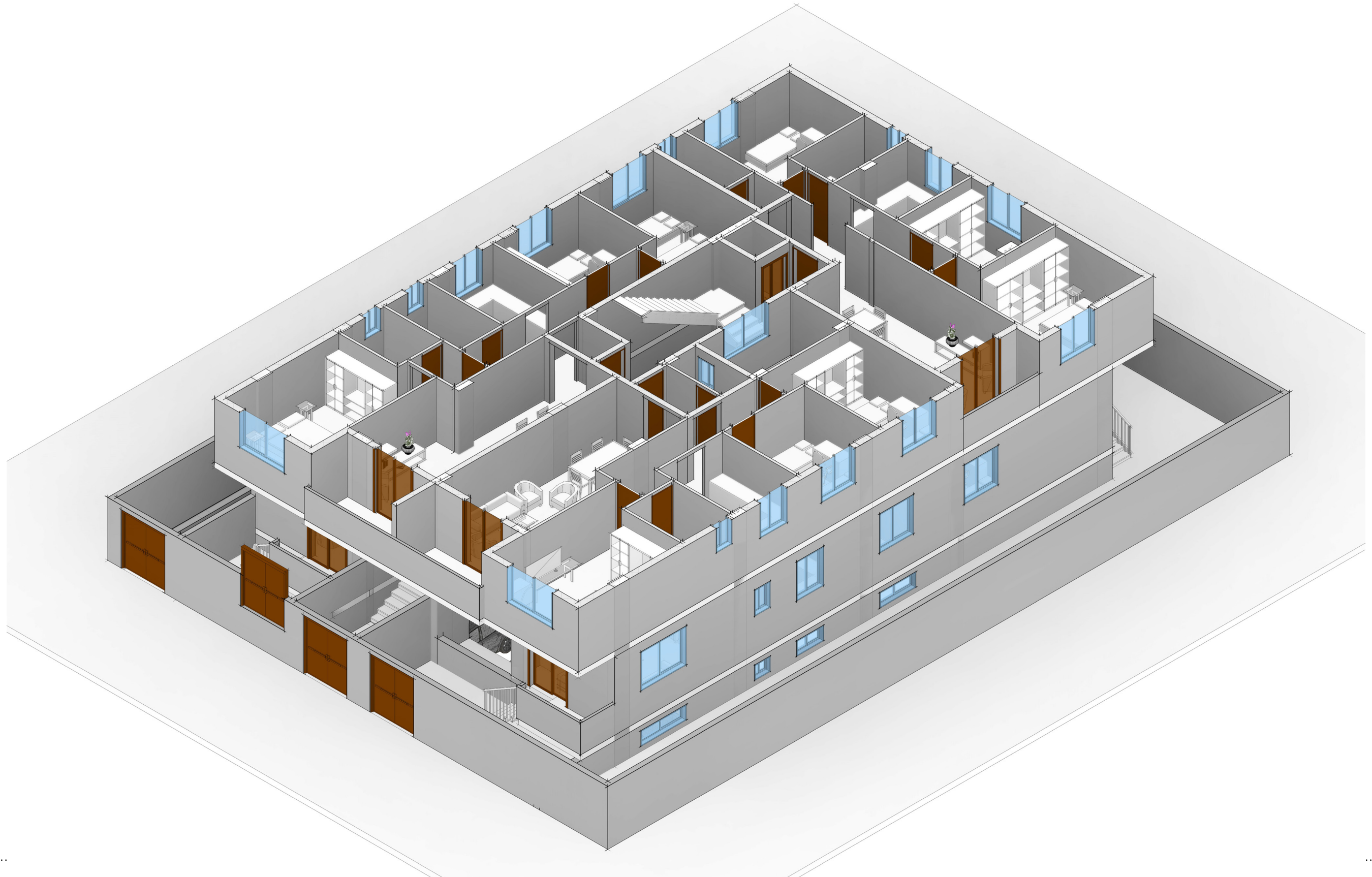
PARKING = 310 M²

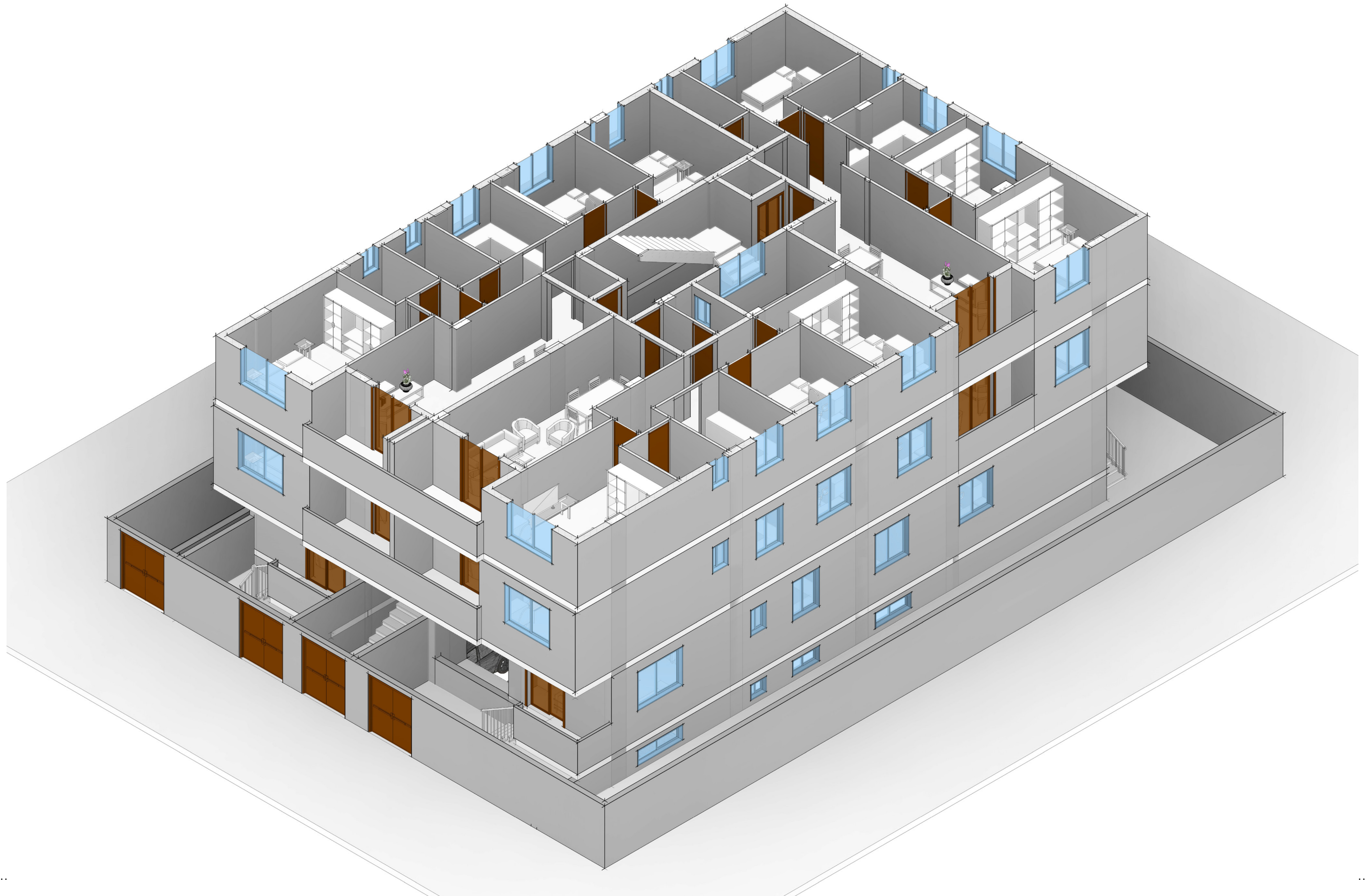
SATIR = 27 M²



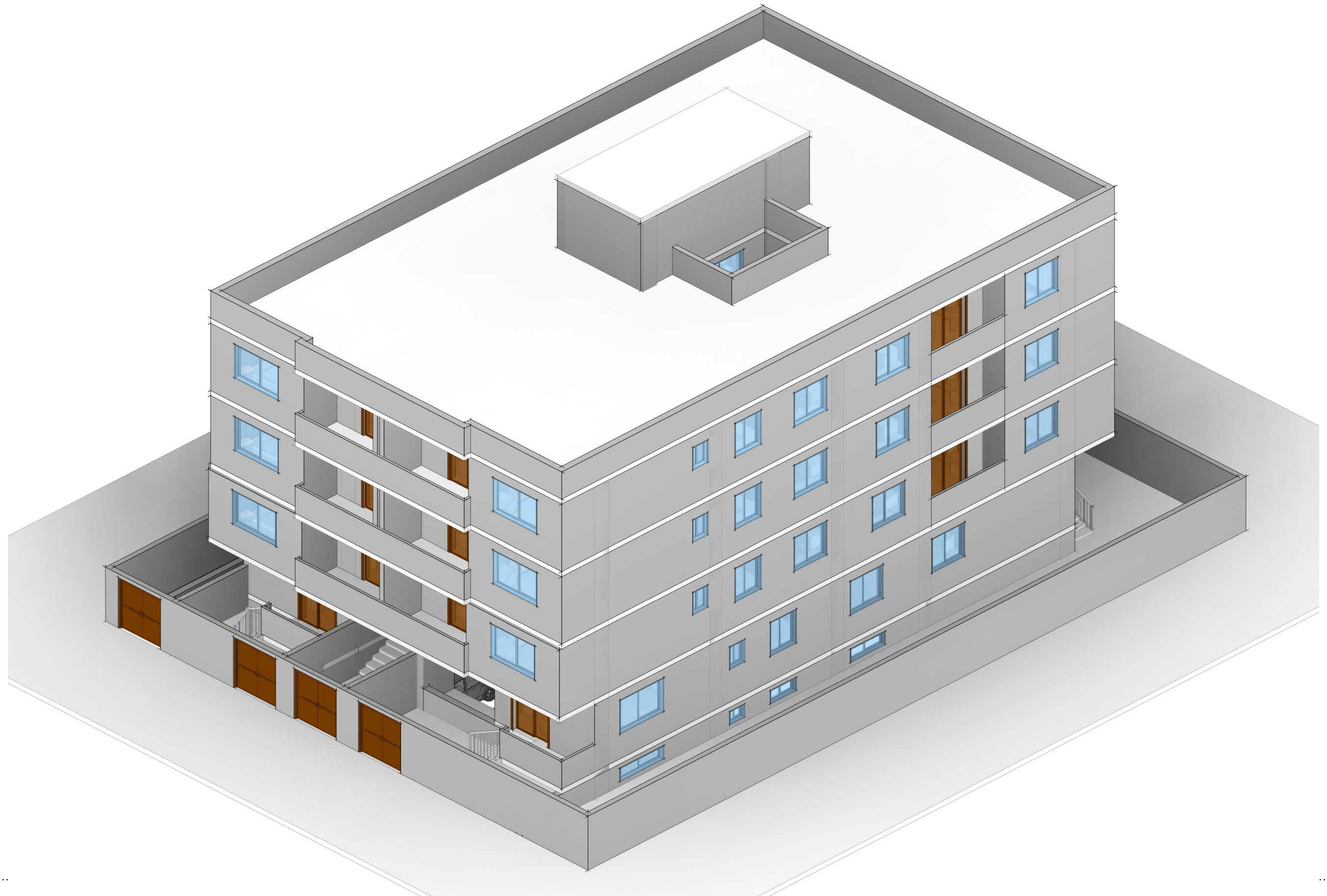












911-21 ZONE



ISSUED FOR PRESENTATION

11.09.2024