

COMMERCIAL PHOTOGRAPHIC SCHEDULE OF CONDITION



Prepared by



123 Sample Street
Sample City
Sampleshire
AB1 2CD

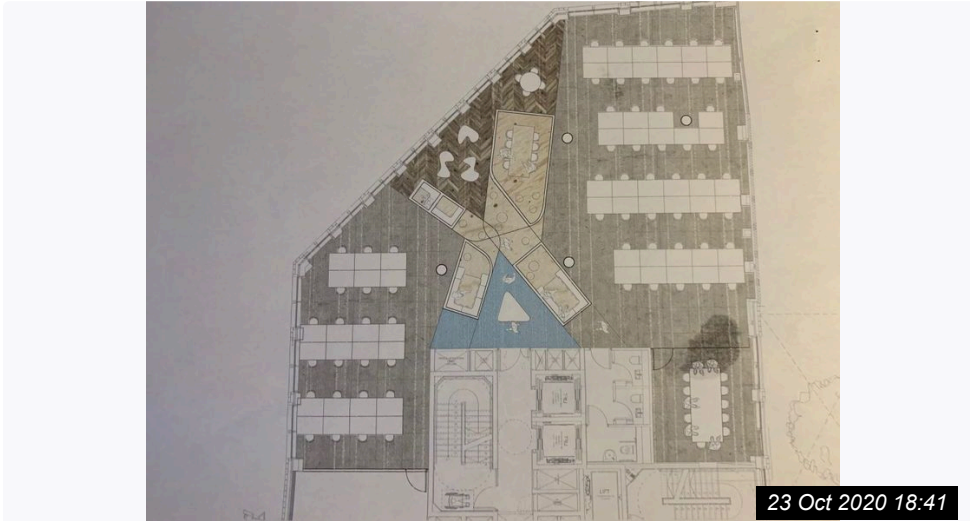
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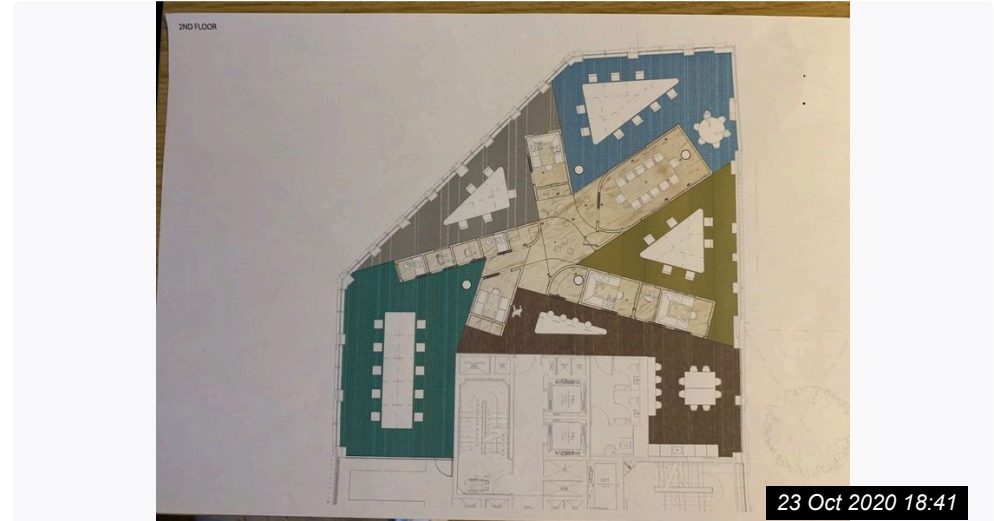
1. General Comments And Overview

Item	Description	Condition
1.1 Schedule Of Condition And Overview	Large imposing building over 6 floors (including basement) with terraces to 3rd/4th floors and secluded courtyard on lower level. Lifts, air conditioning and bike spaces. Floor plans attached to the photographic schedule of condition. At time of report it was noted some of the items currently in the building were to be removed by the current tenant with an approximate list attached (22 Stand up desk (on the 3rd & 4th floor)- 1 double desk/ 1 single on the 4th floor, a couple of freestanding desk cabinets potentially- around 25 office chairs (of the 50+ that are in the office)- some of of the furniture items on the 3rd & 4th floor Sofa armchairs, lamps, coffee tables - monitors - around 6-8 of of the plastic chairs (there are around 30+)- Kitchen equipment items & Cutlery (not any of the items that are fixed in)- Table tennis table, Consensus artwork, seating blocks on the ground floor 6-8 possibly (there's around 70 of these various sizes)- Laptops, mac office & conferencing eqt etc we will unplug and remove- There may be other smaller low value items as staff come in next week, nothing major. Will leave all the numerous TV's fixed on wall) The items shown per floor does not include what may still be removed and may have changed once removals have finished	

1. General Comments And Overview (Cont.)

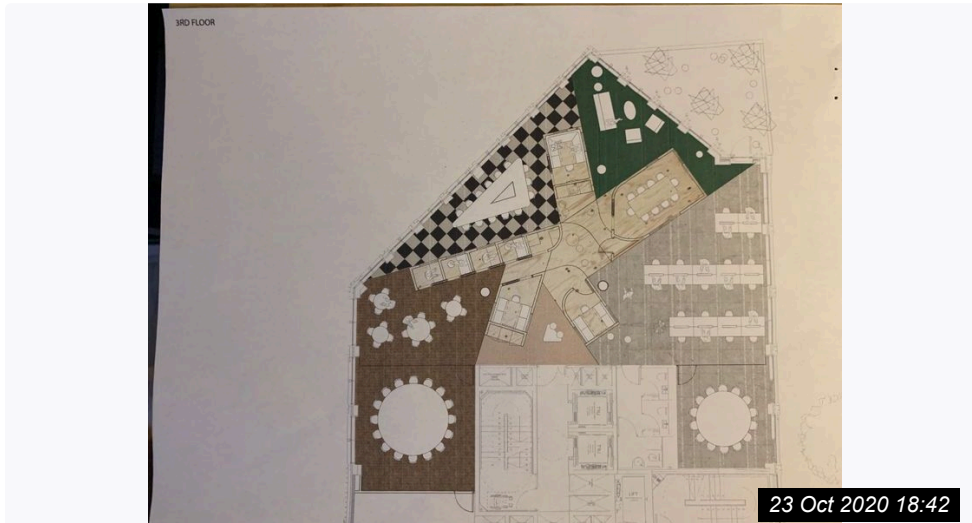


Ref #1 - Floor 1



Ref #1 - Floor 2

1. General Comments And Overview (Cont.)



Ref #1 - Floor 3



Ref #1 - Floor 4

2. Fourth Floor Office Space

Item	Description	Condition
2.1 Large Desk Area Grey Flooring	11x fixed height White Desks , white legs 8 x white adjustable desks 17 x white office chairs with grey seats white backs 3 x Grey wood effect chairs chairs	
2.2 Partition Area 4.1 To 4.4	1 x wood effect long partition with 5 separate sections with sliding doors , 4 with 2 x grey leather effect benches and wood effect and grey metal tables , 2 x wood effect desk shelf Grey wood effect dining chair Fitted wood effect shelving with double cupboard Housing Ricoh photocopier	
2.3 Asteroid Partition	LG tv to wall Wood effect desk grey legs 2 x grey leather effect seating bench's Yellow fabric and wood effect stool	
2.4 Mars Partition	LG tv to wall Wood effect oval board table 8 x grey wood effect dining chairs 1 x wood effect dining chair White board to wall 6 x Fitted wall and base cupboard	

2. Fourth Floor Office Space (Cont.)

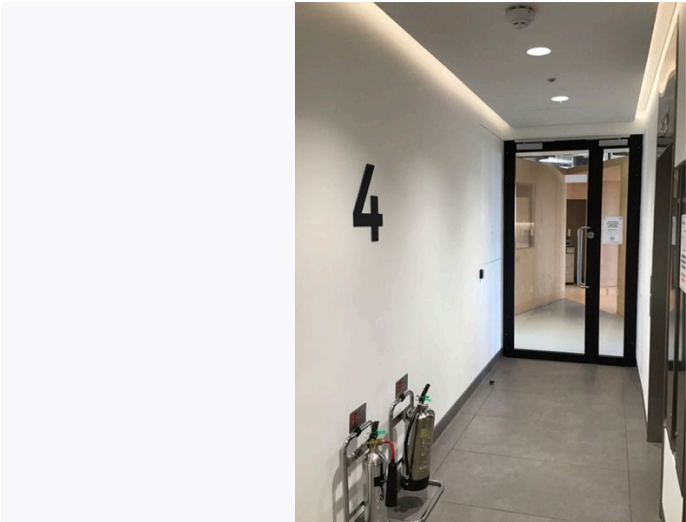
2.5 Middle Partition	Wood effect high table 4 x grey fabric seat stools with wood effect legs	
2.6 Seating Area Orange Carpet	7 x grey modular seating 1 x Yellow fabric arm chair wooden legs Grey fabric 2 seater sofa with wooden legs Yellow leather cube stool Wood effect tripod light with white shade Hitachi tv on metal stand 2 x black ring and glass coffee tables Black gas lamp with white shade 4 x scatter cushions	
2.7 Kitchen Area	1 x wall and base unit housing Lamona fridge 4 x grey base unit drawers 1 x grey base unit housing Lamona dishwasher 4 x grey base units 4 x grey floating shelves Wood effect drinks trolley on wheels Wood bottle rack Russel Hobbs microwave	
2.8 Large Desk Area Brown Flooring	18 x dark wood effect fixed desks , black legs 16 x black office chairs , black seat pads , black backs 1 x Black wood effect dining chair 2 x white boards	

2. Fourth Floor Office Space (Cont.)

2.9 Large Walk In Cupboard

4 x white fitted wardrobes/cupboards with chrome handles
Grey 2 seater fabric sofa
Various printers and office stationary
Black metal stacking shelf unit

Lots of equipment left in room;
Door handle on cupboard is broken



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2. Fourth Floor Office Space (Cont.)



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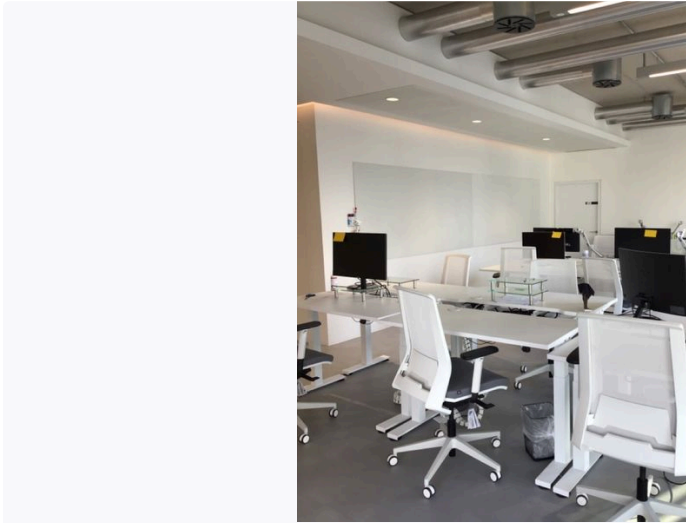
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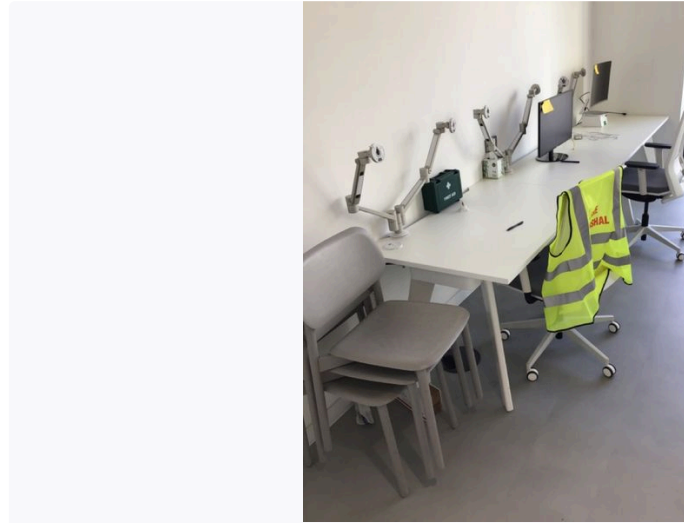
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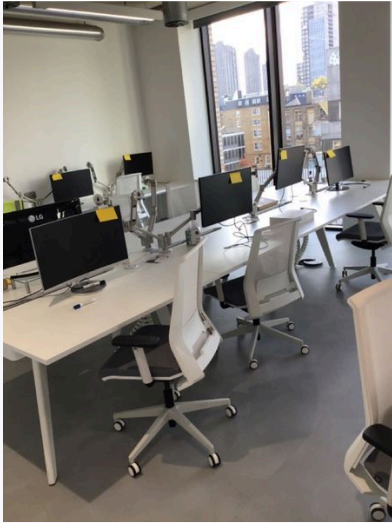
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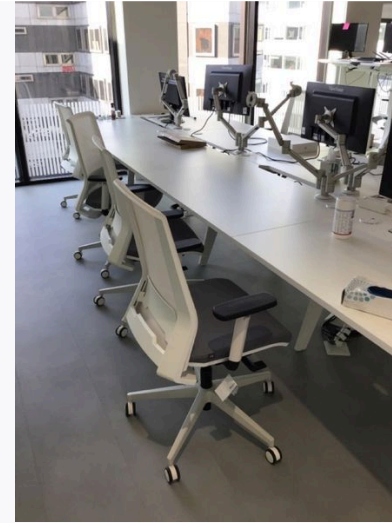
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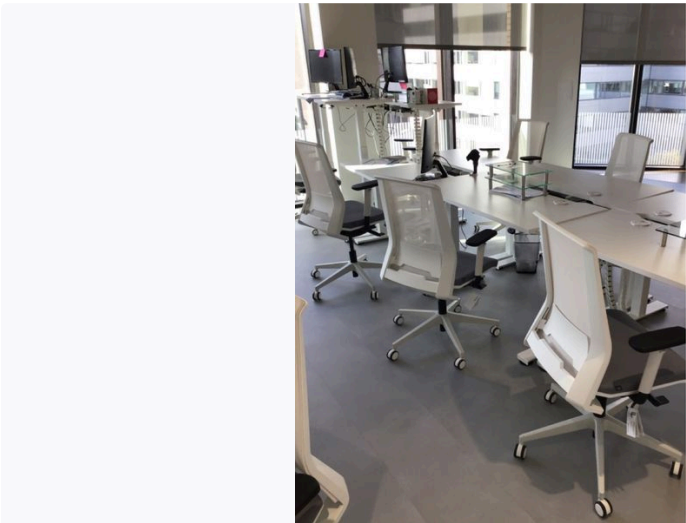
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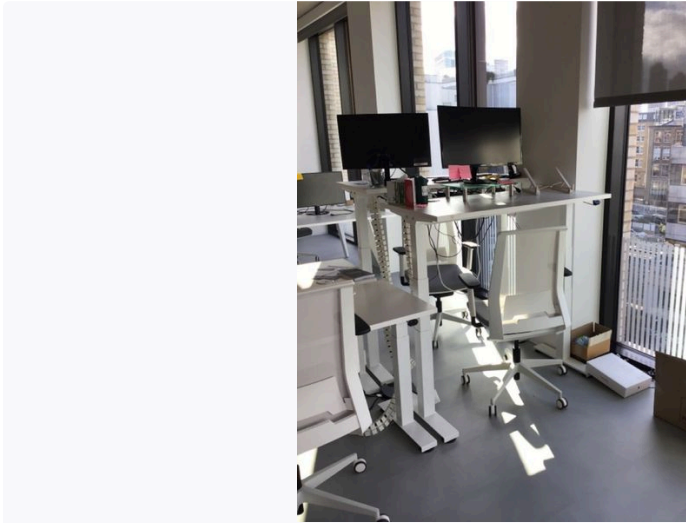
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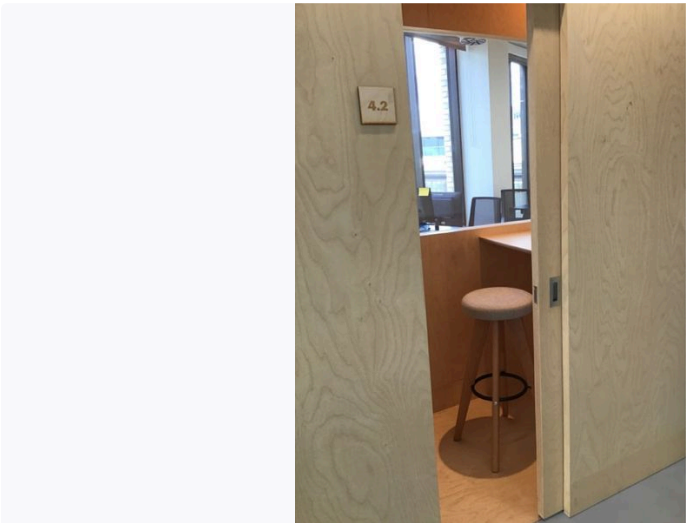
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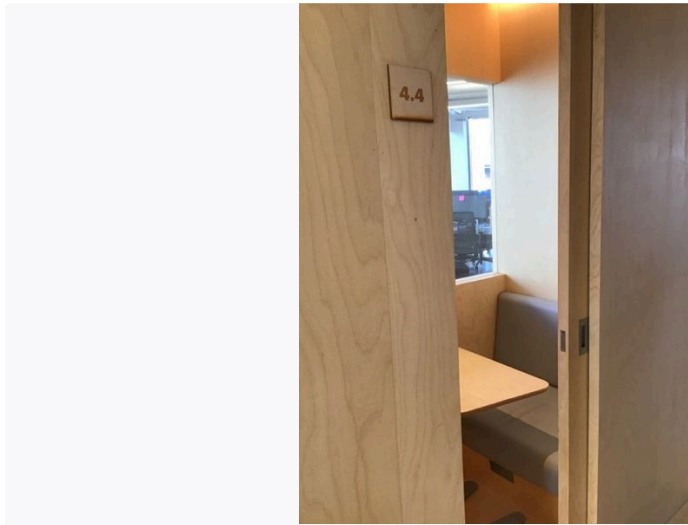
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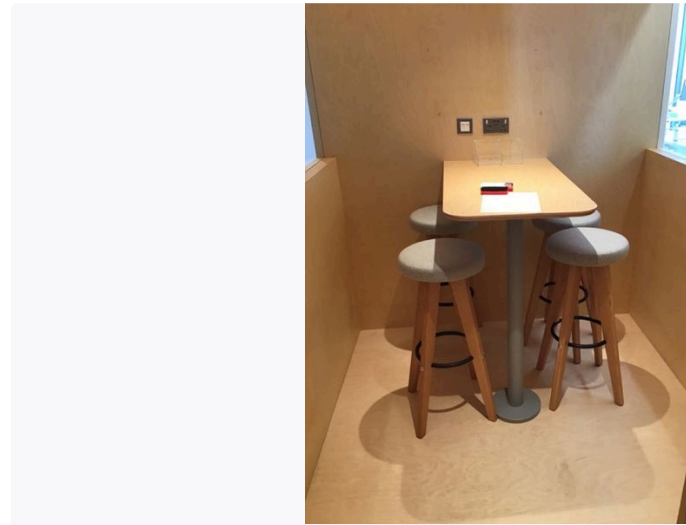
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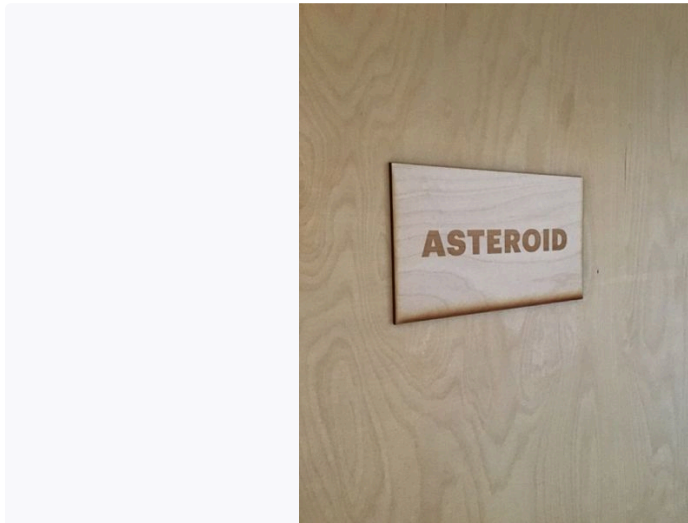
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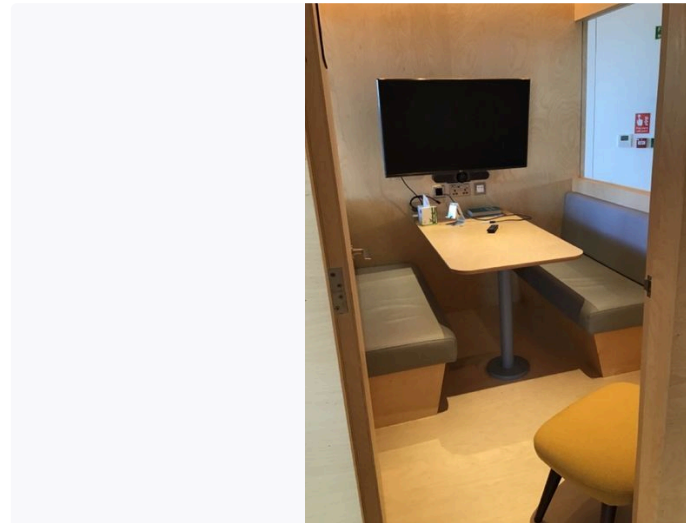
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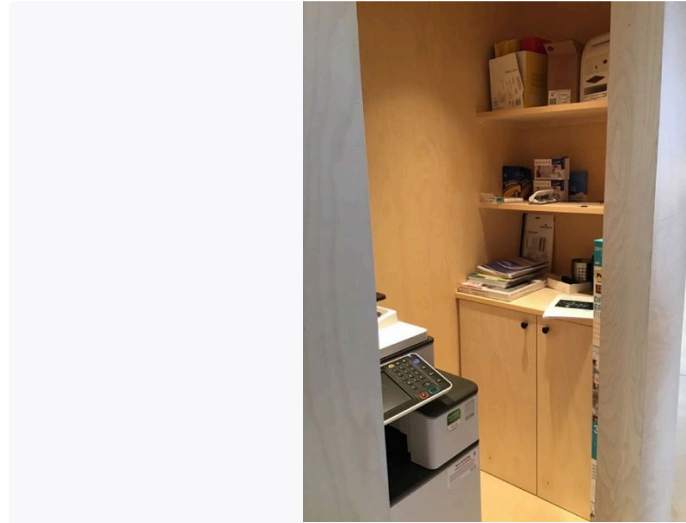
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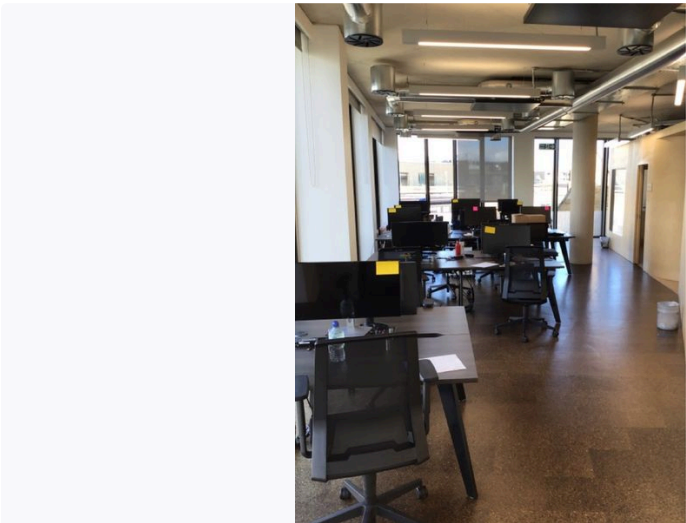
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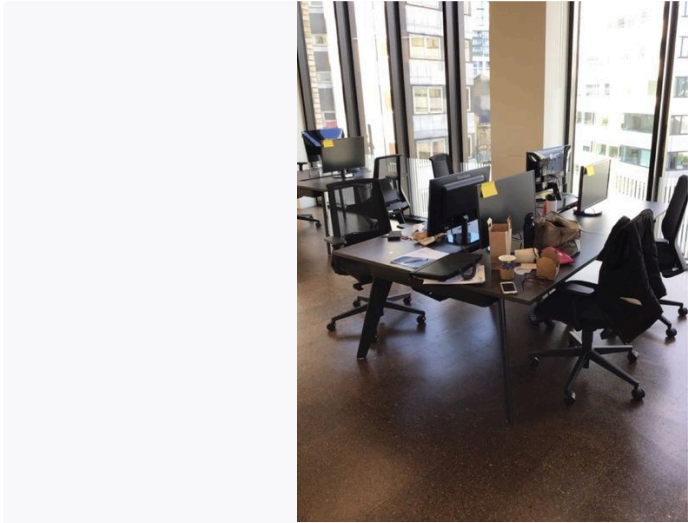
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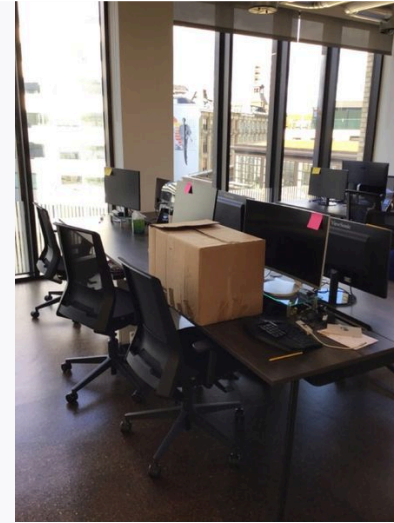
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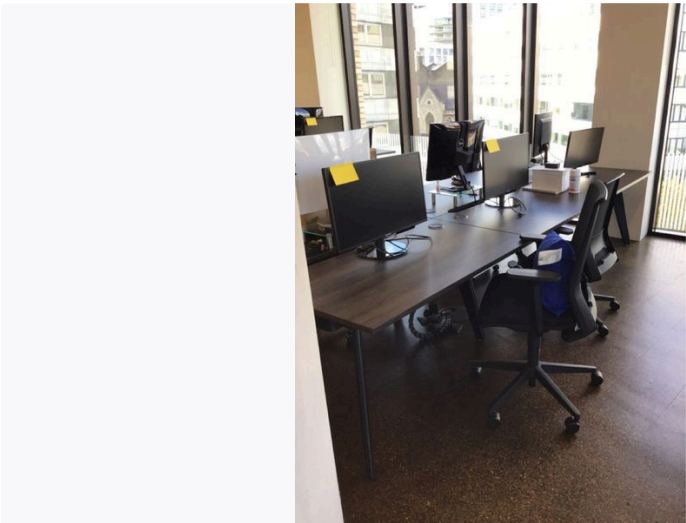
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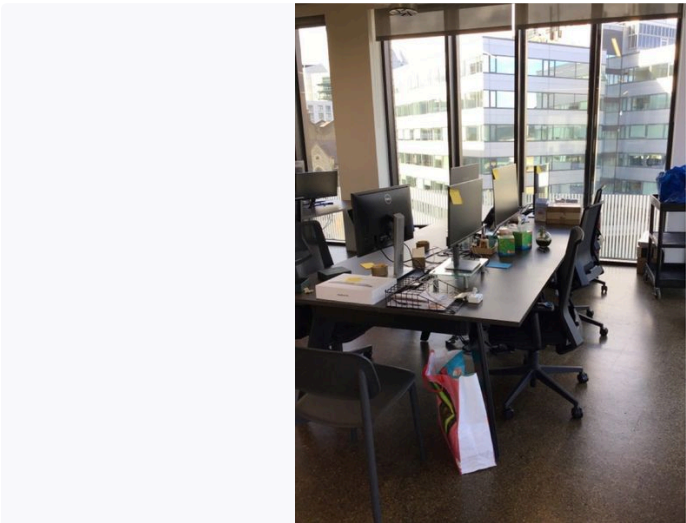
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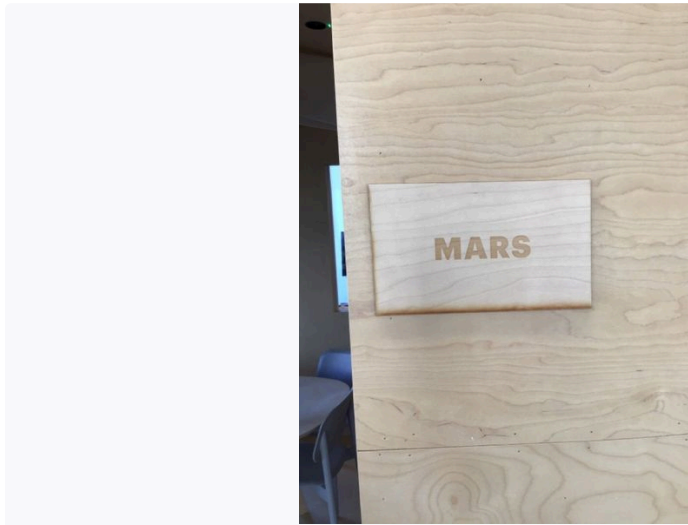
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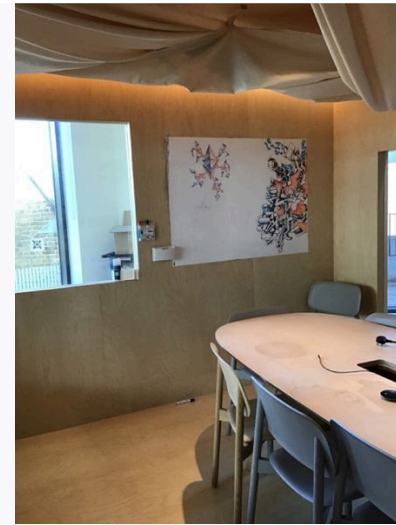
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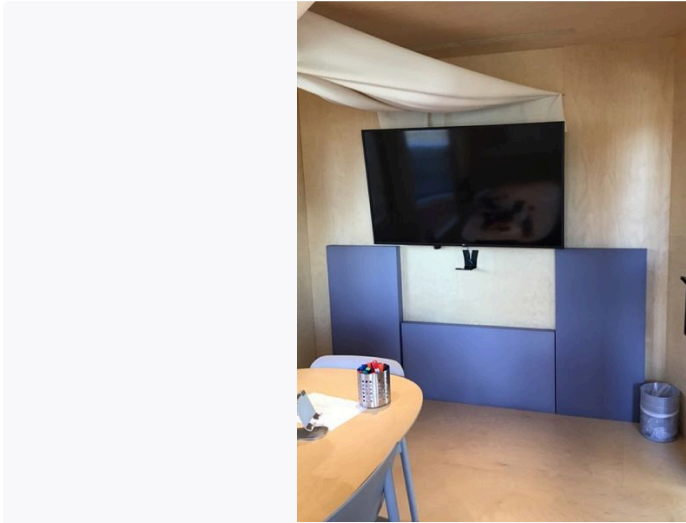
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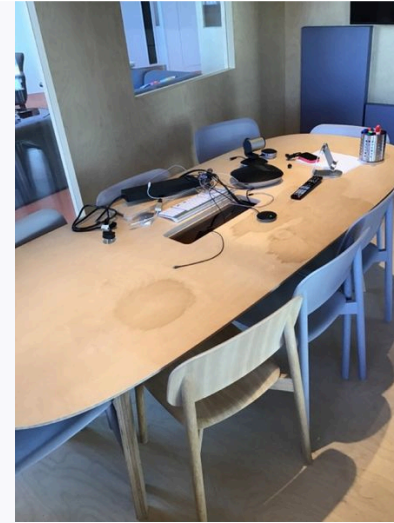
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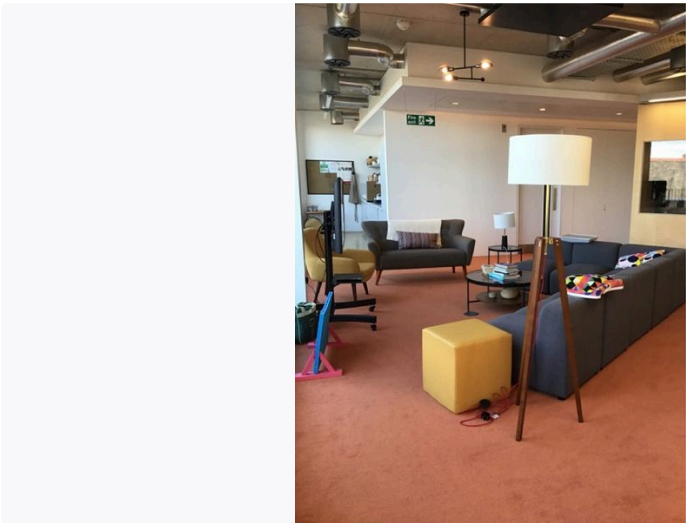
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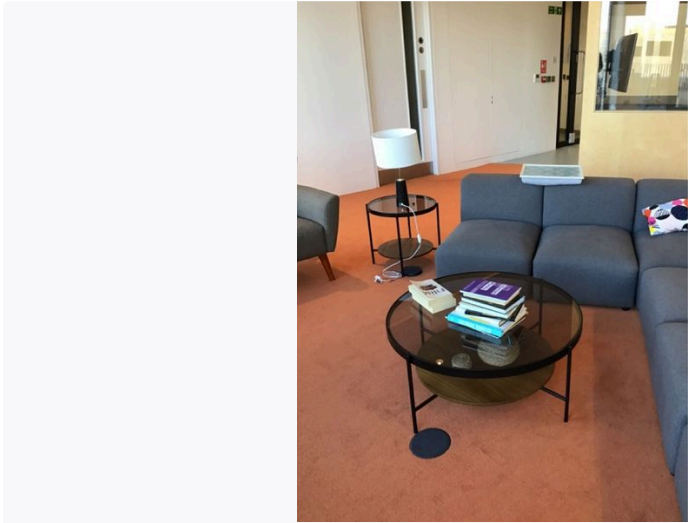
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2. Fourth Floor Office Space (Cont.)



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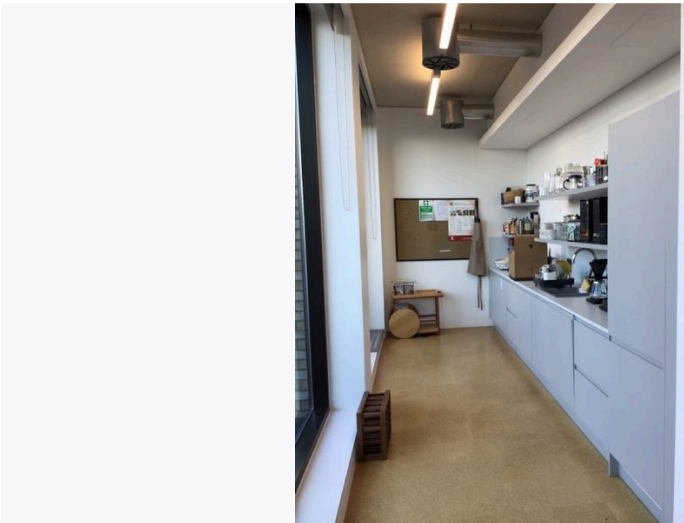
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2. Fourth Floor Office Space (Cont.)



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2. Fourth Floor Office Space (Cont.)



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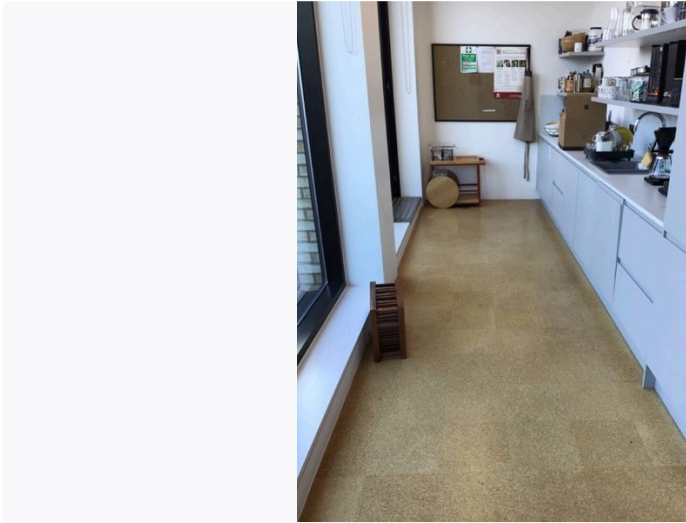
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Date: 22 October 2020

2. Fourth Floor Office Space (Cont.)



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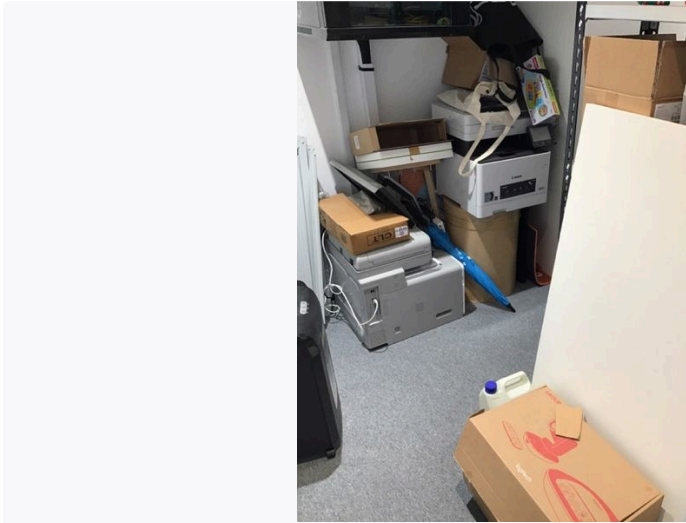
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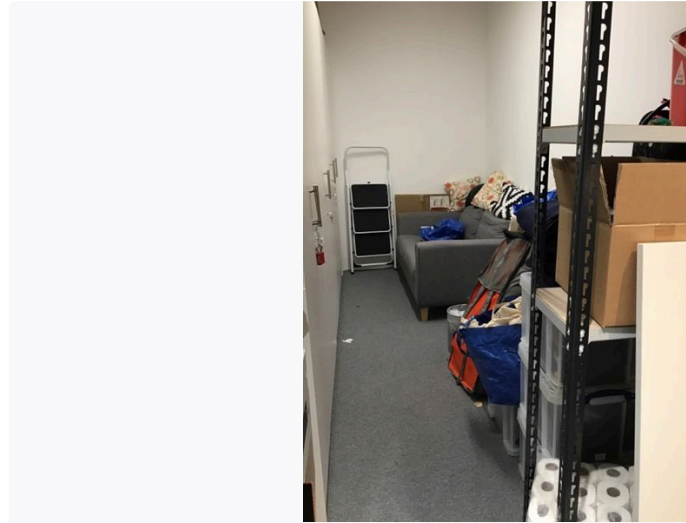
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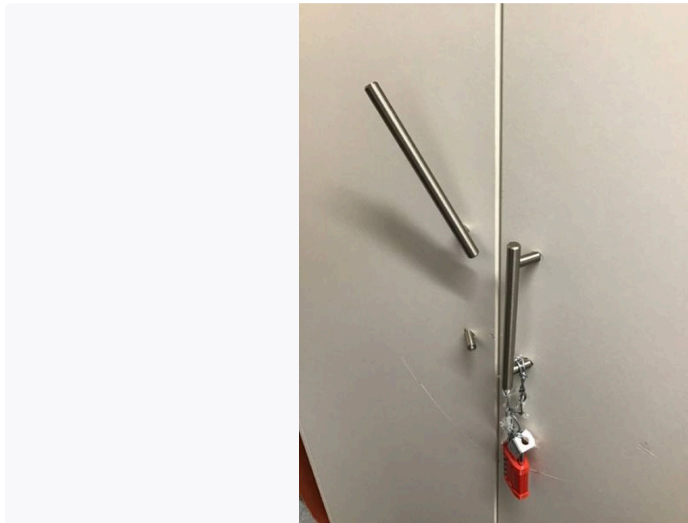
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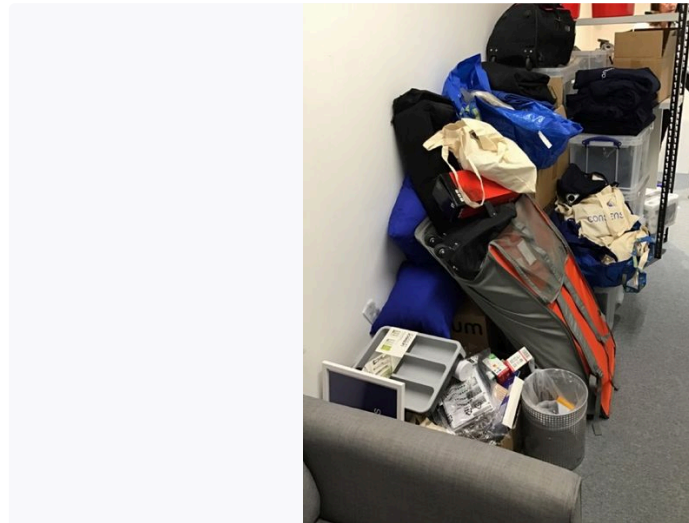
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2. Fourth Floor Office Space (Cont.)



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Ref #2

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2. Fourth Floor Office Space (Cont.)



Ref #2

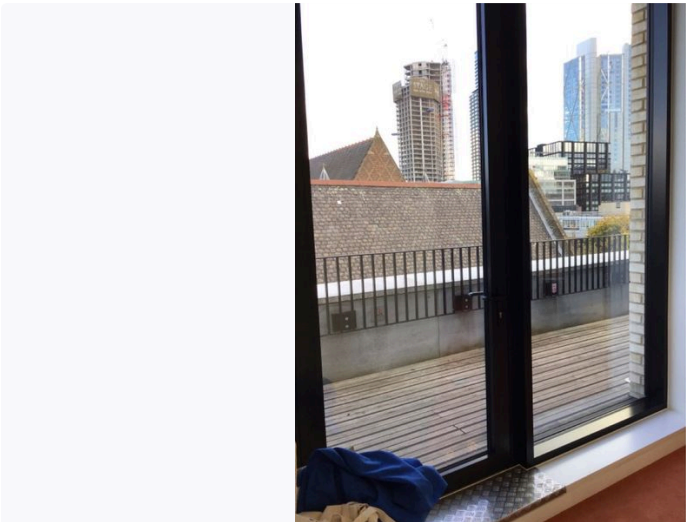
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Tenant initials:

Date: 22 October 2020

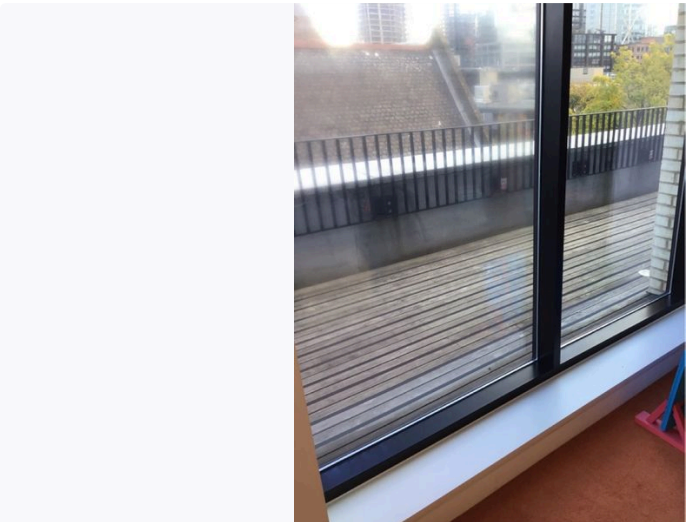
3. Fourth Floor Terrace

Item	Description	Condition
3.1 Terrace/Open Space	Decked terrace, metal ballustrading and integrated chrome lighting; 6 x wood stools	All appears in good clean condition but weathered, no full access as both doors locked; Weathered from external use



Ref #3

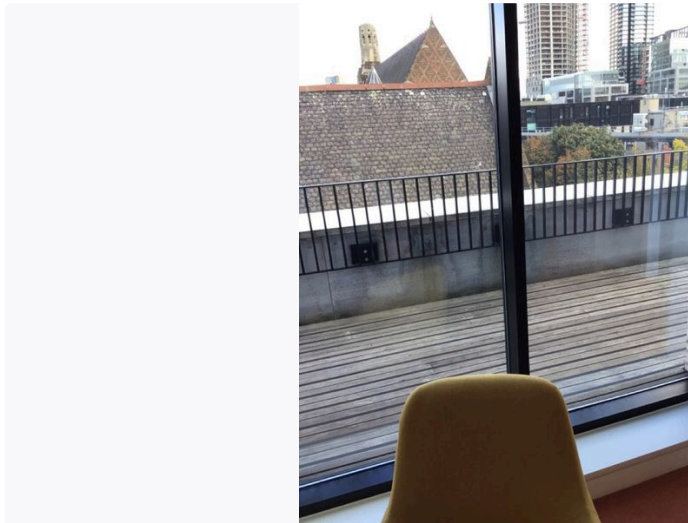
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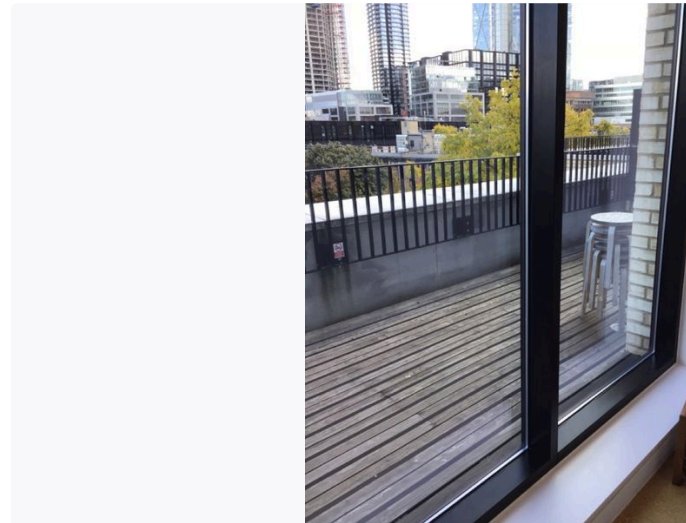
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3. Fourth Floor Terrace (Cont.)



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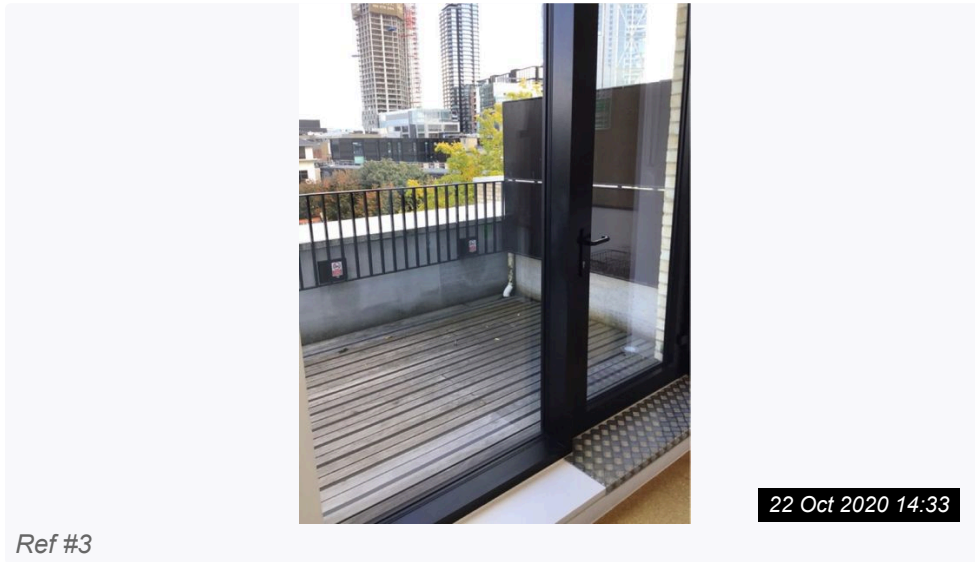
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Ref #3

22 Oct 2020 14:33

3. Fourth Floor Terrace (Cont.)



4. Fourth Floor Toilets

Item	Description	Condition
4.1 Overall View	3 x cistern concealed white toilets 3 x white wall hung basins, black fittings 3 x Xerator hand drier 3 x Black toilet roll holders Chrome hand rails to disabled toilet , chrome taps and fittings Mirrors to wall with concealed lighting	All appears in good domestically clean condition but the black plug is missing to the 2nd from left wash basin toilet as you enter through main door



Ref #4

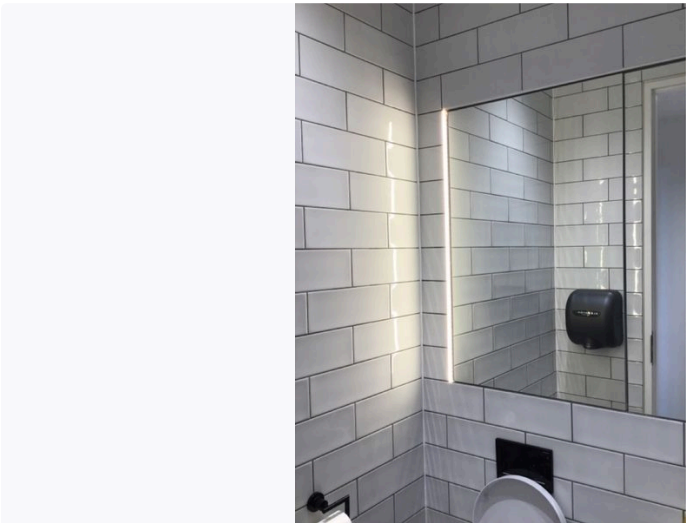
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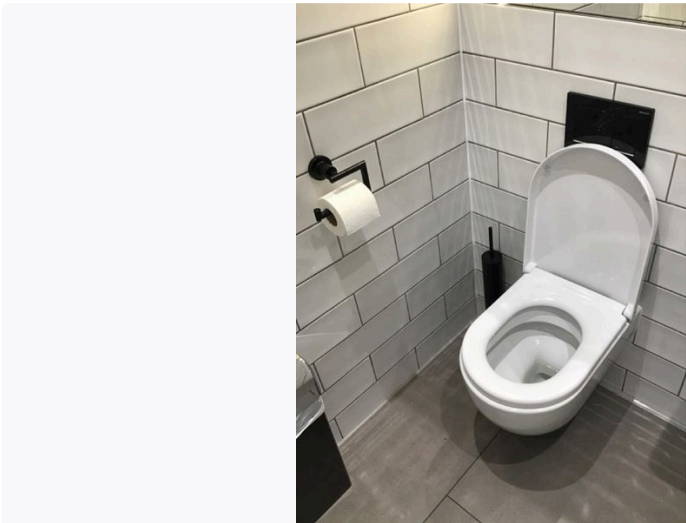
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4. Fourth Floor Toilets (Cont.)



Ref #4



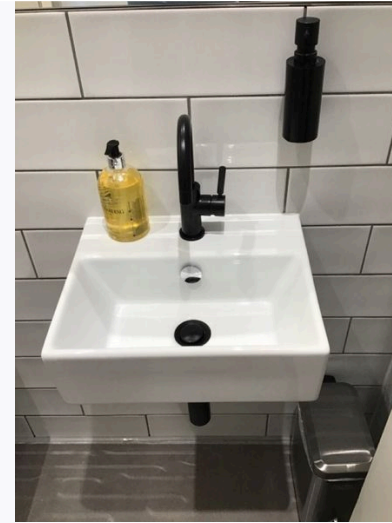
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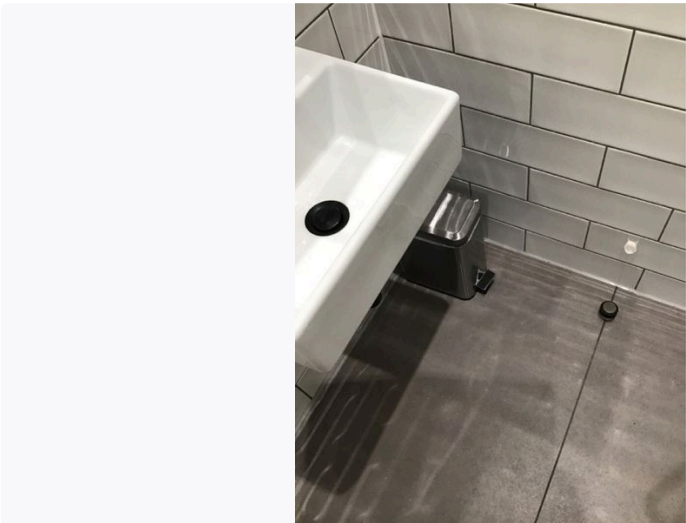
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4. Fourth Floor Toilets (Cont.)



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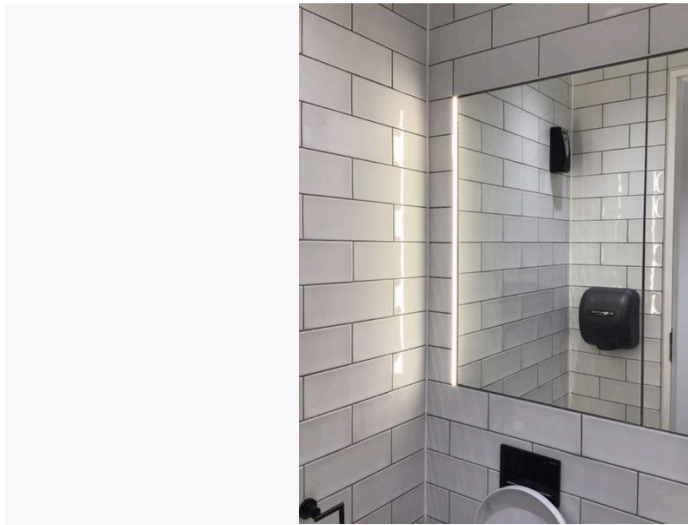
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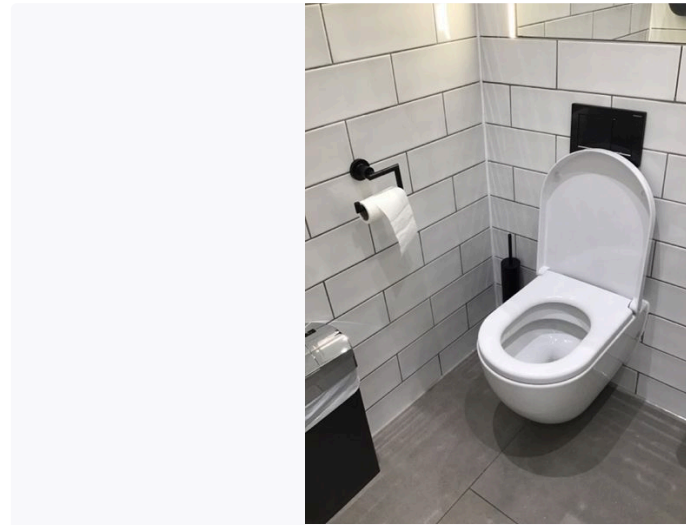
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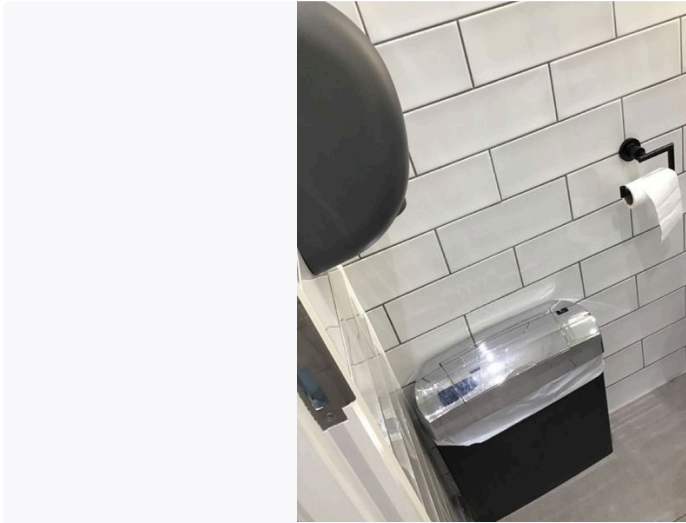
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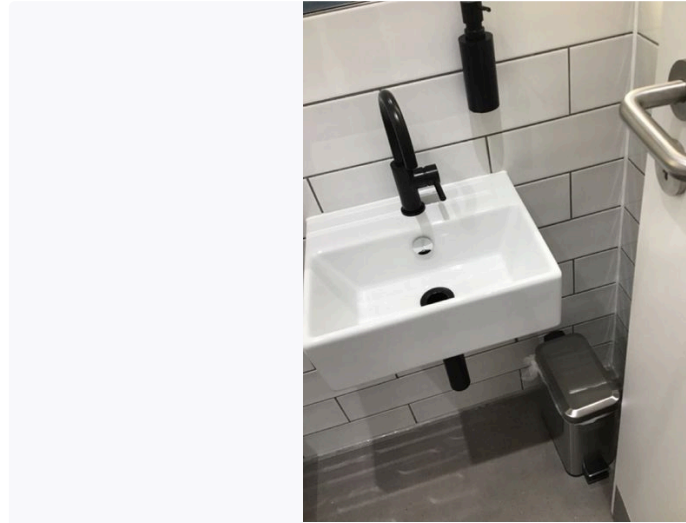
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4. Fourth Floor Toilets (Cont.)



Ref #4

22 Oct 2020 14:37



Ref #4

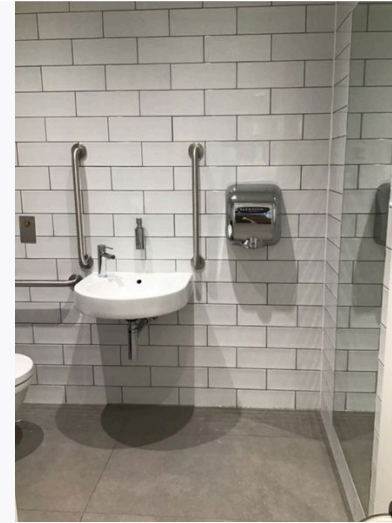
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4. Fourth Floor Toilets (Cont.)



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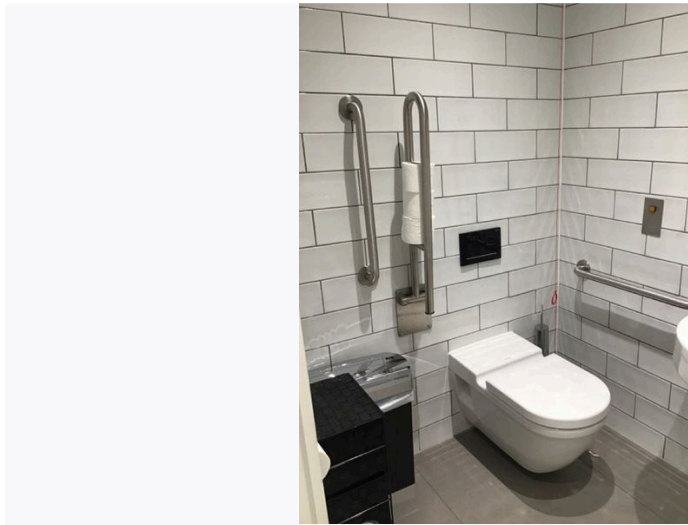
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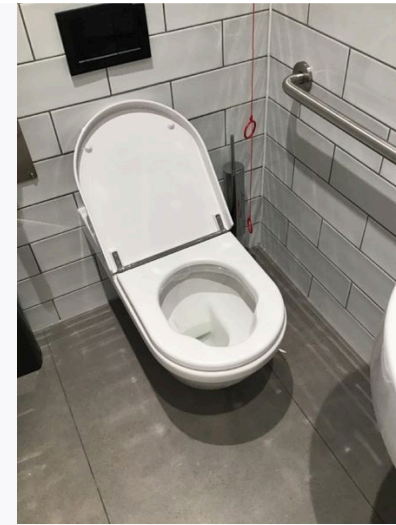
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4. Fourth Floor Toilets (Cont.)



Ref #4

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Ref #4

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4. Fourth Floor Toilets (Cont.)



Ref #4

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Ref #4

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5. Third Floor Office Space

Item	Description	Condition
5.1 Main Conference Area Brown Floor	2 x LG tv to wall 5 x grey wood effect dining chairs 3 x red wood effect dining chairs 3 x green wood effect dining chairs 3 x brown wood effect dining chairs 2 x black wood effect dining chairs 4 x modular wood effect desks with wooden legs Wood bifold doors with glass panels	Bifold doors appear stuck in the folded back position
5.2 Seating Area Brown Floor	3 x round wood tables 4 x red wood chairs 2 x grey wood chairs 4 x wood chairs	
5.3 Long Partition 4 X Sliding Doors 4 X Sections	1) 1 x grey leather effect benches 1 x wood table with grey legs 2) 1 x grey table with grey legs 1 x grey leather effect benches 3) 1 x wood desk Grey seat fabric stool wood legs 4) Wood chair 3 x Wood shelves Wood cupboard with black knobs	
5.4 Middle Partition 1	Wood high desk 4 x grey fabric stools with wood legs	

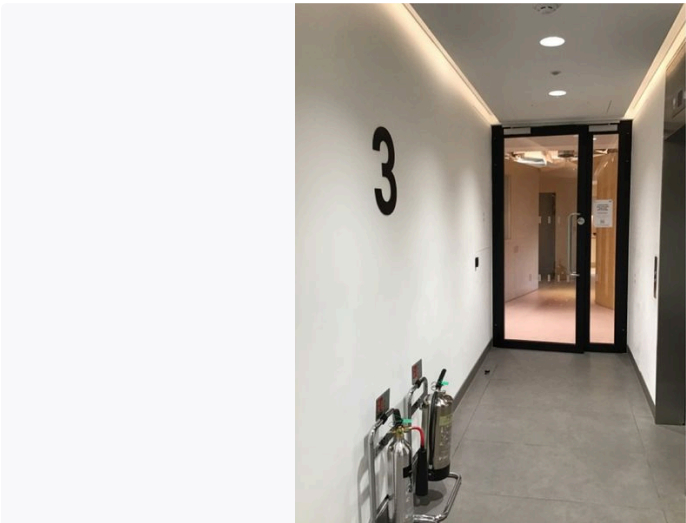
5. Third Floor Office Space (Cont.)

5.5 Middle Partition 2	Wood desk 2 x grey leather benches, grey leg	
5.6 Board Room Partition	LG tv to wall Oval wood table 5 x grey wood effect chairs	
5.7 Further Partition Area	Wood table grey legs 3 x grey leather effect benches LG tv to wall 6 x wood cupboards, 3 wall and 3 base integrated sink	
5.8 Open Area With Black/White Flooring	White modular desk, 5 sections 10 x brown leather effect chairs with chrome legs	
5.9 Seating Area Green Carpet	Green velvet 3 seater sofa Green velvet comfy chair Yellow velvet arm chair Yellow velvet foot stool Oval wood effect coffee table wood legs Electric Roland piano with black stool Brass effect arched standard lamp with white shade 6 x scatter cushions Wood drinks trolley	

5. Third Floor Office Space (Cont.)

5.10 Desk Area Grey Flooring	4 x white adjustable desks 8 x white fixed desks 22 x white office chairs , grey seat pads, white backs White board to wall	
5.11 Glass Partition Boardroom Grey Carpet	2 x LG TVs to wall 12 x grey fabric office chairs chrome legs 4 x white modular desks to form round table White board to wall	
5.12 Large Walk In Cupboard	4 x white fitted wardrobes/cupboards Blue fabric 2 x seater sofa Matzo stacking shelf unit	

5. Third Floor Office Space (Cont.)



Ref #5

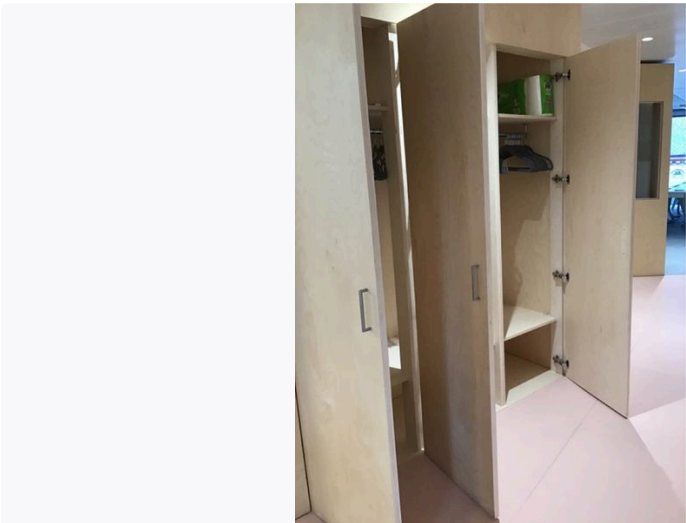
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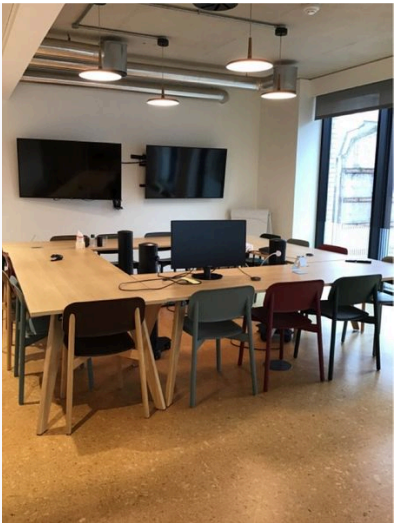
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5. Third Floor Office Space (Cont.)



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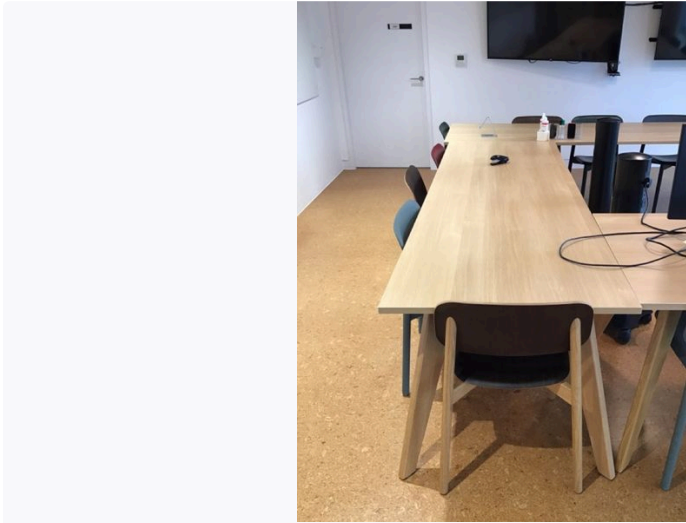
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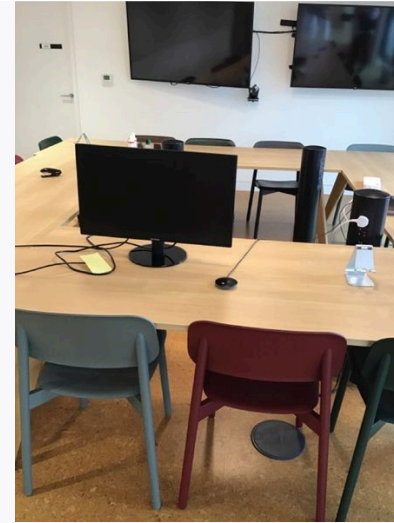
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5. Third Floor Office Space (Cont.)



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5. Third Floor Office Space (Cont.)



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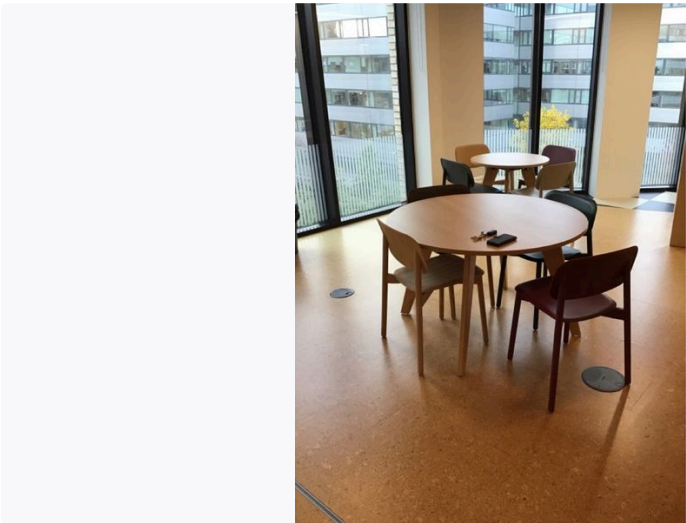
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5. Third Floor Office Space (Cont.)



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5. Third Floor Office Space (Cont.)



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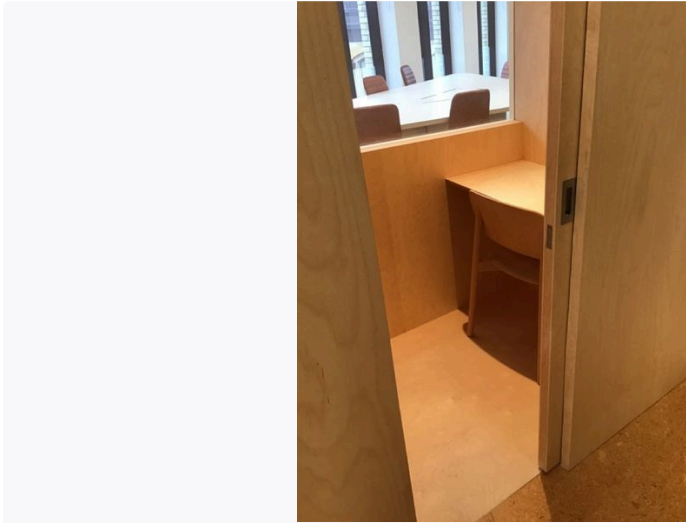
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5. Third Floor Office Space (Cont.)



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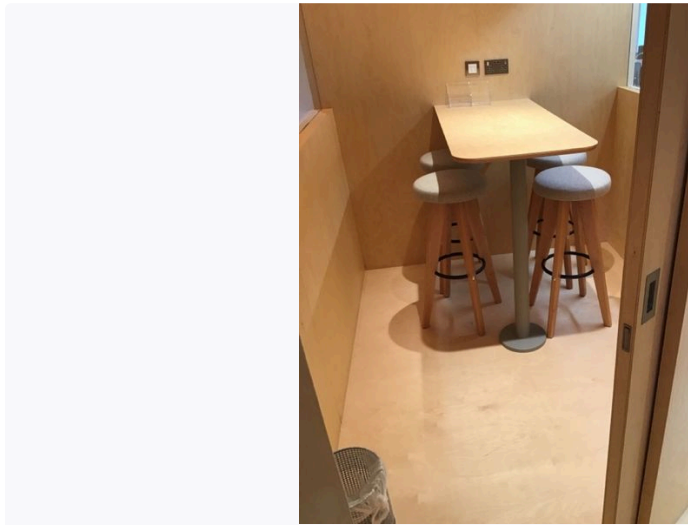
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Ref #5

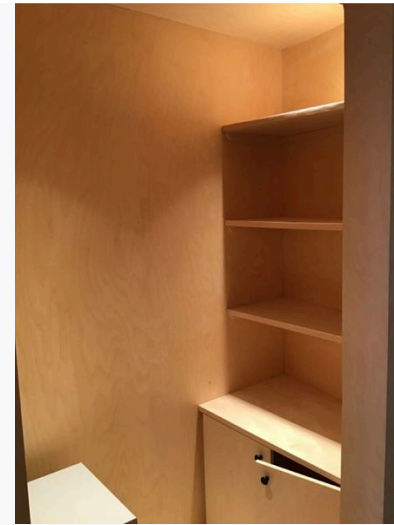
22 Oct 2020 14:49

5. Third Floor Office Space (Cont.)



Ref #5

22 Oct 2020 14:49



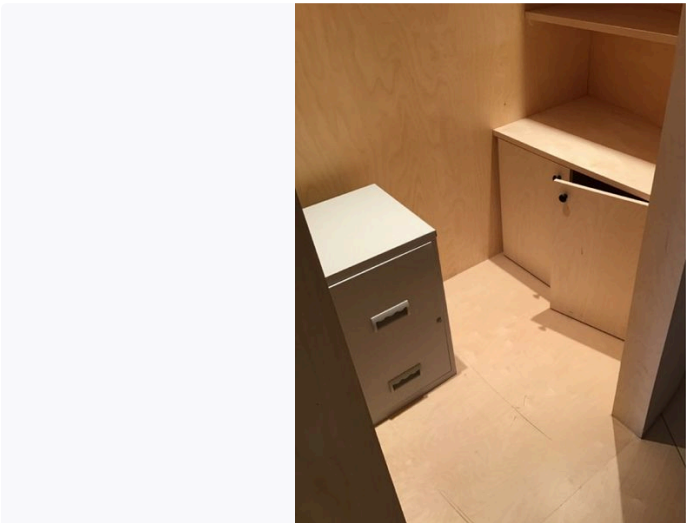
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22 Oct 2020 14:50

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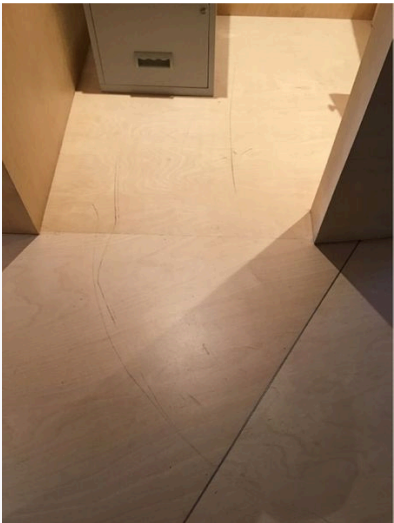
Date: 22 October 2020

5. Third Floor Office Space (Cont.)



Ref #5

22 Oct 2020 14:50



Ref #5

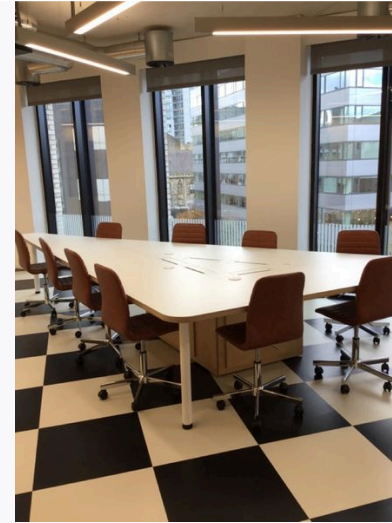
22 Oct 2020 14:50

5. Third Floor Office Space (Cont.)



Ref #5

22 Oct 2020 14:50



Ref #5

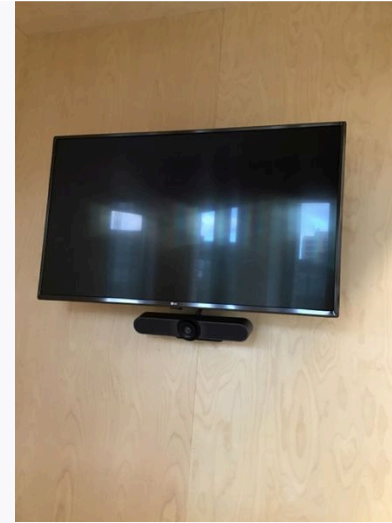
22 Oct 2020 14:50

5. Third Floor Office Space (Cont.)



Ref #5

22 Oct 2020 14:51



Ref #5

22 Oct 2020 14:51

5. Third Floor Office Space (Cont.)



Ref #5

22 Oct 2020 14:51



Ref #5

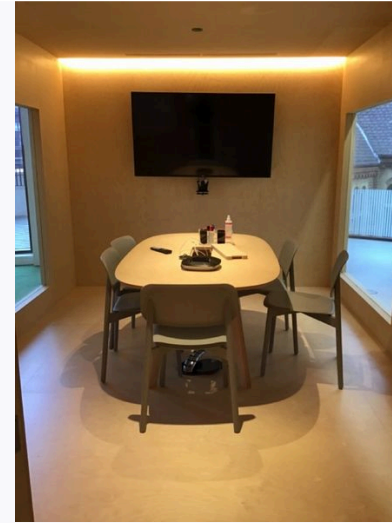
22 Oct 2020 14:52

5. Third Floor Office Space (Cont.)



Ref #5

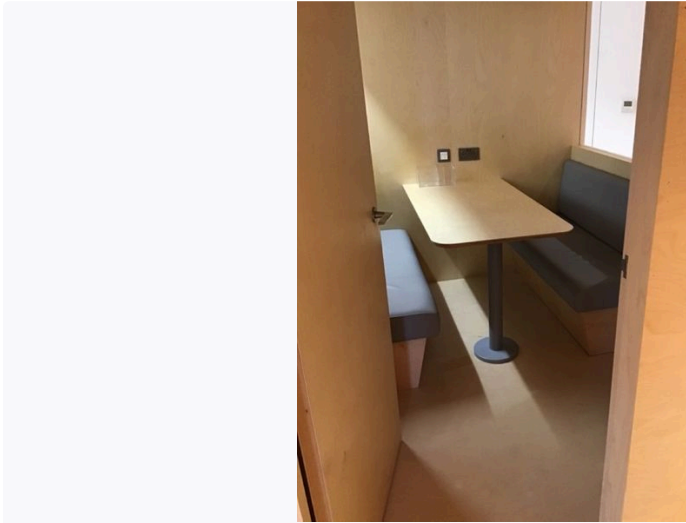
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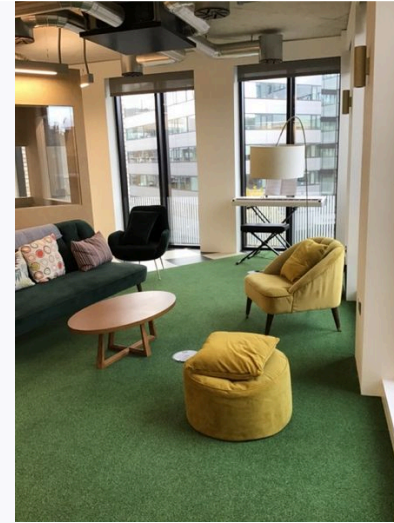
22 Oct 2020 14:52

5. Third Floor Office Space (Cont.)



Ref #5

22 Oct 2020 14:52



Ref #5

22 Oct 2020 14:53

5. Third Floor Office Space (Cont.)



Ref #5

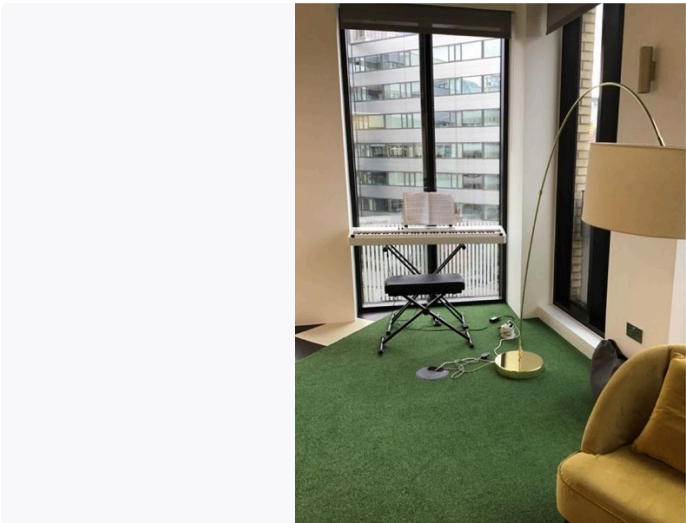
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Ref #5

22 Oct 2020 14:53

5. Third Floor Office Space (Cont.)



Ref #5

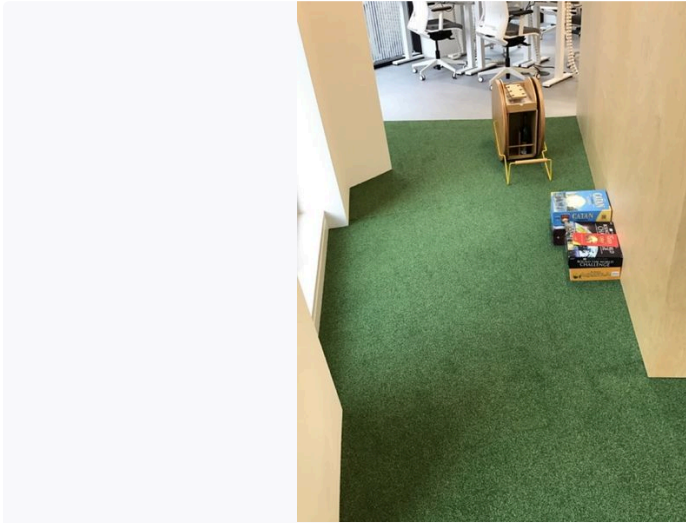
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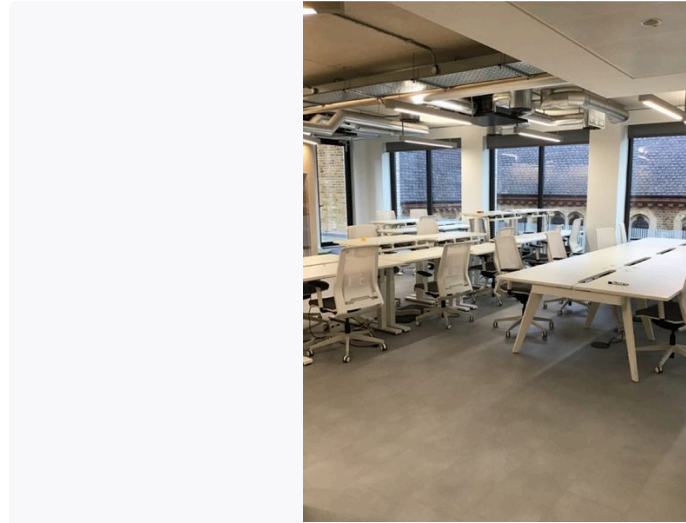
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Ref #5

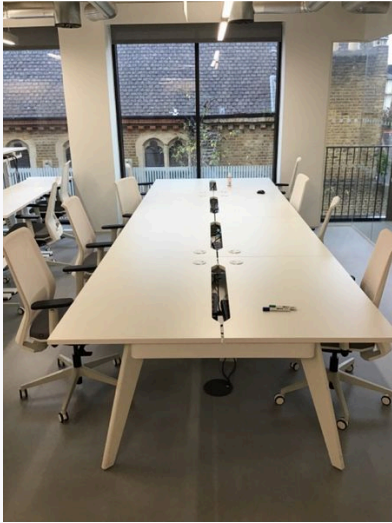
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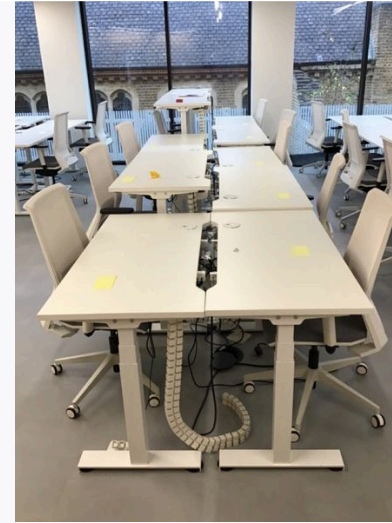
22 Oct 2020 14:54

5. Third Floor Office Space (Cont.)



Ref #5

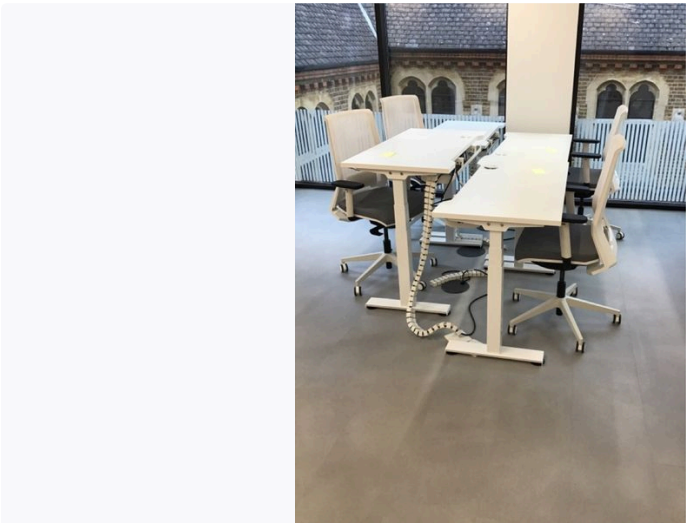
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Ref #5

22 Oct 2020 14:55

5. Third Floor Office Space (Cont.)



22 Oct 2020 14:55

Ref #5



22 Oct 2020 14:55

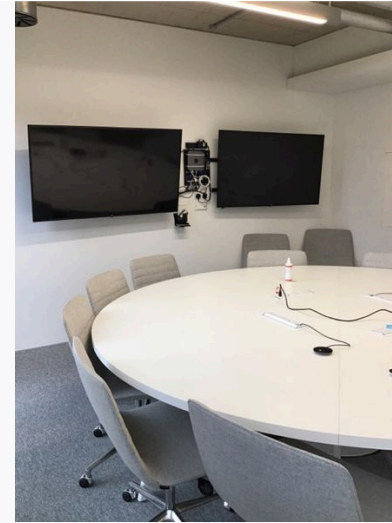
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5. Third Floor Office Space (Cont.)



Ref #5

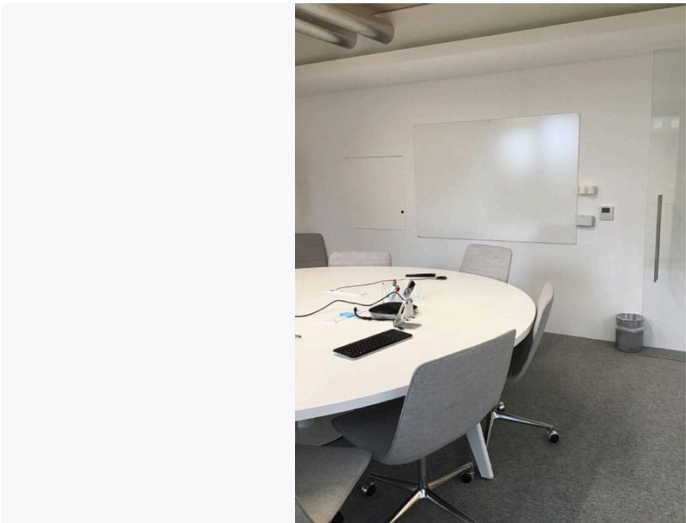
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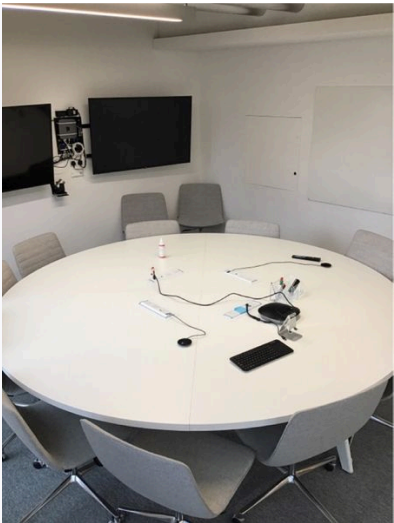
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5. Third Floor Office Space (Cont.)



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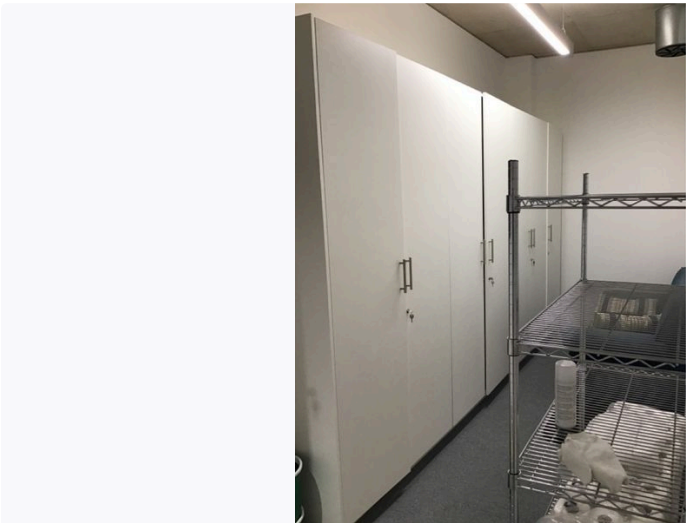
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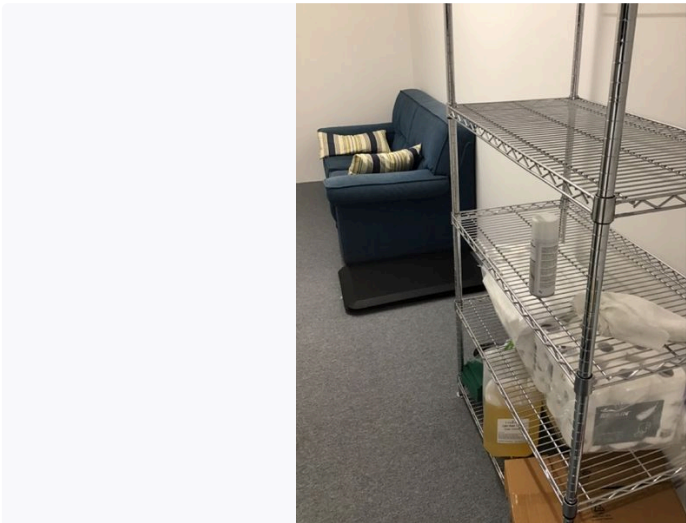
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5. Third Floor Office Space (Cont.)



Ref #5

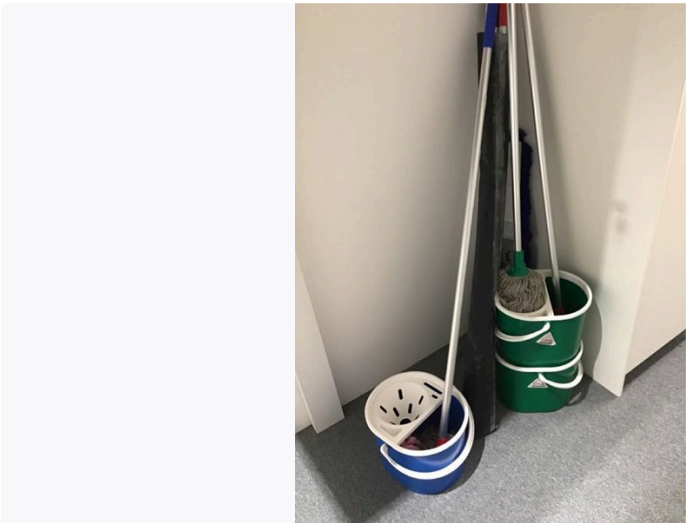
22 Oct 2020 15:07



Ref #5

22 Oct 2020 15:07

5. Third Floor Office Space (Cont.)



Ref #5

22 Oct 2020 15:07



Ref #5

22 Oct 2020 15:07

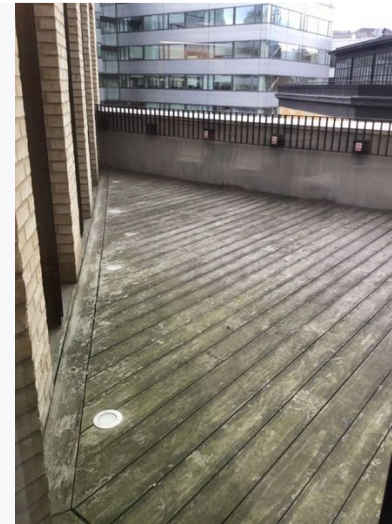
6. Third Floor Terrace

Item	Description	Condition
6.1 Terrace/Outside Space	Decked floor, metal ballustrading and integrated chrome lights	All appears in good clean condition but is weathered, no full access as door locked



Ref #6

22 Oct 2020 14:57



22 Oct 2020 14:57

6. Third Floor Terrace (Cont.)

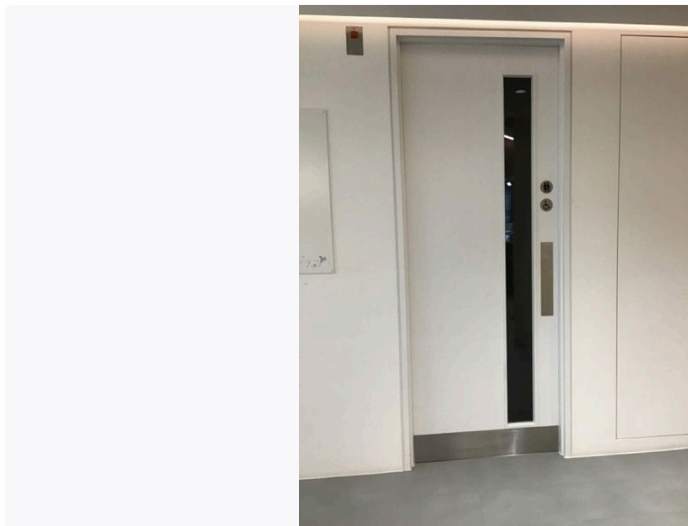


22 Oct 2020 14:57

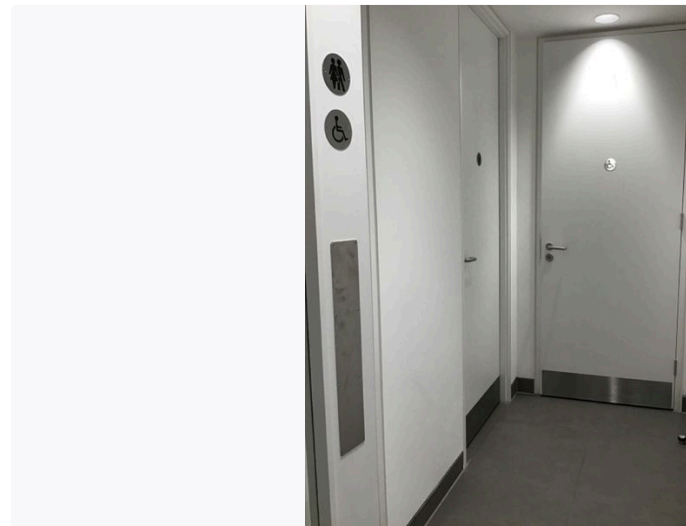
Ref #6

7. Third Floor Toilets

Item	Description	Condition
7.1 Overall View	3 x cistern concealed white toilets 3 x white wall hung basins, black fittings 3 x Xerator hand drier 3 x Black toilet roll holders Chrome hand rails to disabled toilet , chrome taps and fittings Mirrors to wall with concealed lighting	All appears in good domestically clean condition

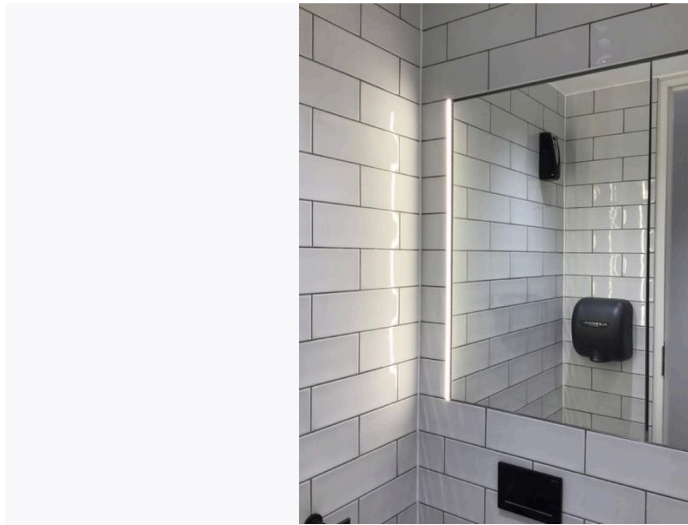


Ref #7



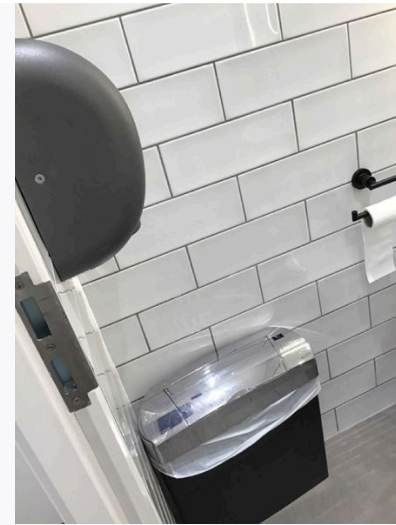
Ref #7

7. Third Floor Toilets (Cont.)



Ref #7

22 Oct 2020 14:58



Ref #7

22 Oct 2020 14:58

7. Third Floor Toilets (Cont.)



Ref #7

22 Oct 2020 14:58



Ref #7

22 Oct 2020 14:59

Tenant initials:

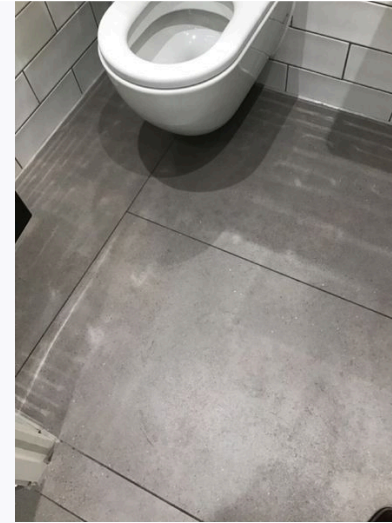
Date: 22 October 2020

7. Third Floor Toilets (Cont.)



Ref #7

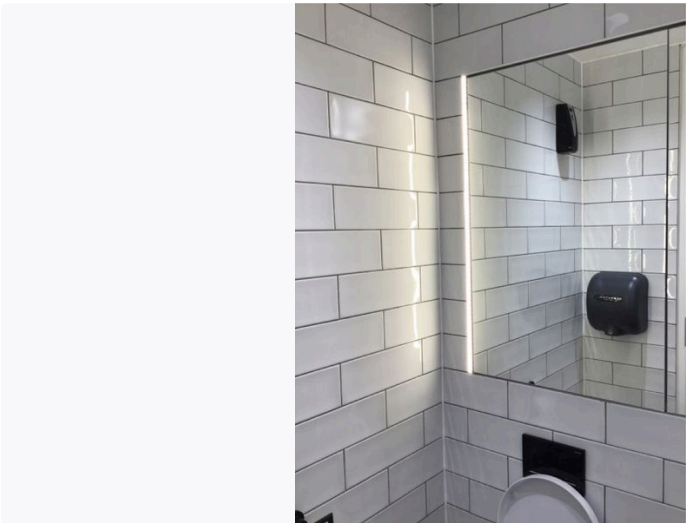
22 Oct 2020 14:59



Ref #7

22 Oct 2020 14:59

7. Third Floor Toilets (Cont.)



22 Oct 2020 14:59

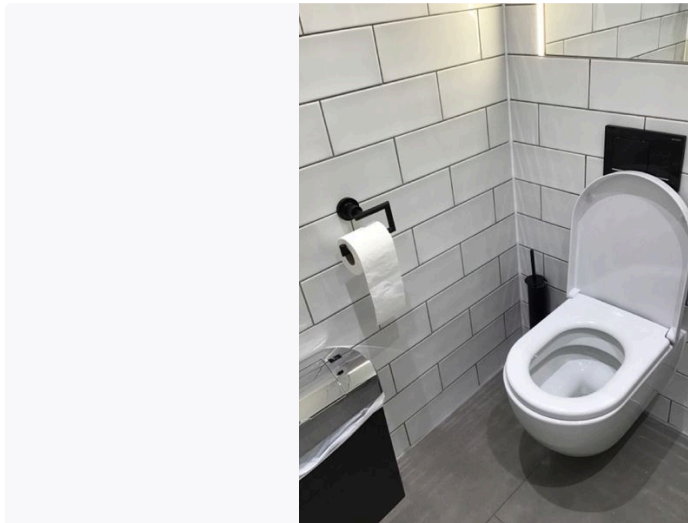
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22 Oct 2020 14:59

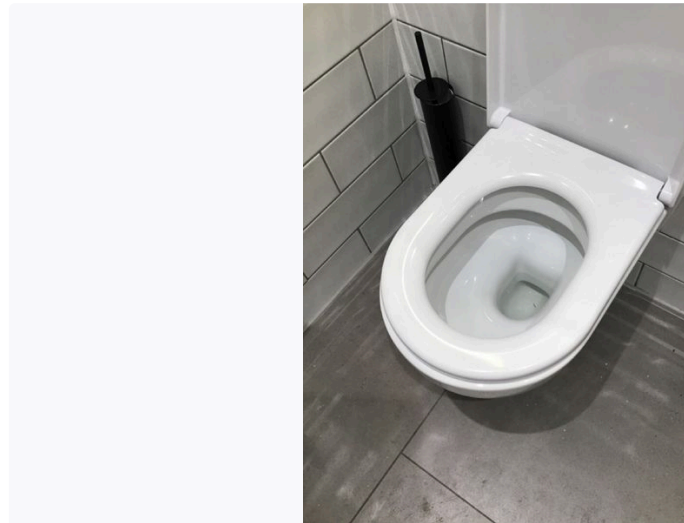
Ref #7

7. Third Floor Toilets (Cont.)



Ref #7

22 Oct 2020 14:59



Ref #7

22 Oct 2020 14:59

Tenant initials:

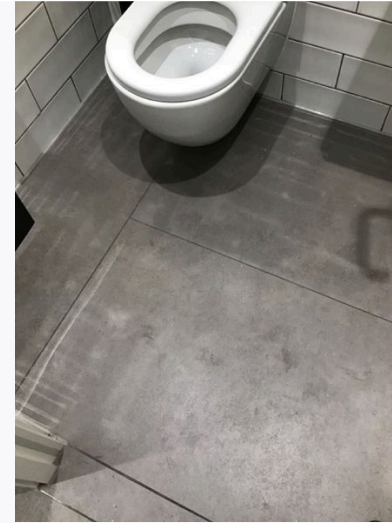
Date: 22 October 2020

7. Third Floor Toilets (Cont.)



Ref #7

22 Oct 2020 14:59



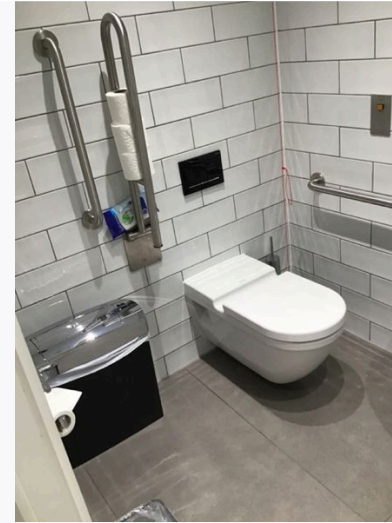
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22 Oct 2020 14:59

7. Third Floor Toilets (Cont.)

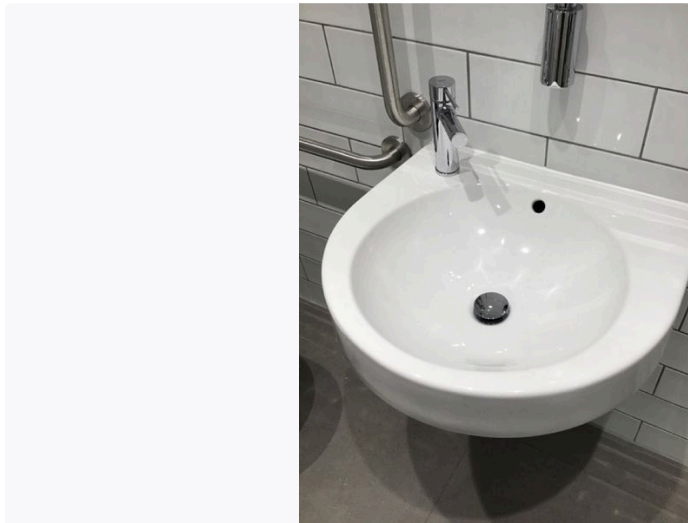


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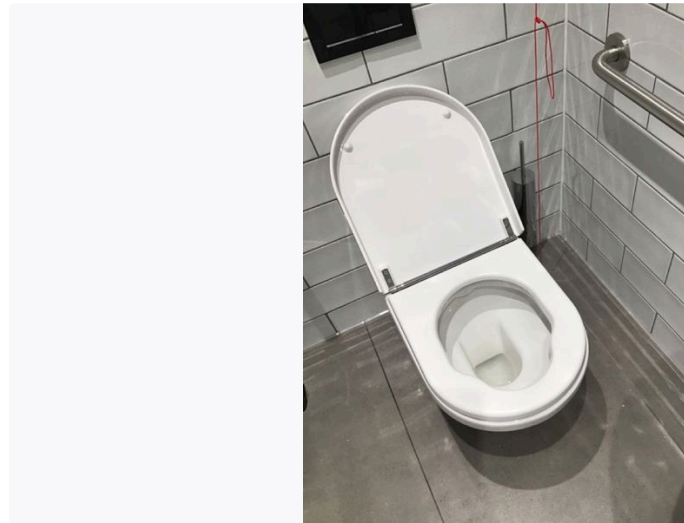
Ref #7

7. Third Floor Toilets (Cont.)



Ref #7

22 Oct 2020 15:00



Ref #7

22 Oct 2020 15:00

7. Third Floor Toilets (Cont.)



Ref #7

22 Oct 2020 15:00

Tenant initials:

Date: 22 October 2020

8. Second Floor Office Space

Item	Description	Condition
8.1 Main Desk Area Green Flooring	10 x white fixed desks 10 x white office chairs, grey seat pads, white backs Tv bracket and stand fitted to wall Long white board	Peeling paint section to white wall in this area by the white boards
8.2 Long Partition 4 X Sliding Doors 4 X Sections	1) 2 x wood shelves 1 x wood Double cupboard , black knobs 2) 3 x grey leather effect effect benches Wood table, grey legs 3) Grey fabric seat stool wood legs Wood high desk 4) LG tv to wall 2 x grey leather benches Wood table grey legs	
8.3 Kitchen And Seating Area	1 x Grey wall and base unit housing lamona fridge 1 x Grey base unit housing lamona dishwasher 3 x grey base units 2 x grey drawers 2 x grey floating shelves Russel Hobbs microwave White / grey marble breakfast bar metal legs 4 x bar stools, grey seats, wooden legs 4 x white tables wooden legs 4 x black leather seat and plastic and wood leg chairs 3 x cream leather seat and plastic and wood leg chairs 2 x orange leather seat pad and plastic wood leg chairs Wood trolley with 4 x wooden drawers	Damaged green floor to area to 1 side of the kitchen approach

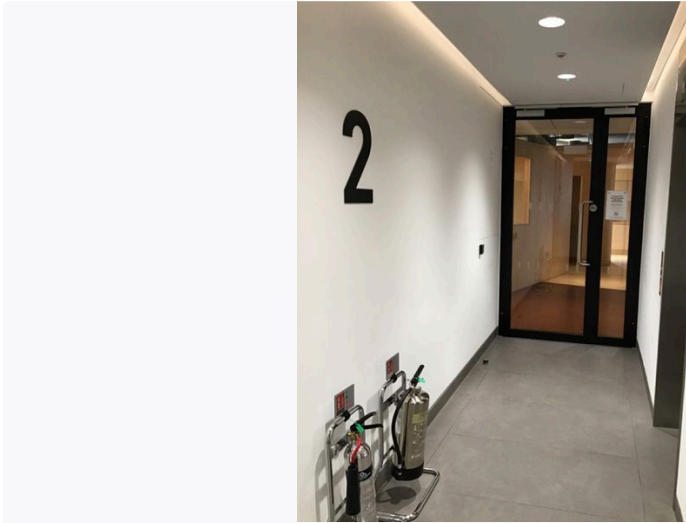
8. Second Floor Office Space (Cont.)

8.4 Long Partition 5 X Areas 4 X Sliding Doors	1) Grey leather bench Wood desk with grey legs 2) wood high desk 3) wood lower desk 4) grey leather bench Wood desk with grey legs 5) 3 x wood shelves 1 x wood double cupboard , black knobs Ricoh photo copier	
8.5 Open Boardroom Area Grey Flooring	5 x modular desks 6 x white office chairs , grey seat pads , white backs	
8.6 Smaller Partition	3 x grey leather benches Wood table, grey legs 6 x wood wall and base cupboards	Flashing light to ceiling
8.7 Further Partition	Wood high table 3 x grey fabric stools , wood legs	
8.8 Board Room Partition	Oval wood table 5 x grey wood effect chairs 1 x white leather seat, plastic and wood leg chair 2 x orange leather seat, plastic and wood leg chair LG tv on chrome stand	

8. Second Floor Office Space (Cont.)

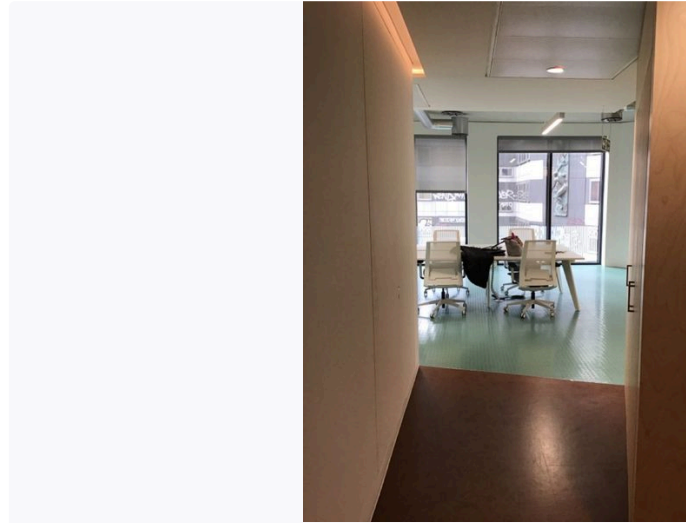
8.9 Large Office Area Blue Flooring	7 x white modular desks 5 x white drawer cabinets 10 x White office chairs, grey seat pads and white backs	
8.10 Small Seating Area	White board to wall Wood round table 2 x grey fabric chairs, chrome legs	Sticky tape marks to wall
8.11 Further Desk Area Yellow Flooring	5 x white modular desks 1 x white drawer cabinet 7 x white office chairs, grey seat pads, white backs	Drawer broken within cabinet
8.12 Large Walk In Cupboard	4 x white fitted wardrobes/cupboards Blue fabric 2 x seater sofa ; Grey fabric seat stool wood legs; Stacking Boxes Matzo stacking shelf unit	Overall untidy with 2 of the doors taken off the cupboards and stacked to the side

8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:12



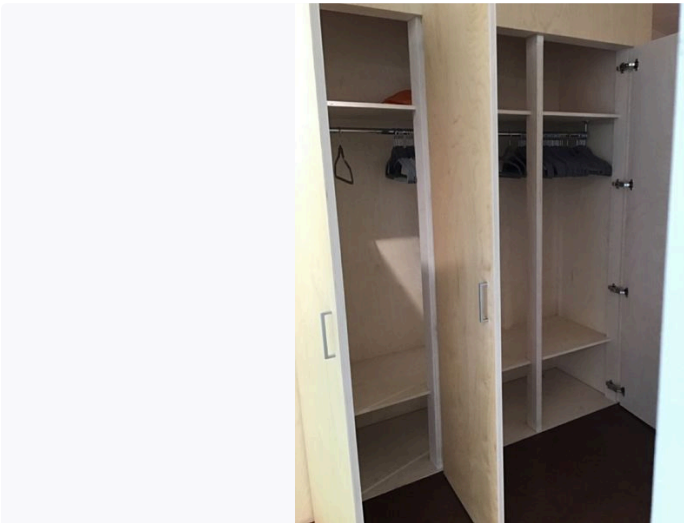
Ref #8

22 Oct 2020 15:12

Tenant initials:

Date: 22 October 2020

8. Second Floor Office Space (Cont.)



22 Oct 2020 15:12

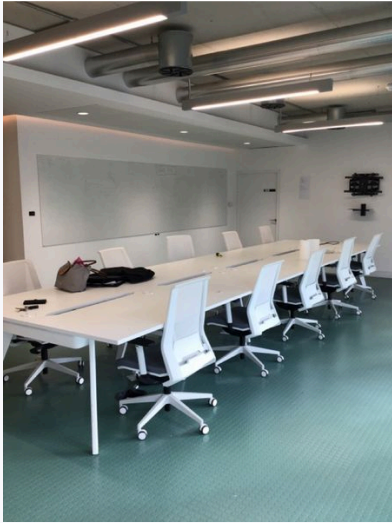
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22 Oct 2020 15:12

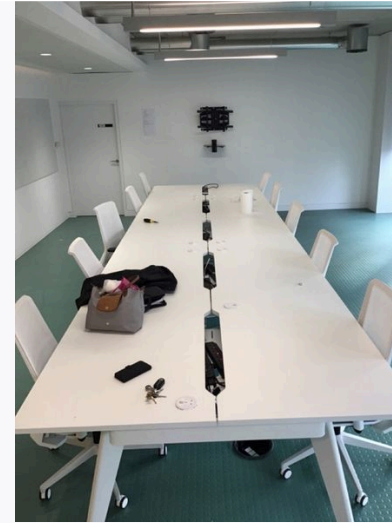
Ref #8

8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:13



Ref #8

22 Oct 2020 15:13

8. Second Floor Office Space (Cont.)



Ref #8

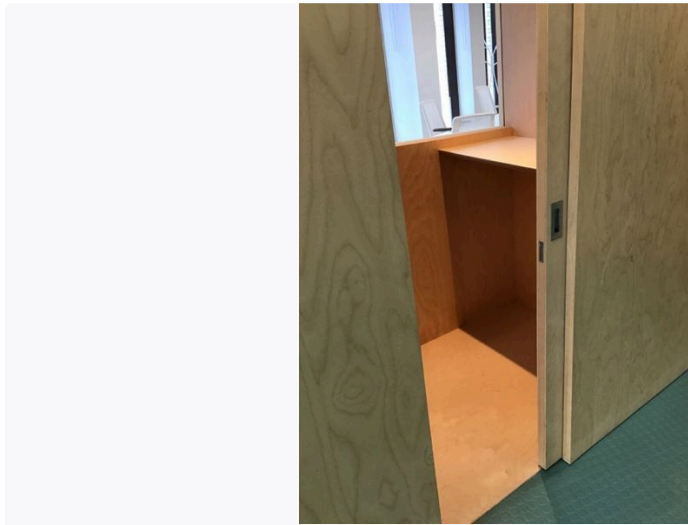
22 Oct 2020 15:14



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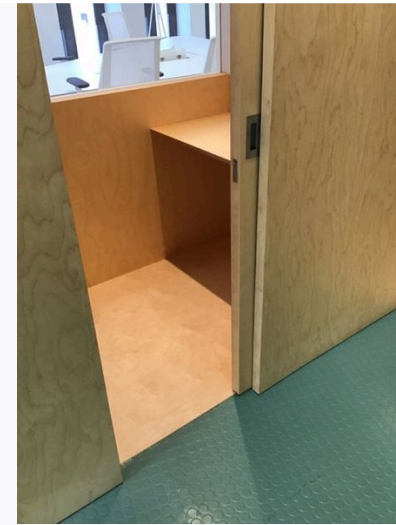
22 Oct 2020 15:14

8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:14



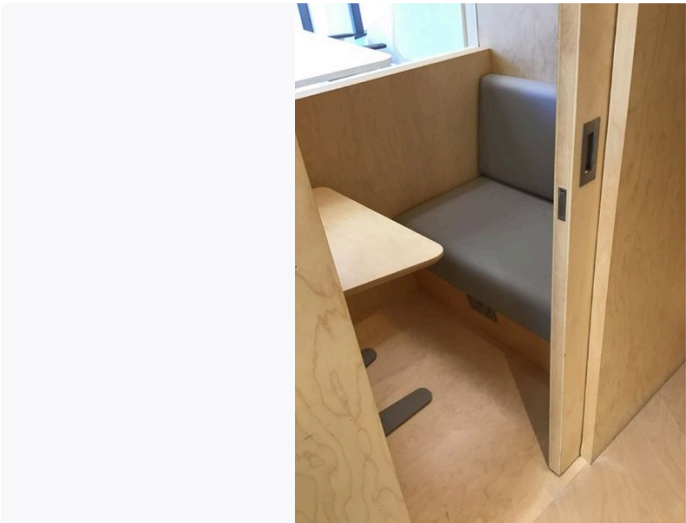
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22 Oct 2020 15:14

Tenant initials:

Date: 22 October 2020

8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:14



Ref #8

22 Oct 2020 15:14

8. Second Floor Office Space (Cont.)



Ref #8

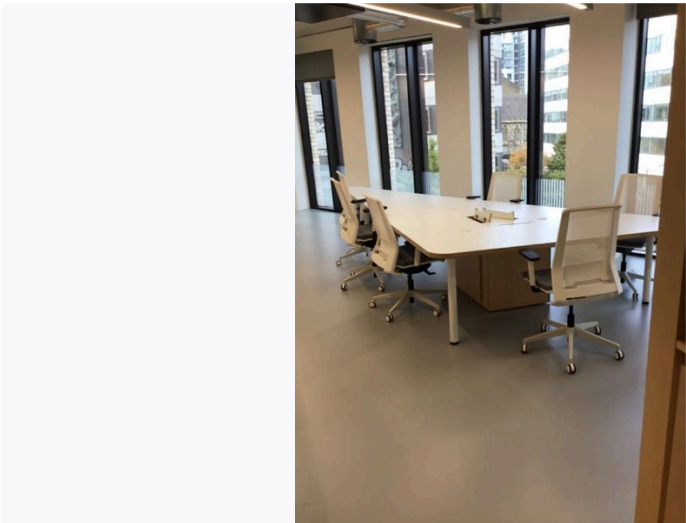
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22 Oct 2020 15:14

8. Second Floor Office Space (Cont.)



22 Oct 2020 15:15

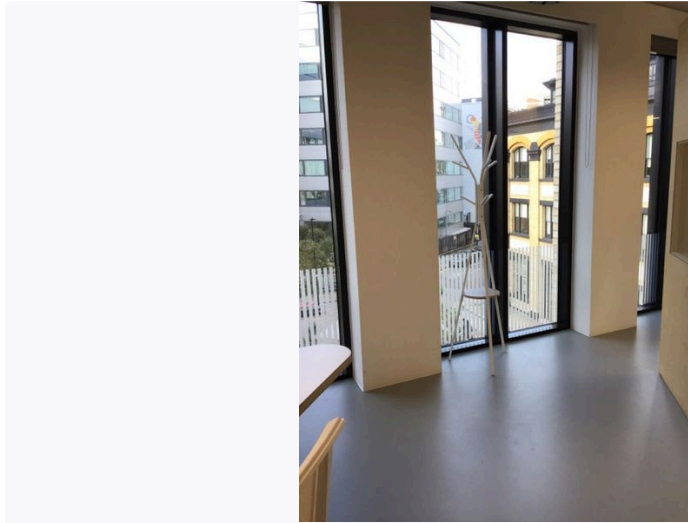
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22 Oct 2020 15:15

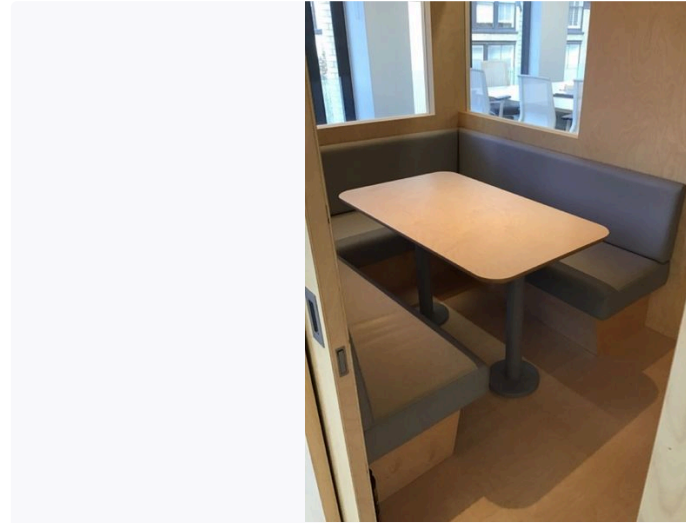
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8. Second Floor Office Space (Cont.)



Ref #8

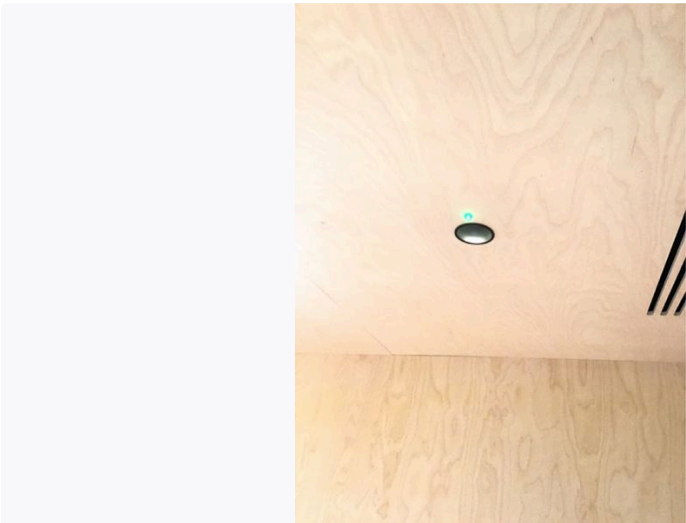
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22 Oct 2020 15:16

8. Second Floor Office Space (Cont.)



Ref #8

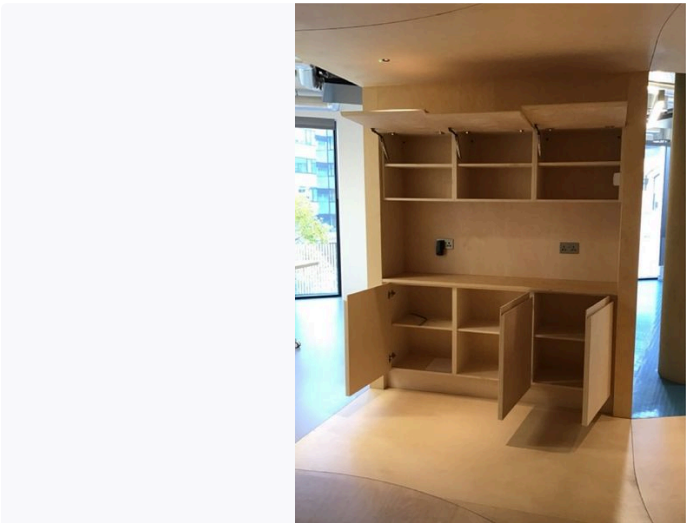
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Ref #8

22 Oct 2020 15:17

8. Second Floor Office Space (Cont.)



Ref #8

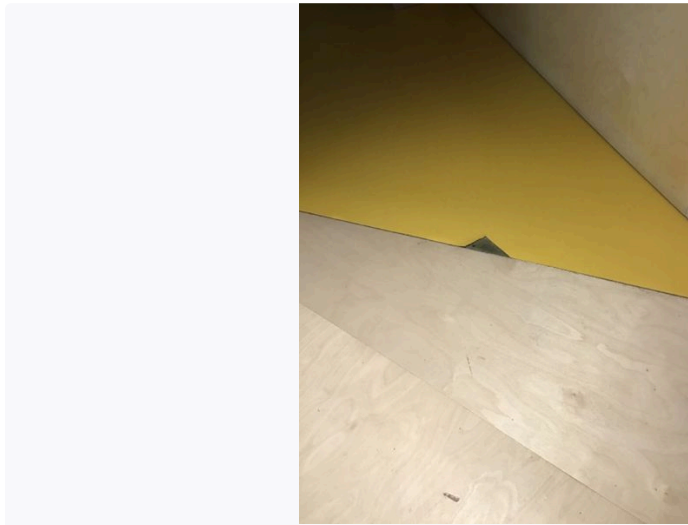
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8. Second Floor Office Space (Cont.)



Ref #8

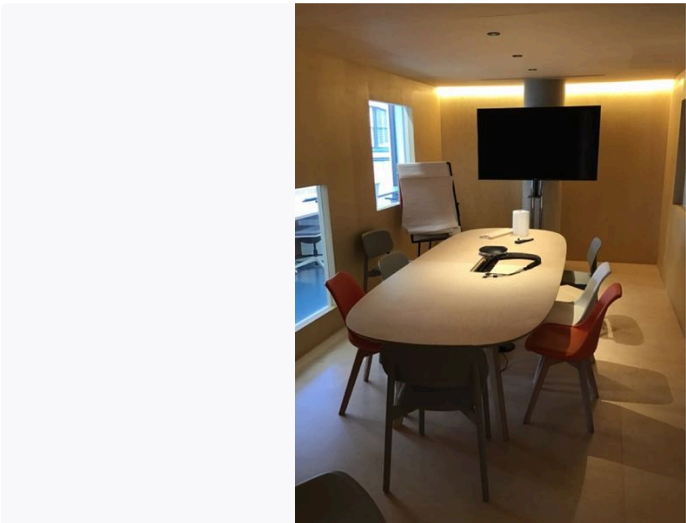
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22 Oct 2020 15:17

8. Second Floor Office Space (Cont.)



Ref #8

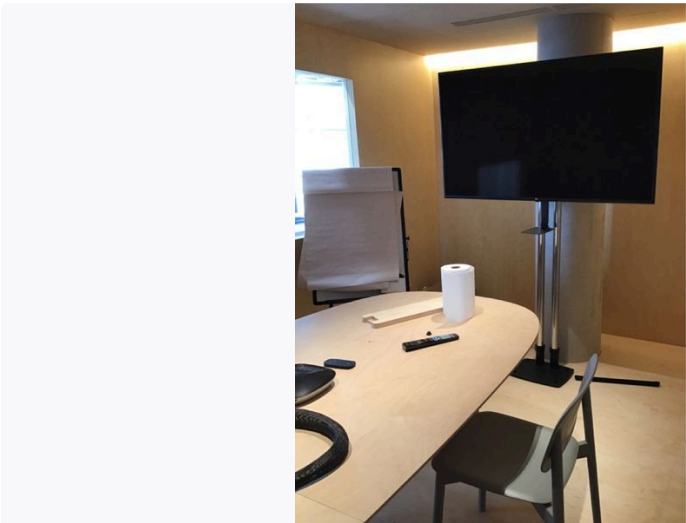
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8. Second Floor Office Space (Cont.)



Ref #8

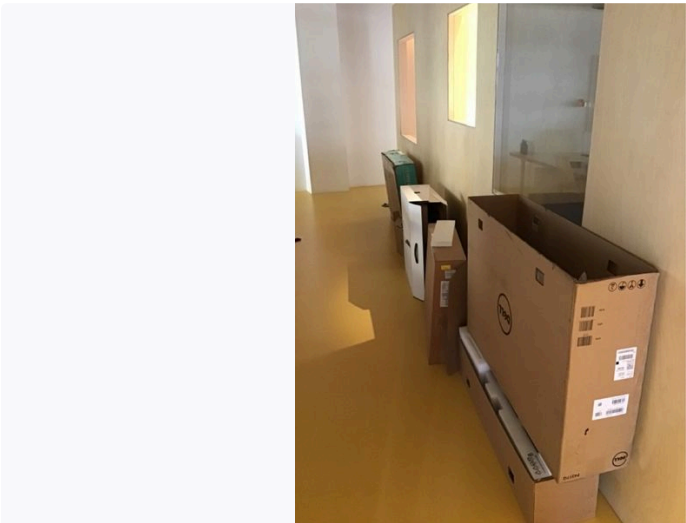
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Ref #8

22 Oct 2020 15:18

8. Second Floor Office Space (Cont.)



Ref #8

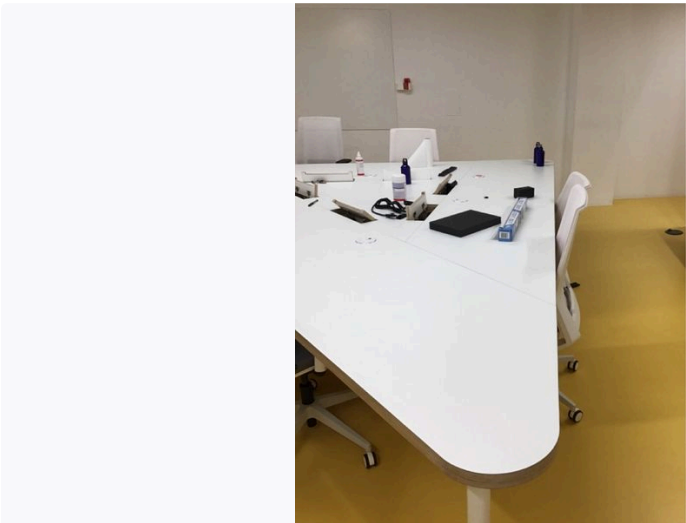
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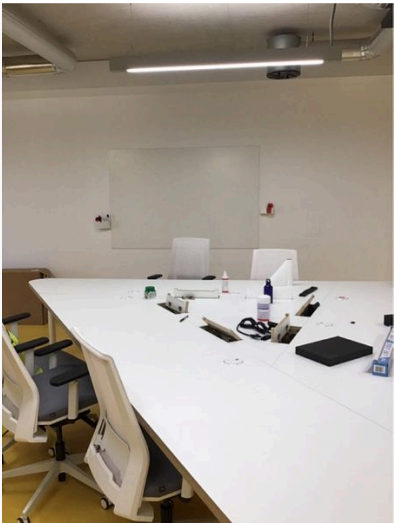
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8. Second Floor Office Space (Cont.)



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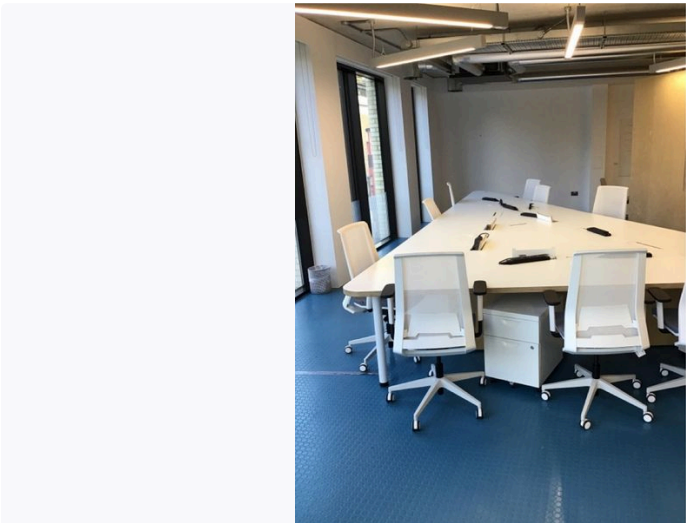
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Ref #8

22 Oct 2020 15:19

8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:20



Ref #8

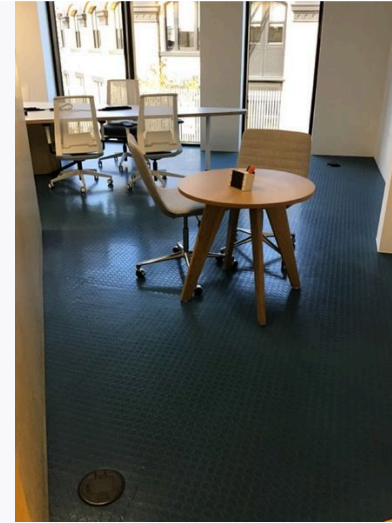
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8. Second Floor Office Space (Cont.)



Ref #8

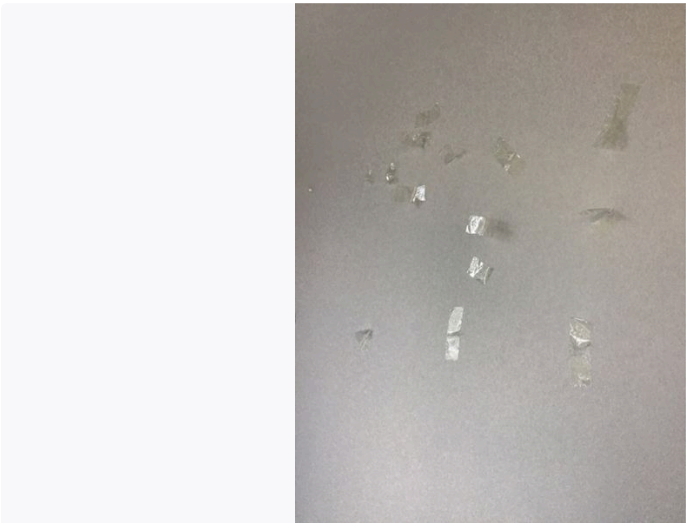
22 Oct 2020 15:20



Ref #8

22 Oct 2020 15:20

8. Second Floor Office Space (Cont.)



22 Oct 2020 15:20

Ref #8



22 Oct 2020 15:20

Ref #8

8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:21



Ref #8

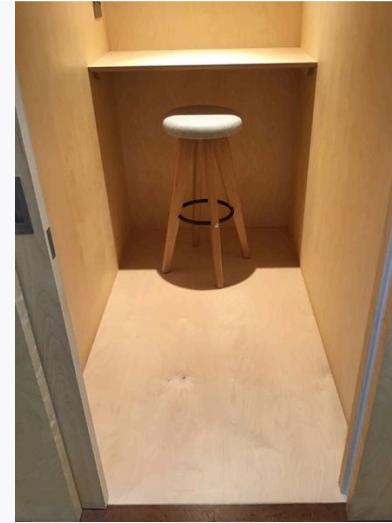
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8. Second Floor Office Space (Cont.)



Ref #8

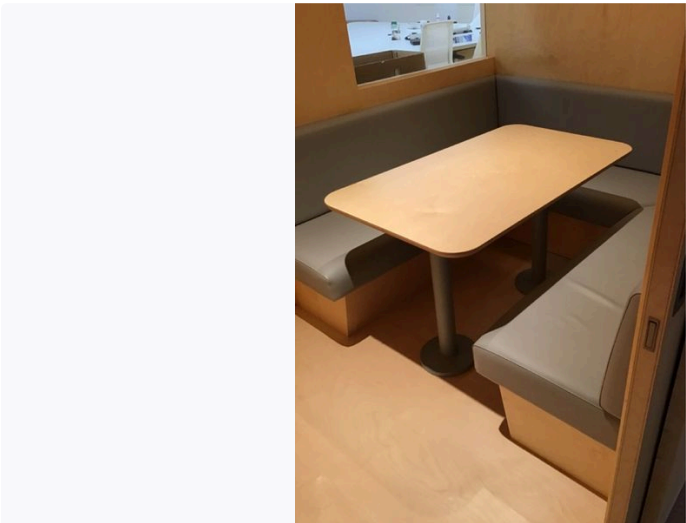
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22 Oct 2020 15:21

8. Second Floor Office Space (Cont.)



Ref #8

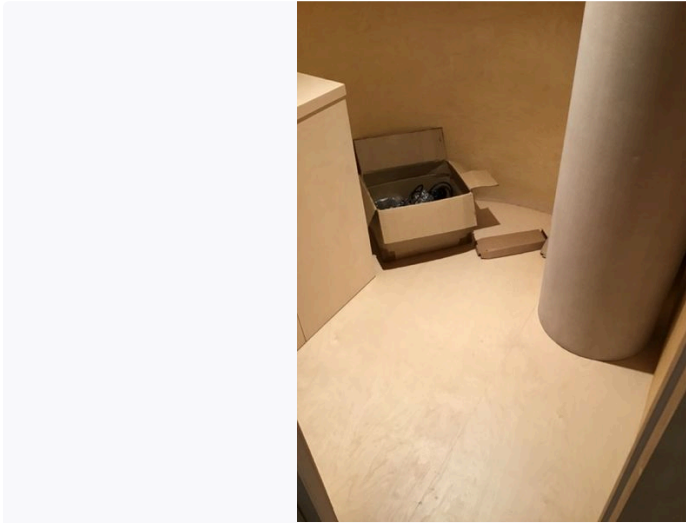
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Ref #8

22 Oct 2020 15:22

8. Second Floor Office Space (Cont.)



Ref #8

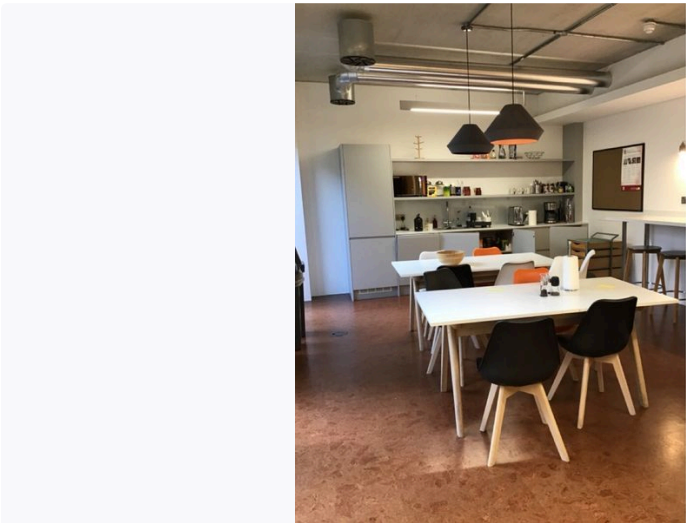
22 Oct 2020 15:22



Ref #8

22 Oct 2020 15:22

8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:22



Ref #8

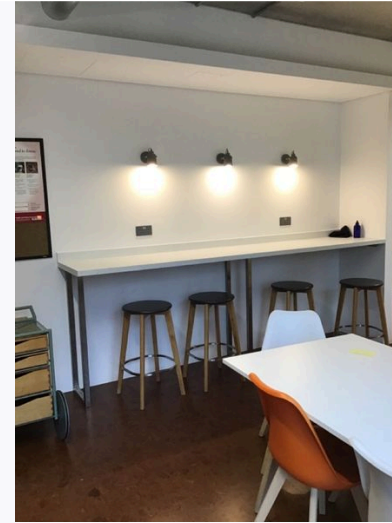
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8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:23



Ref #8

22 Oct 2020 15:23

8. Second Floor Office Space (Cont.)



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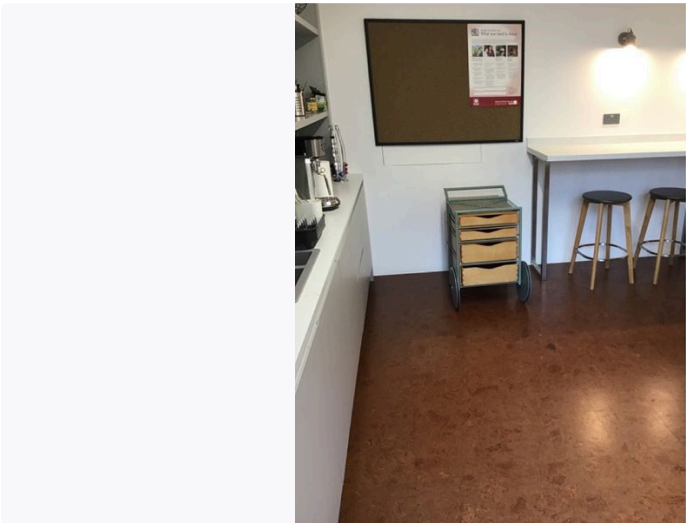
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Ref #8

22 Oct 2020 15:23

8. Second Floor Office Space (Cont.)



Ref #8

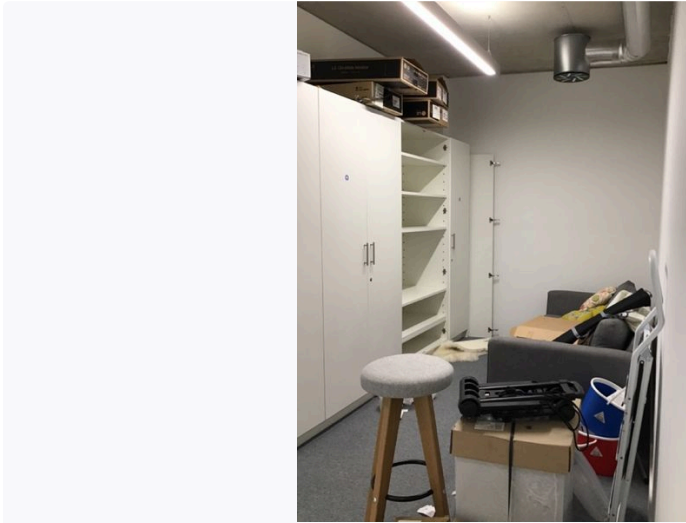
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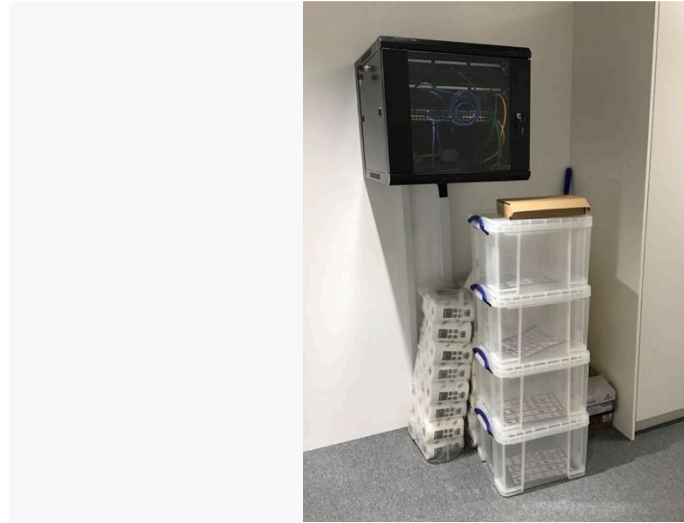
22 Oct 2020 15:24

8. Second Floor Office Space (Cont.)



Ref #8

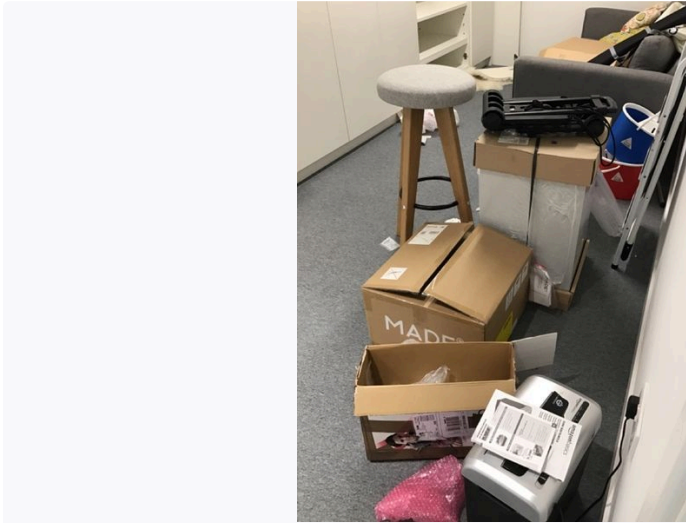
22 Oct 2020 15:28



Ref #8

22 Oct 2020 15:28

8. Second Floor Office Space (Cont.)



Ref #8

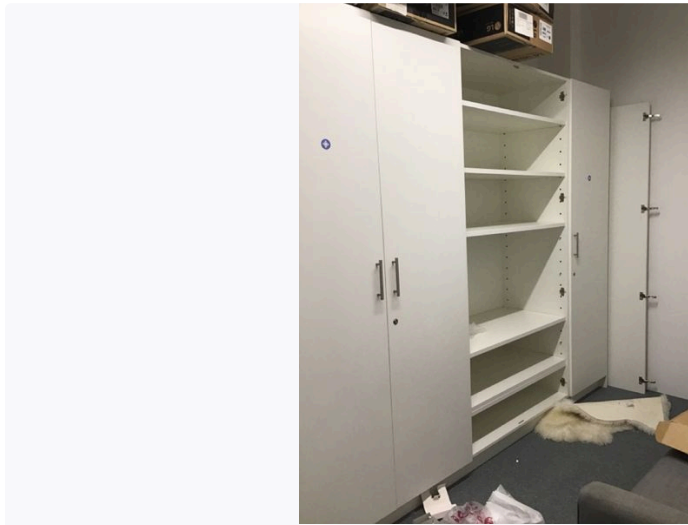
22 Oct 2020 15:28



Ref #8

22 Oct 2020 15:28

8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:29

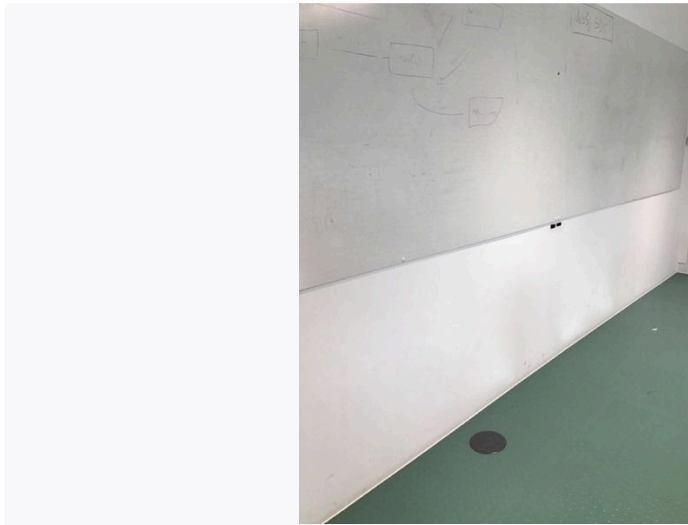


Ref #8

22 Oct 2020 15:40

Tenant initials:

8. Second Floor Office Space (Cont.)



Ref #8

22 Oct 2020 15:40

Tenant initials:

115

Date: 22 October 2020

9. Second Floor Toilets

Item	Description	Condition
9.1 Overall View	3 x cistern concealed white toilets 3 x white wall hung basins, black fittings 3 x Xerator hand drier 3 x Black toilet roll holders Chrome hand rails to disabled toilet , chrome taps and fittings Mirrors to wall with concealed lighting	All appears in good domestically clean condition but has scratched glaze to wash basin in disabled toilet



Ref #9

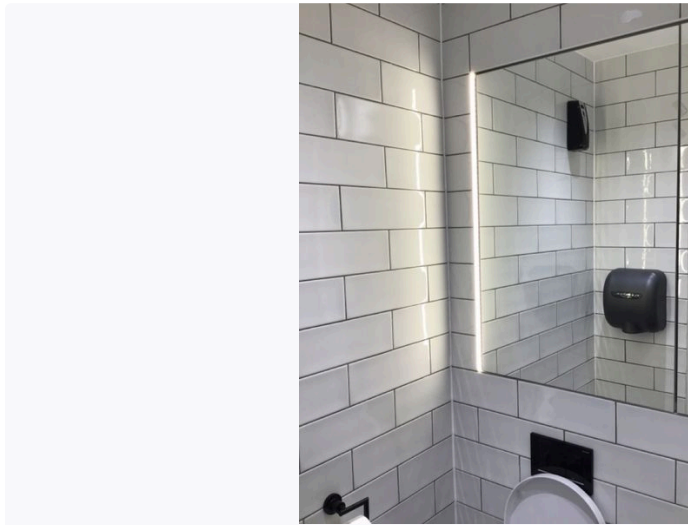
22 Oct 2020 15:27



Ref #9

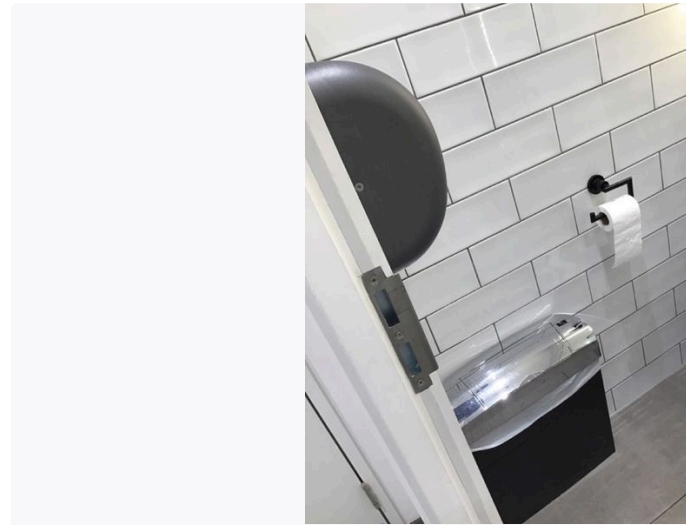
22 Oct 2020 15:24

9. Second Floor Toilets (Cont.)



Ref #9

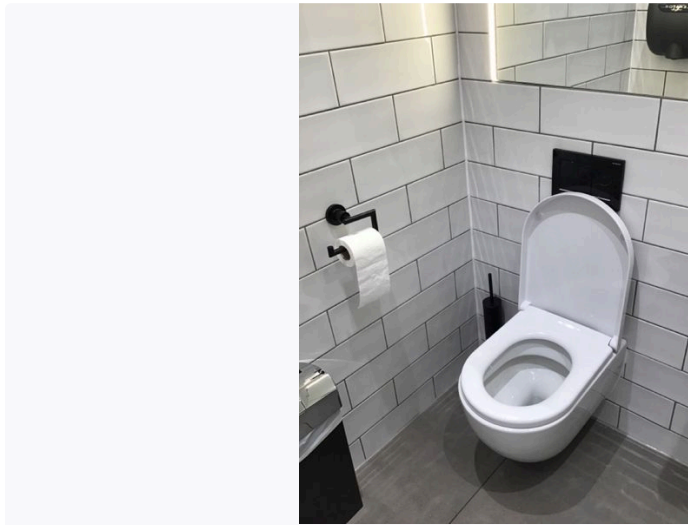
22 Oct 2020 15:24



Ref #9

22 Oct 2020 15:24

9. Second Floor Toilets (Cont.)



Ref #9

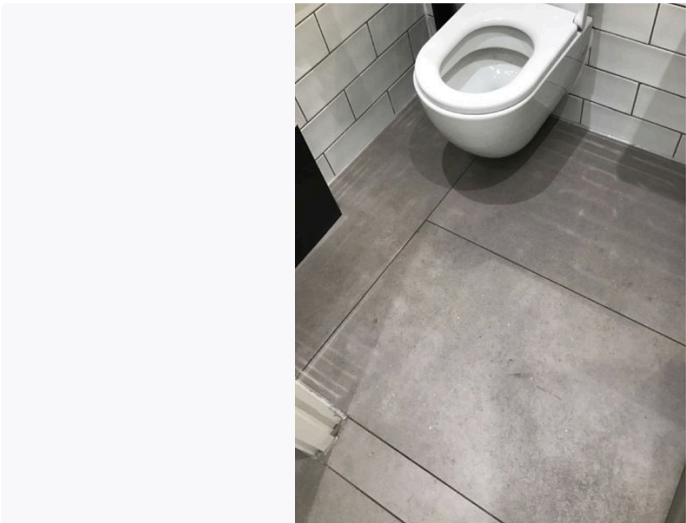
22 Oct 2020 15:24



Ref #9

22 Oct 2020 15:24

9. Second Floor Toilets (Cont.)



Ref #9

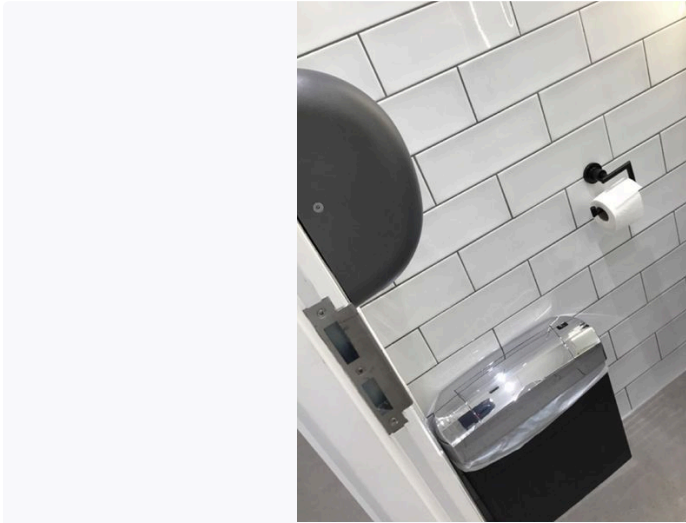
22 Oct 2020 15:25



Ref #9

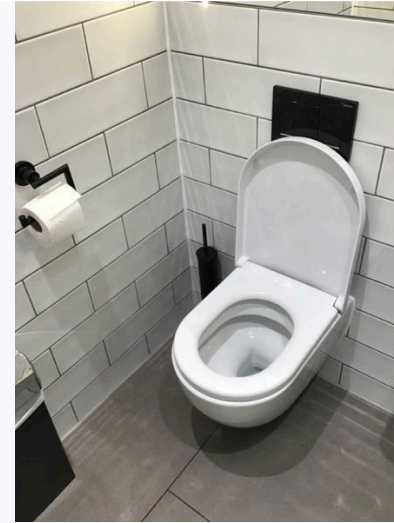
22 Oct 2020 15:25

9. Second Floor Toilets (Cont.)



Ref #9

22 Oct 2020 15:25



Ref #9

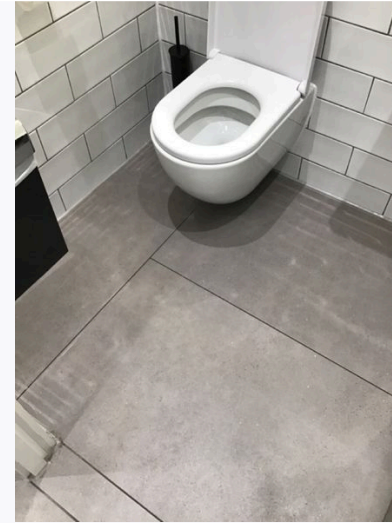
22 Oct 2020 15:25

9. Second Floor Toilets (Cont.)



Ref #9

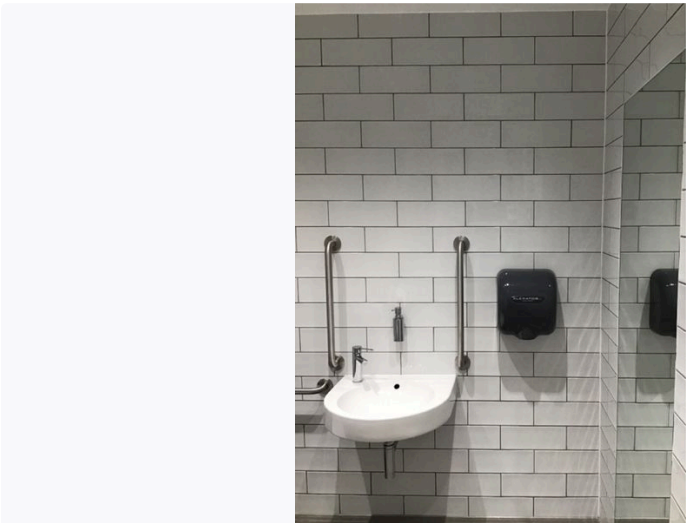
22 Oct 2020 15:25



Ref #9

22 Oct 2020 15:25

9. Second Floor Toilets (Cont.)



Ref #9



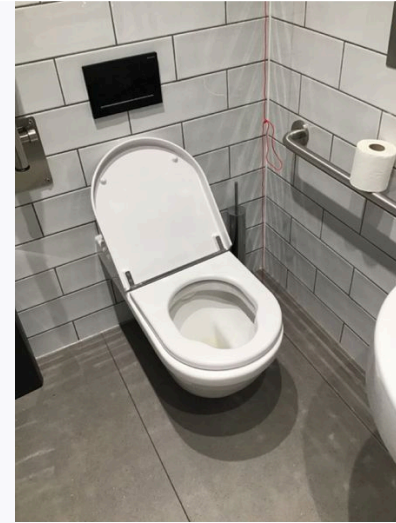
Ref #9

9. Second Floor Toilets (Cont.)



Ref #9

22 Oct 2020 15:26



Ref #9

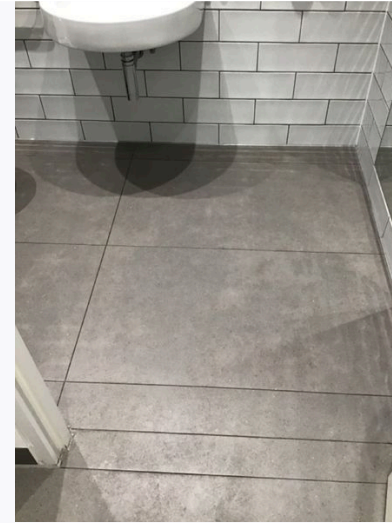
22 Oct 2020 15:26

9. Second Floor Toilets (Cont.)



Ref #9

22 Oct 2020 15:26



Ref #9

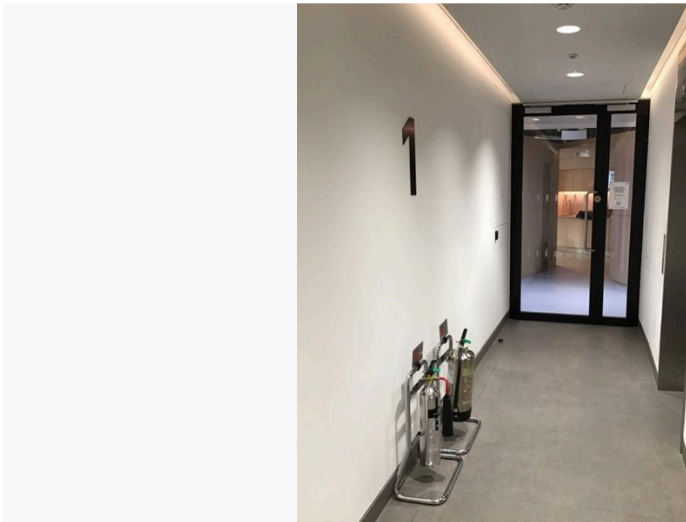
22 Oct 2020 15:26

10. First Floor Office Space

Item	Description	Condition
10.1 Main Desk Area Grey Flooring	13 x white desks grey legs 1 further white desk with grey legs not made up	Large scratch/dent to flooring in this area
10.2 Middle Double Sided Partition With Sliding Doors	Grey bench Wood desk metal legs Other side of partition Wood high desk Grey fabric seat pad wood legs	
10.3 Middle Partition With Sliding Door	Wood high desk 4 x grey fabric seat stools wood legs	
10.4 Further Partition Opening Door	Wood table 2 x grey leather benches	
10.5 Middle Partition Boardroom Sliding Door	LG tv to wall Oval table 6 x grey wood effect chairs Kitchen section, backing onto board room Wood wall and base unit unit housing hotpoint fridge 3 x wood base units, 1 housing Ariston water heater 1 housing bin, 1 housing insinkerator unit Stainless steel sunken sink Indesit stainless steel microwave 3 x wood wall units	

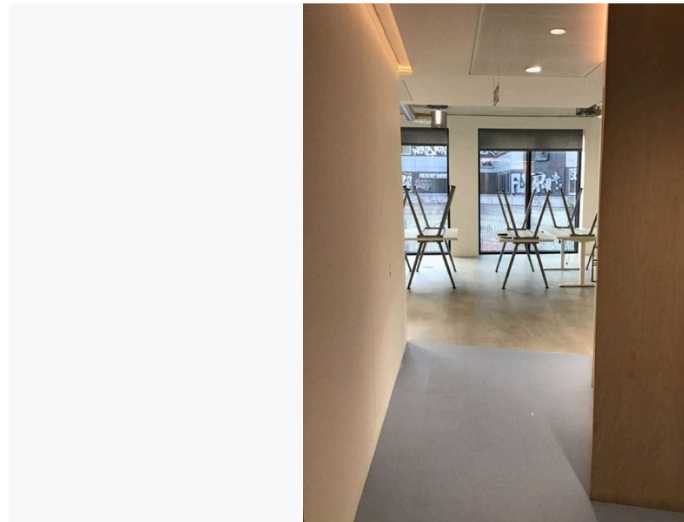
10. First Floor Office Space (Cont.)

10.6 Large Open Plan Desk Area Grey Flooring	16 x white desks, grey legs	
10.7 Glass Partition Boardroom Grey Carpet	LG tv to wall	
10.8 Large Walk In Cupboard	4 x white fitted wardrobes/cupboards keys in locks	As described with lots of cleaning products



Ref #10

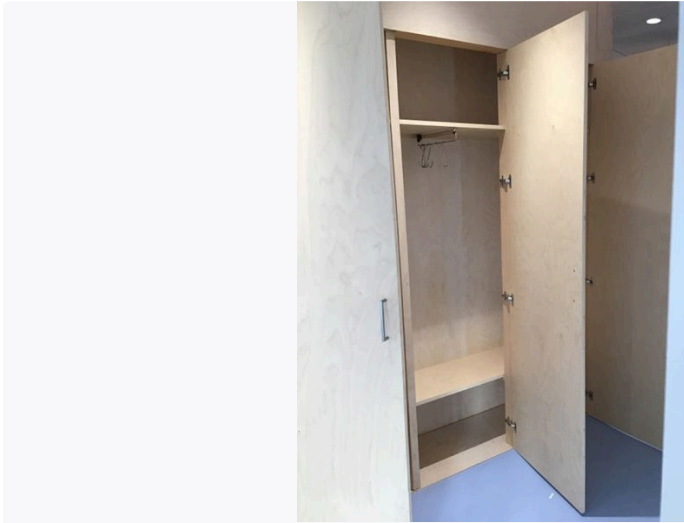
22 Oct 2020 15:56



Ref #10

22 Oct 2020 15:57

10. First Floor Office Space (Cont.)



Ref #10

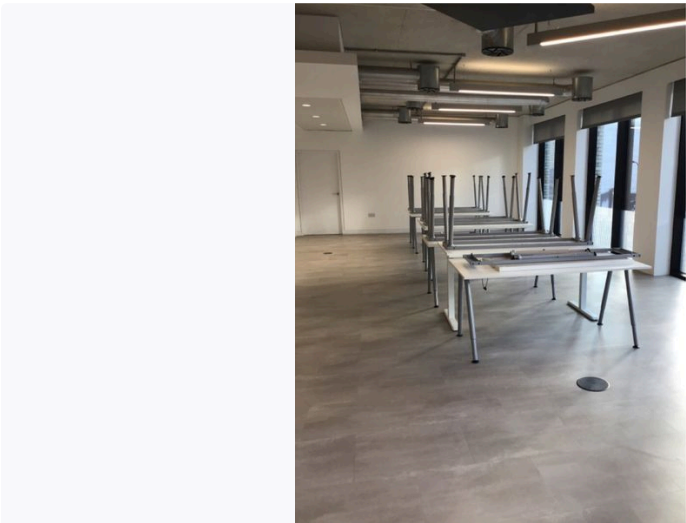
22 Oct 2020 15:57



Ref #10

22 Oct 2020 15:57

10. First Floor Office Space (Cont.)



Ref #10

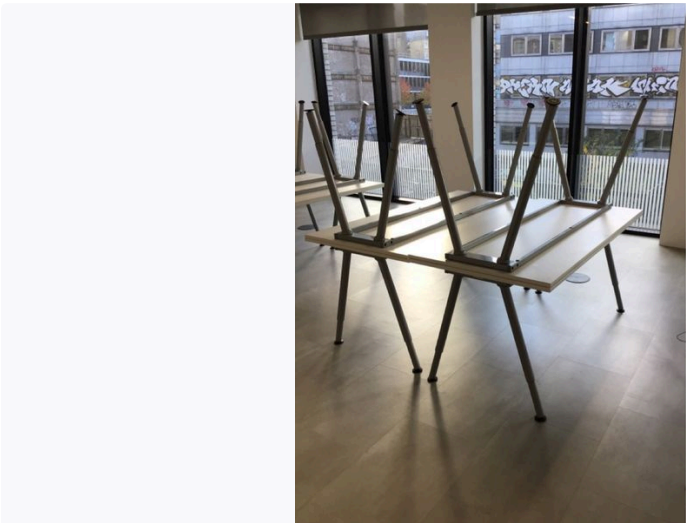
22 Oct 2020 15:57



Ref #10

22 Oct 2020 15:58

10. First Floor Office Space (Cont.)



Ref #10

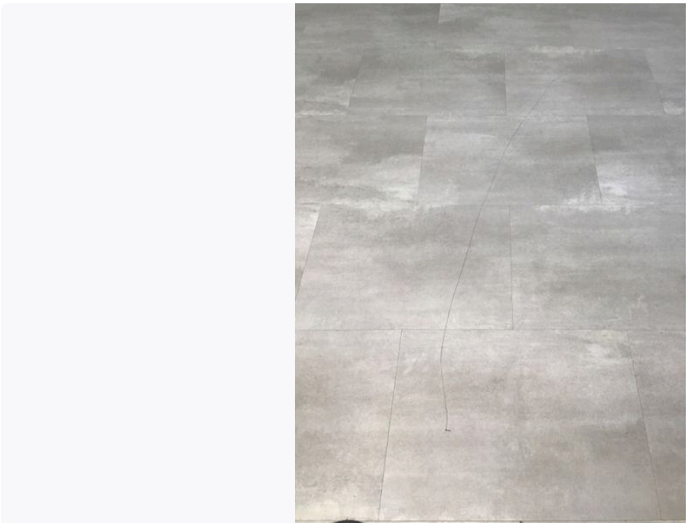
22 Oct 2020 15:58



Ref #10

22 Oct 2020 15:58

10. First Floor Office Space (Cont.)



Ref #10

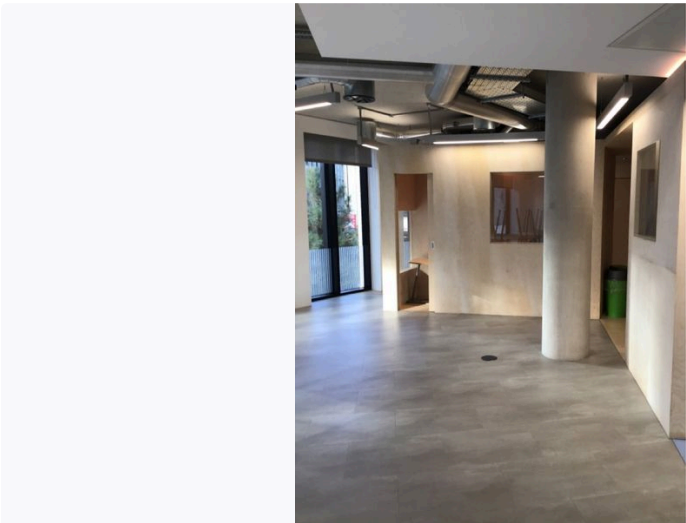
22 Oct 2020 15:58



Ref #10

22 Oct 2020 15:58

10. First Floor Office Space (Cont.)



Ref #10

22 Oct 2020 15:58



Ref #10

22 Oct 2020 15:58

10. First Floor Office Space (Cont.)



Ref #10

22 Oct 2020 15:59



Ref #10

22 Oct 2020 15:59

10. First Floor Office Space (Cont.)



Ref #10

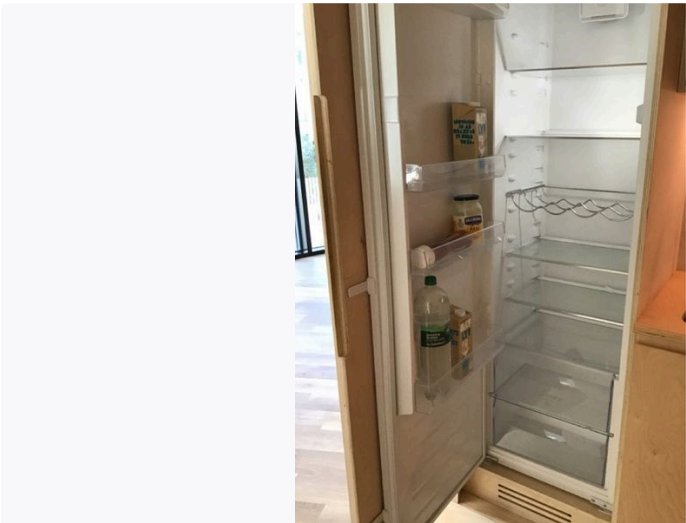
22 Oct 2020 16:00



Ref #10

22 Oct 2020 16:00

10. First Floor Office Space (Cont.)



Ref #10

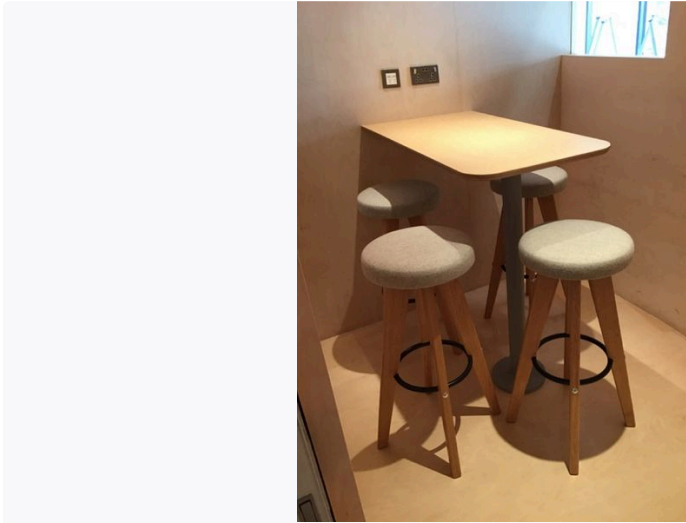
22 Oct 2020 16:00



Ref #10

22 Oct 2020 16:00

10. First Floor Office Space (Cont.)



Ref #10

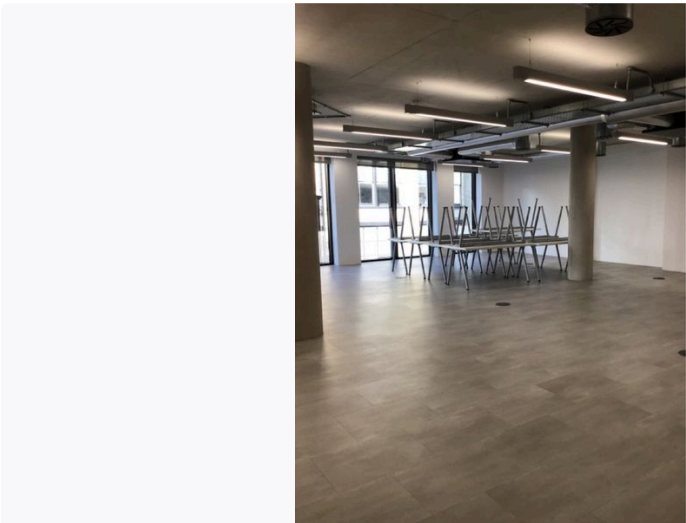
22 Oct 2020 16:00



Ref #10

22 Oct 2020 16:01

10. First Floor Office Space (Cont.)



Ref #10

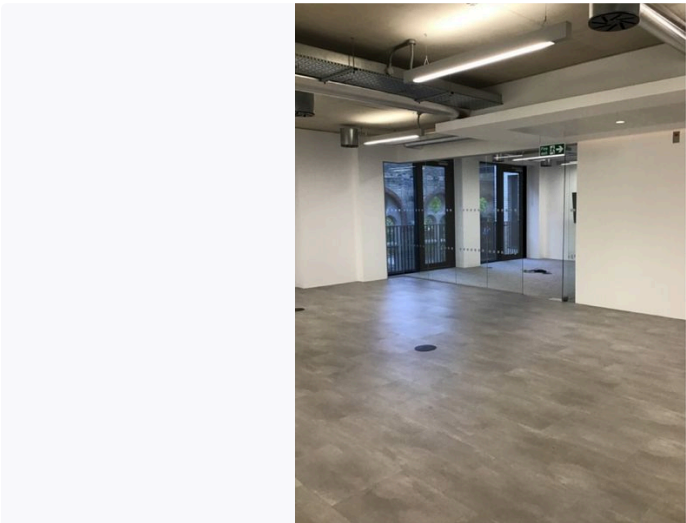
22 Oct 2020 16:01



Ref #10

22 Oct 2020 16:01

10. First Floor Office Space (Cont.)



Ref #10

22 Oct 2020 16:01



Ref #10

22 Oct 2020 16:01

10. First Floor Office Space (Cont.)



Ref #10

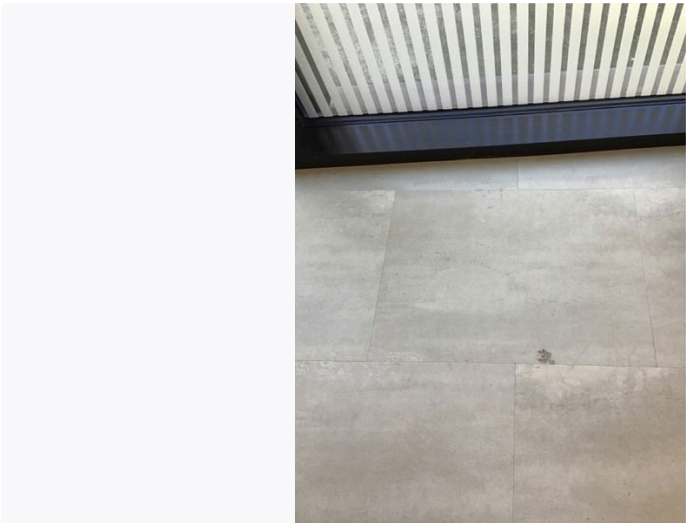
22 Oct 2020 16:01



Ref #10

22 Oct 2020 16:01

10. First Floor Office Space (Cont.)



Ref #10

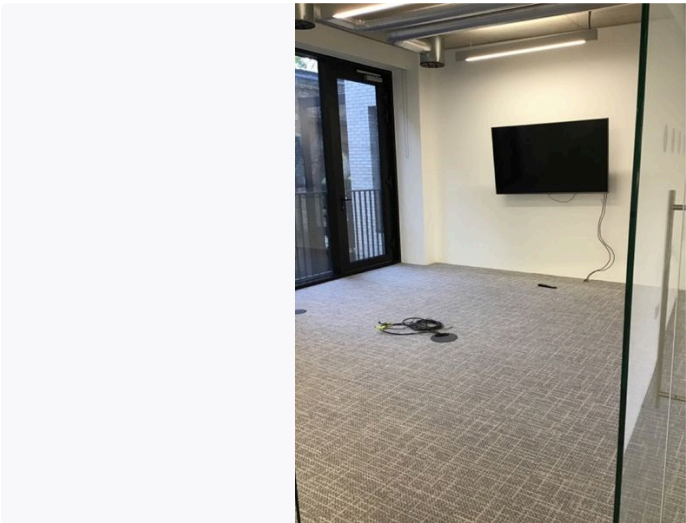
22 Oct 2020 16:01



Ref #10

22 Oct 2020 16:02

10. First Floor Office Space (Cont.)



Ref #10

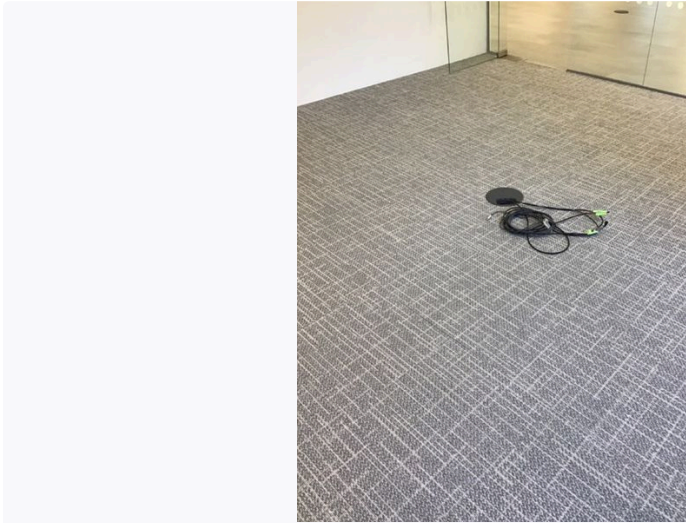
22 Oct 2020 16:02



Ref #10

22 Oct 2020 16:02

10. First Floor Office Space (Cont.)



Ref #10

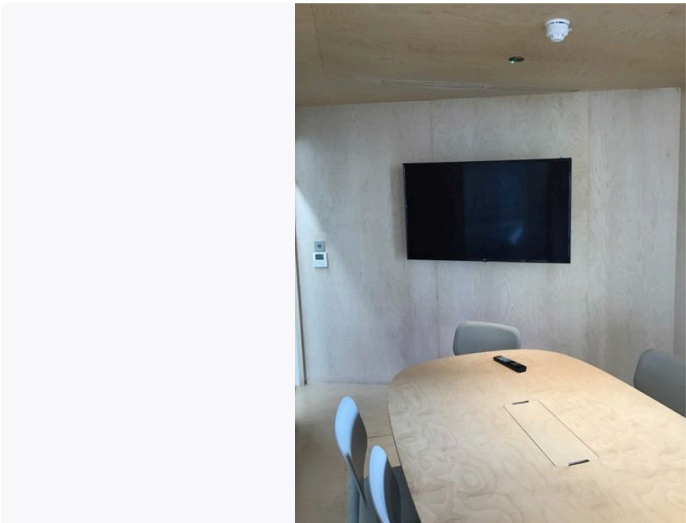
22 Oct 2020 16:02



Ref #10

22 Oct 2020 16:02

10. First Floor Office Space (Cont.)



Ref #10

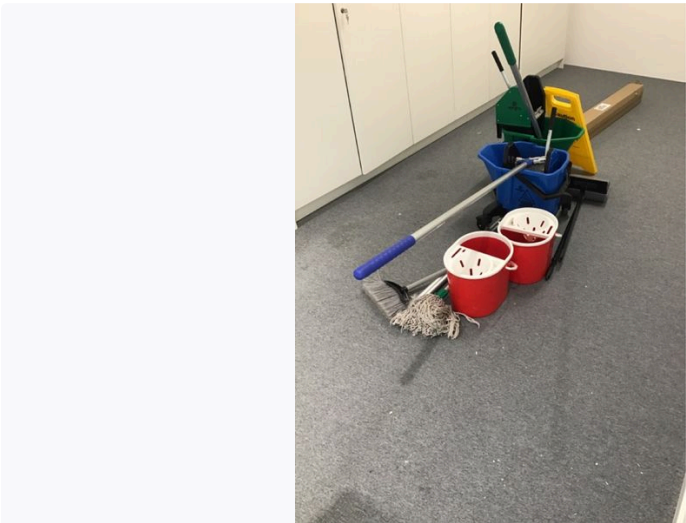
22 Oct 2020 16:03



Ref #10

22 Oct 2020 16:06

10. First Floor Office Space (Cont.)



Ref #10

22 Oct 2020 16:06



Ref #10

22 Oct 2020 16:07

11. First Floor Toilets

Item	Description	Condition
11.1 Overall View	3 x cistern concealed white toilets 3 x white wall hung basins, black fittings 3 x Xerator hand drier 3 x Black toilet roll holders Chrome hand rails to disabled toilet , chrome taps and fittings Mirrors to wall with concealed lighting	All would benefit from further cleaning and plugs missing to 2 of the wash basins



Ref #11

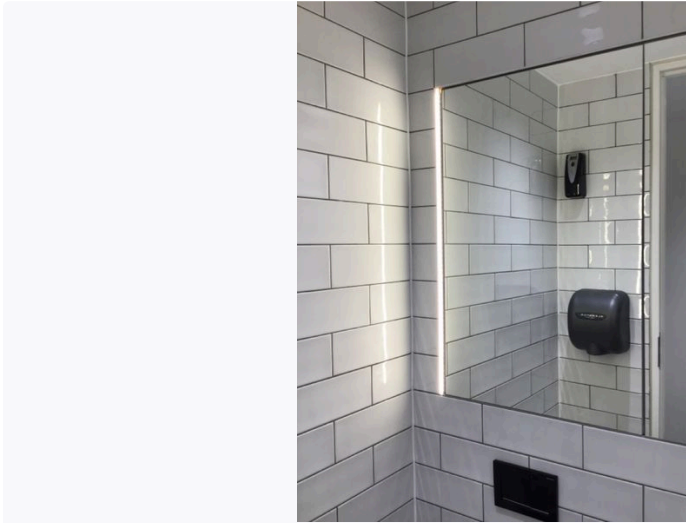
22 Oct 2020 16:04



Ref #11

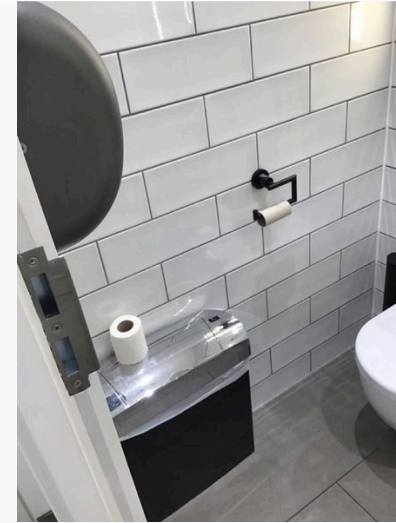
22 Oct 2020 16:04

11. First Floor Toilets (Cont.)



Ref #11

22 Oct 2020 16:04



Ref #11

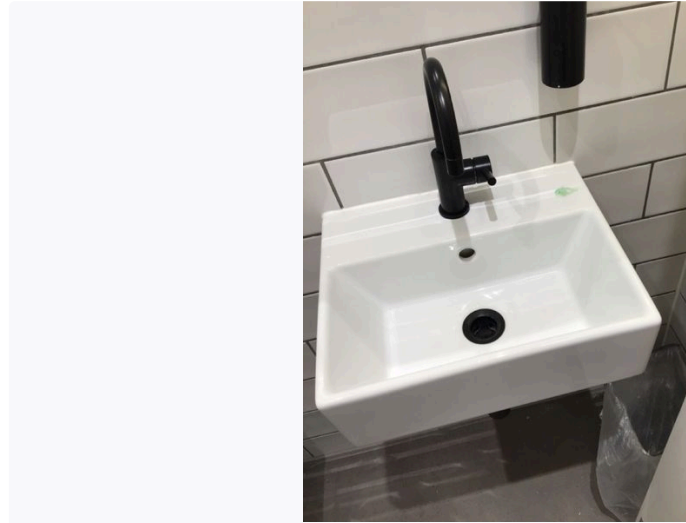
22 Oct 2020 16:04

11. First Floor Toilets (Cont.)



Ref #11

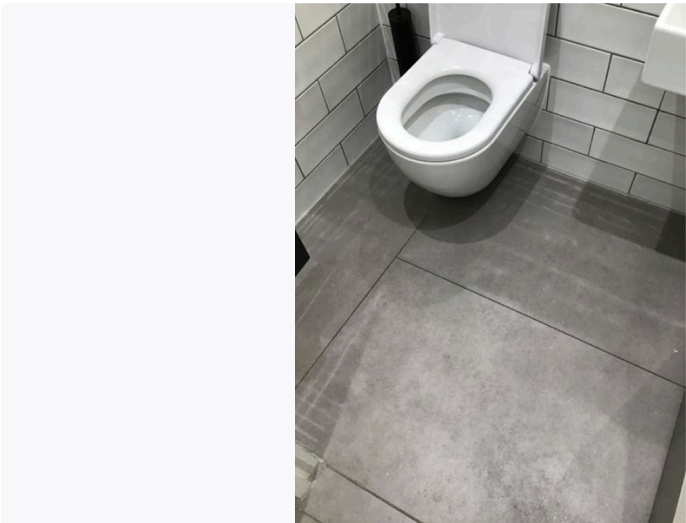
22 Oct 2020 16:04



Ref #11

22 Oct 2020 16:05

11. First Floor Toilets (Cont.)



Ref #11

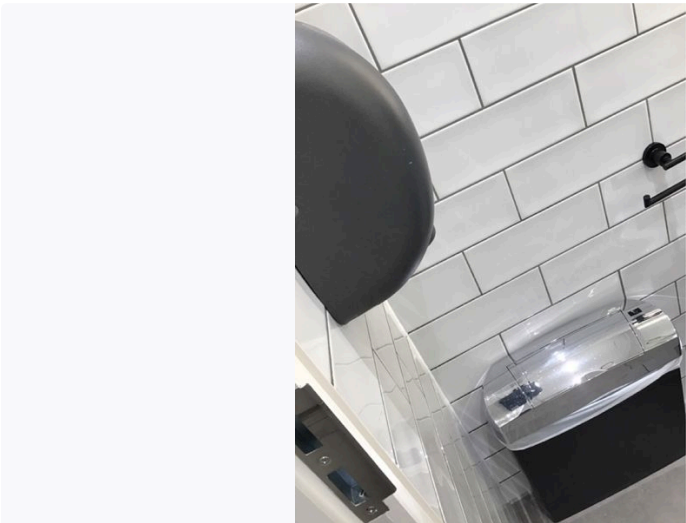
22 Oct 2020 16:05



Ref #11

22 Oct 2020 16:05

11. First Floor Toilets (Cont.)



Ref #11

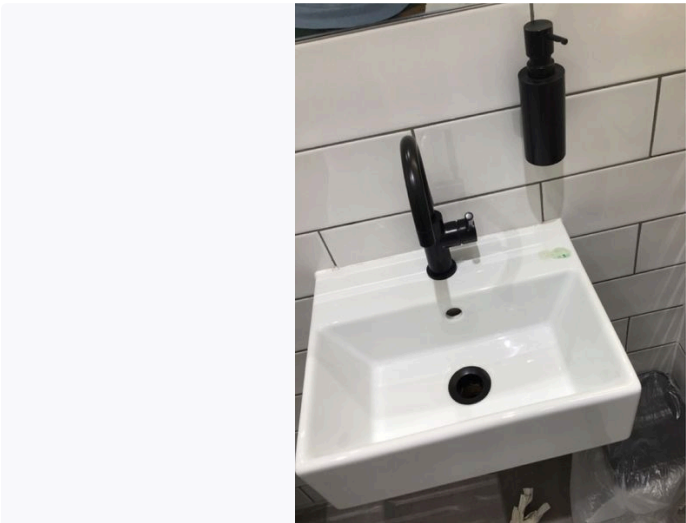
22 Oct 2020 16:05



Ref #11

22 Oct 2020 16:05

11. First Floor Toilets (Cont.)



Ref #11

22 Oct 2020 16:05



Ref #11

22 Oct 2020 16:05

11. First Floor Toilets (Cont.)



Ref #11

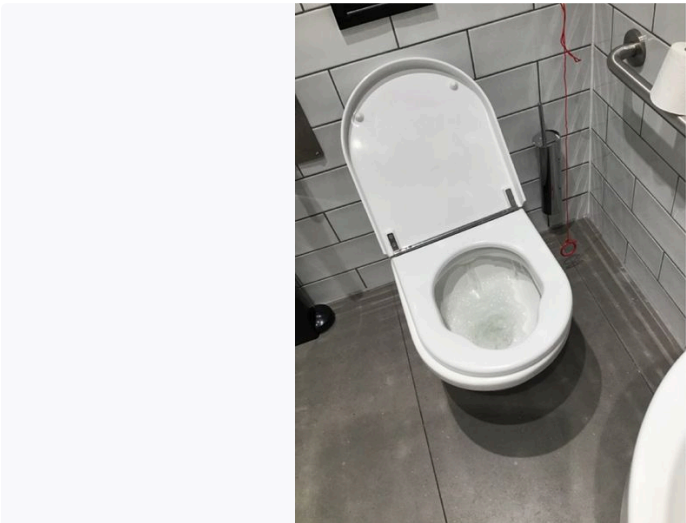
22 Oct 2020 16:05



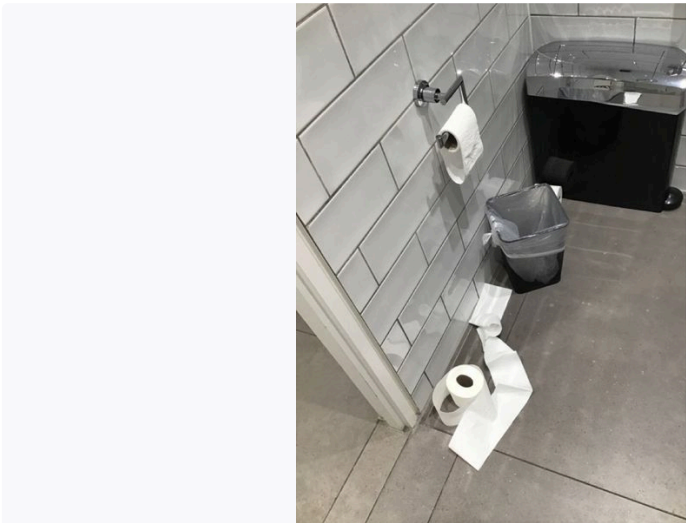
Ref #11

22 Oct 2020 16:05

11. First Floor Toilets (Cont.)



Ref #11



Ref #11

11. First Floor Toilets (Cont.)



Ref #11

22 Oct 2020 16:06

Tenant initials:

12. Ground Floor Foyer And Entrance

Item	Description	Condition
12.1 Overall View	Illustrations of the reception entrance, concierge area and approach to rest of building via stairwells and lifts to all floors	



Ref #12



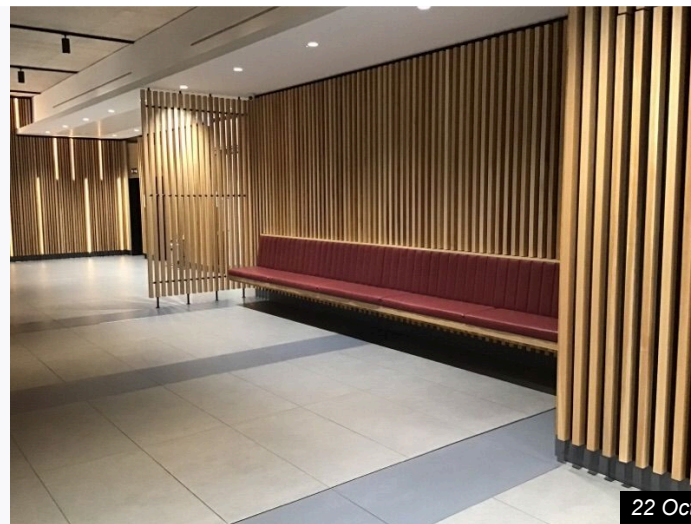
Ref #12

12. Ground Floor Foyer And Entrance (Cont.)



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Ref #12



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Ref #12

12. Ground Floor Foyer And Entrance (Cont.)



22 Oct 2020 16:37

Ref #12



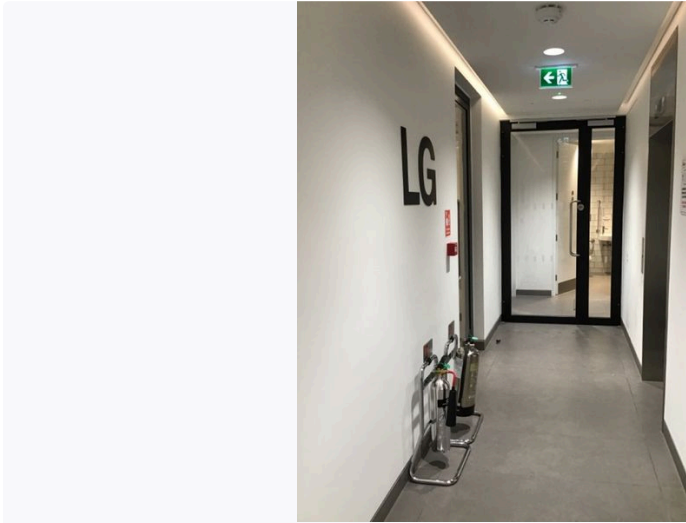
22 Oct 2020 16:37

Ref #12

13. Lower Ground Floor Main Area

Item	Description	Condition
13.1 Main Area	Samsung large tv to wall 22 blue soft seating 28 orange soft seating 23 white pattern soft seating 3 x wood effect desks 20 x white chairs leather seat pads and plastic and wood legs Ping pong table 5 x abstract black framed pictures 2 x abstract wood framed pictures 2 x white boards on stands LG tv furred on pole to ceiling	
13.2 Kitchen Area With Blue/White Flooring	5 x wood wall units 7 x base units, 2 with drawers above , 2 housing indesit dishwashers , 1 housing Ariston water heater and 1 housing insinkerator unit 1 x Wood unit housing hotpoint fridge Stainless steel sunken sink Bosch stainless steel oven Smeg stainless steel cooker hood Indesit electric hob Wood worktop Wood triple unit with metal rubbish bin flaps	

13. Lower Ground Floor Main Area (Cont.)



Ref #13

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Ref #13

22 Oct 2020 16:14

13. Lower Ground Floor Main Area (Cont.)



Ref #13

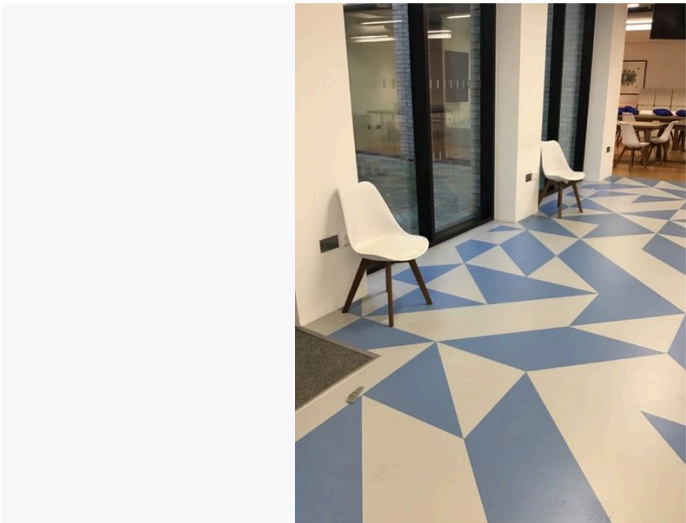
22 Oct 2020 16:14



Ref #13

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13. Lower Ground Floor Main Area (Cont.)



Ref #13

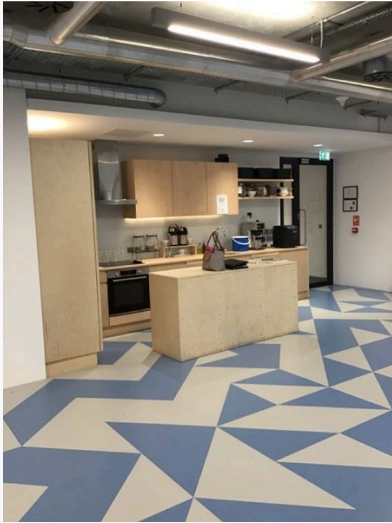
22 Oct 2020 16:14



Ref #13

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13. Lower Ground Floor Main Area (Cont.)



Ref #13

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Ref #13

22 Oct 2020 16:15

13. Lower Ground Floor Main Area (Cont.)



Ref #13

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Ref #13

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13. Lower Ground Floor Main Area (Cont.)



Ref #13

22 Oct 2020 16:15



Ref #13

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13. Lower Ground Floor Main Area (Cont.)



Ref #13

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Ref #13

22 Oct 2020 16:15

13. Lower Ground Floor Main Area (Cont.)



Ref #13

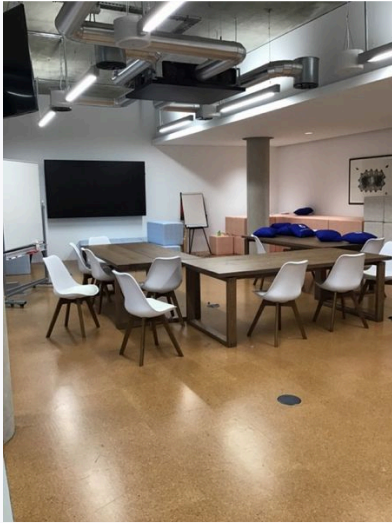
22 Oct 2020 16:15



Ref #13

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13. Lower Ground Floor Main Area (Cont.)



Ref #13

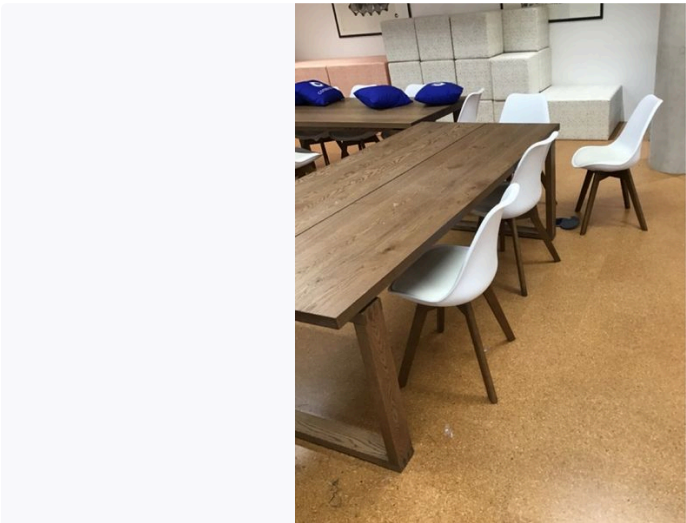
22 Oct 2020 16:16



Ref #13

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13. Lower Ground Floor Main Area (Cont.)



Ref #13

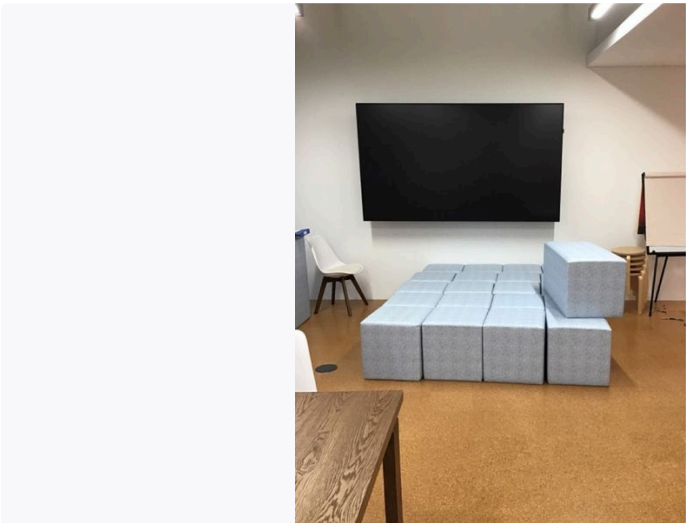
22 Oct 2020 16:16



Ref #13

22 Oct 2020 16:16

13. Lower Ground Floor Main Area (Cont.)



Ref #13

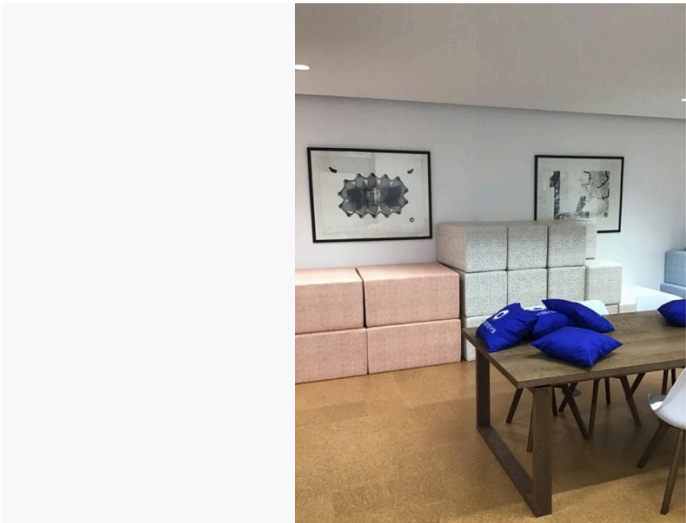
22 Oct 2020 16:16



Ref #13

22 Oct 2020 16:16

13. Lower Ground Floor Main Area (Cont.)



Ref #13

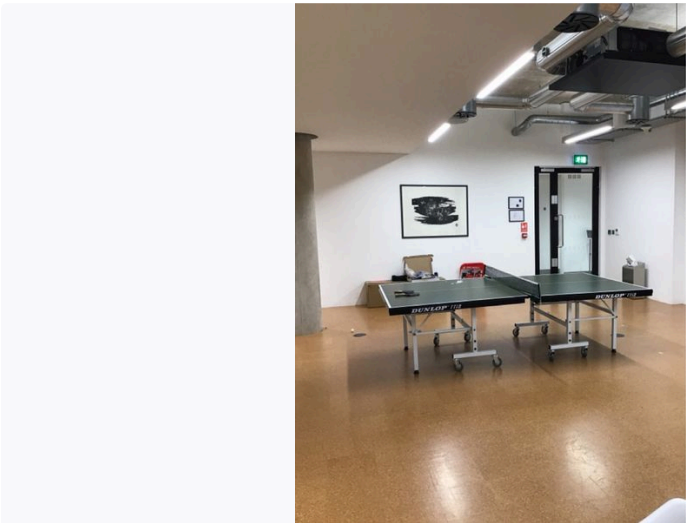
22 Oct 2020 16:17



Ref #13

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13. Lower Ground Floor Main Area (Cont.)



Ref #13

22 Oct 2020 16:17



Ref #13

22 Oct 2020 16:17

13. Lower Ground Floor Main Area (Cont.)



Ref #13

22 Oct 2020 16:17



Ref #13

22 Oct 2020 16:17

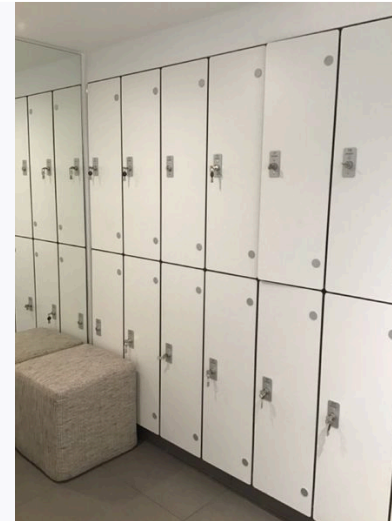
14. Lower Ground Floor Locker Room/Showers

Item	Description	Condition
14.1 Locker Room	30 lockers with keys Large mirror to wall White leather cube seat and beige fabric cube seat	
14.2 Shower Rooms X 2	White wall tiles Black shower fittings Glass shower cubicle with chrome handle to door Grey tiled flooring	Both need cleaning and both have the flexi hoses detached and to floor with missing attachments; Both have an unpleasant smell/odour; Old used towel left on hook



Ref #14

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Ref #14

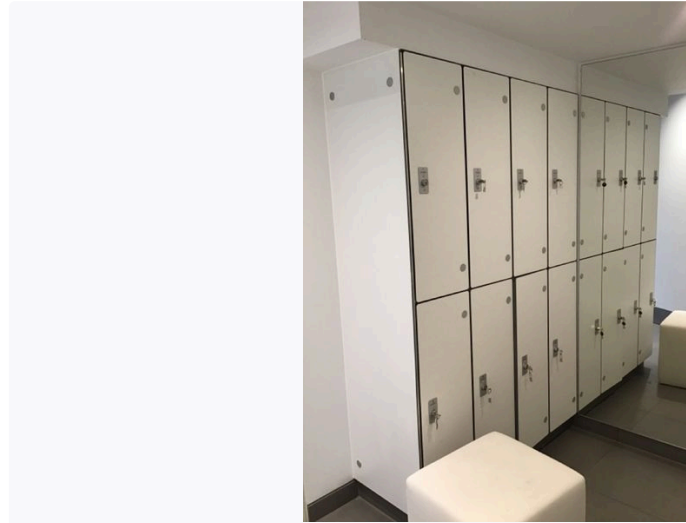
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14. Lower Ground Floor Locker Room/Showers (Cont.)



Ref #14

22 Oct 2020 16:22

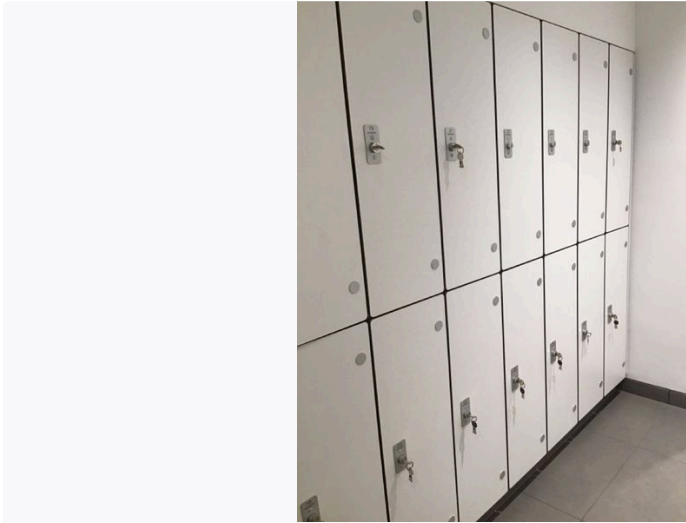


Ref #14

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Tenant initials:

14. Lower Ground Floor Locker Room/Showers (Cont.)



Ref #14

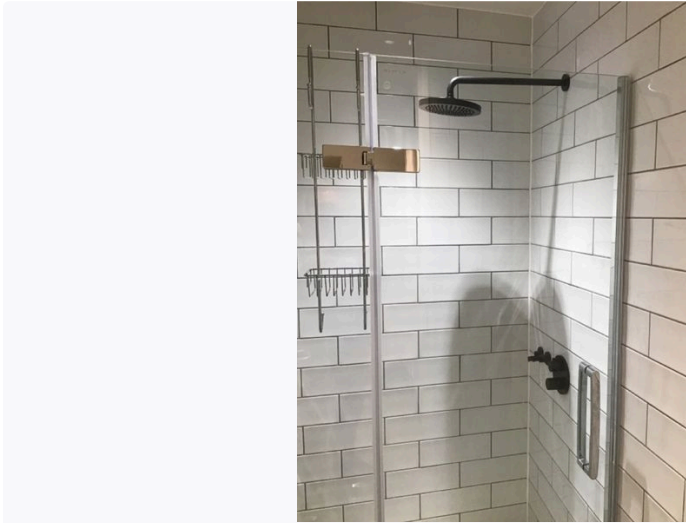
22 Oct 2020 16:22



Ref #14

22 Oct 2020 16:22

14. Lower Ground Floor Locker Room/Showers (Cont.)



Ref #14

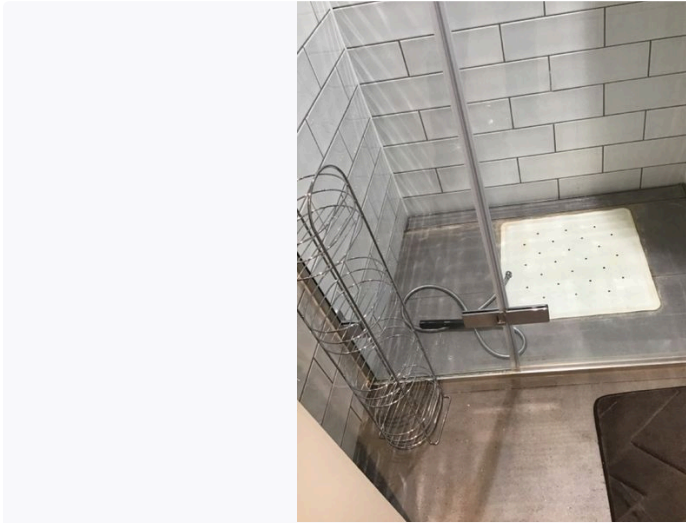
22 Oct 2020 16:22



Ref #14

22 Oct 2020 16:22

14. Lower Ground Floor Locker Room/Showers (Cont.)

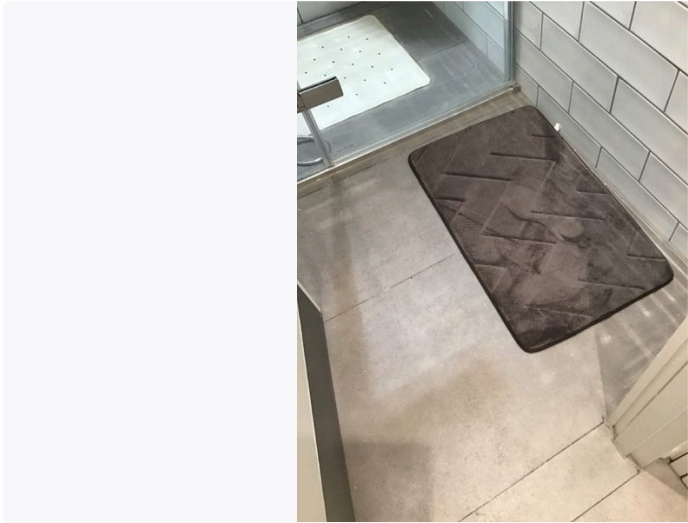


Ref #14



Ref #14

14. Lower Ground Floor Locker Room/Showers (Cont.)



Ref #14

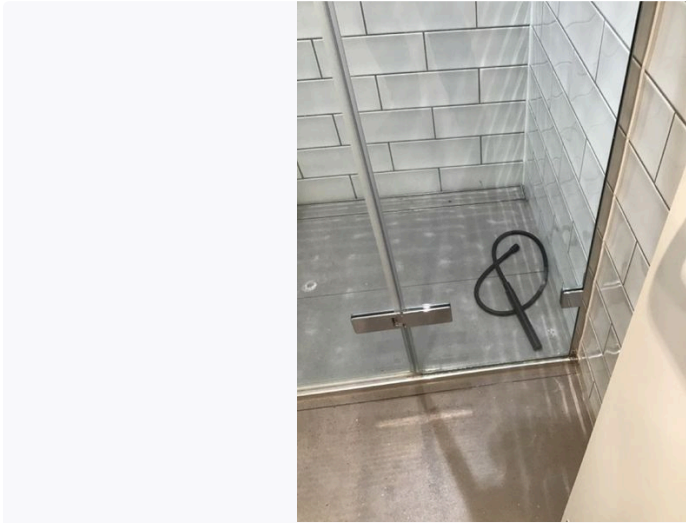
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Ref #14

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14. Lower Ground Floor Locker Room/Showers (Cont.)



Ref #14

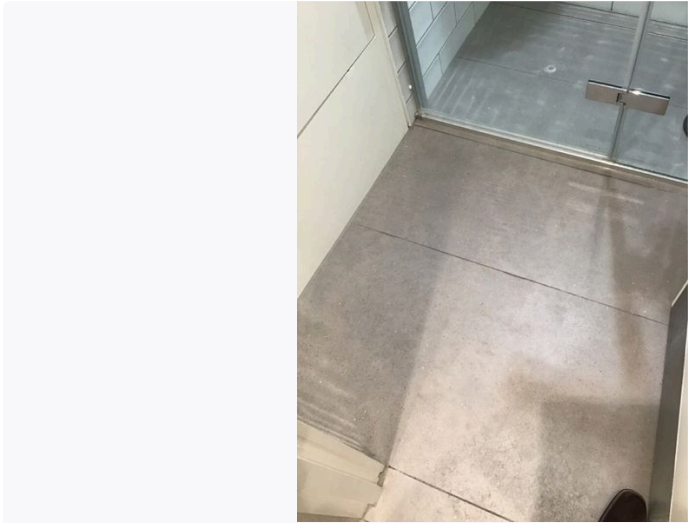
22 Oct 2020 16:23



Ref #14

22 Oct 2020 16:23

14. Lower Ground Floor Locker Room/Showers (Cont.)



Ref #14

22 Oct 2020 16:23

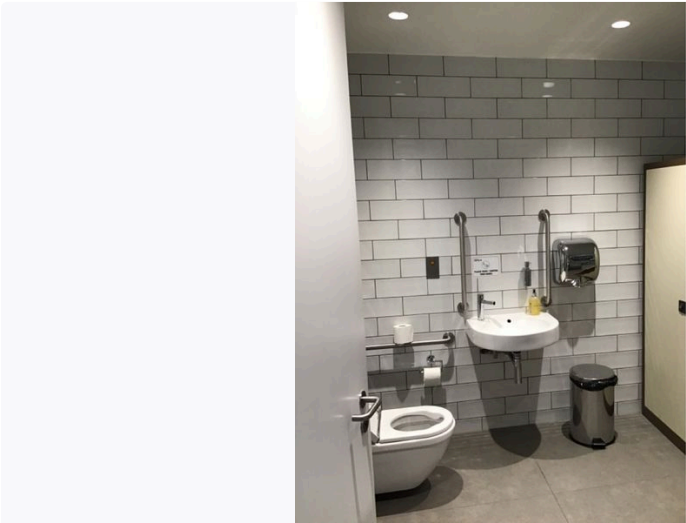
Tenant initials:

178

Date: 22 October 2020

15. Lower Ground Floor Disabled Shower Room

Item	Description	Condition
15.1 Disabled Shower Room	White wall tiles White toilet and wall hung basin Mirror to wall Chrome handles rails Chrome shower fittings and pull down seat Xleratiror dryer Cream and brown metal Double storage unit	



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15. Lower Ground Floor Disabled Shower Room (Cont.)



Ref #15

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Ref #15

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15. Lower Ground Floor Disabled Shower Room (Cont.)



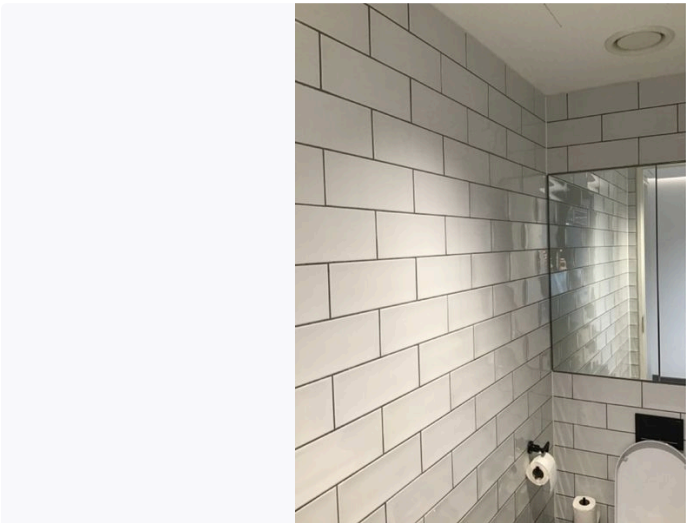
Ref #15

22 Oct 2020 16:25

16. Lower Ground Floor Toilets

Item	Description	Condition
16.1 Toilets X 2	White wall tiles White toilet and wall hung basin Xerator dryer Black fittings Double mirror cabinet to wall	
 Ref #16 22 Oct 2020 16:26  Ref #16 22 Oct 2020 16:27		

16. Lower Ground Floor Toilets (Cont.)



Ref #16

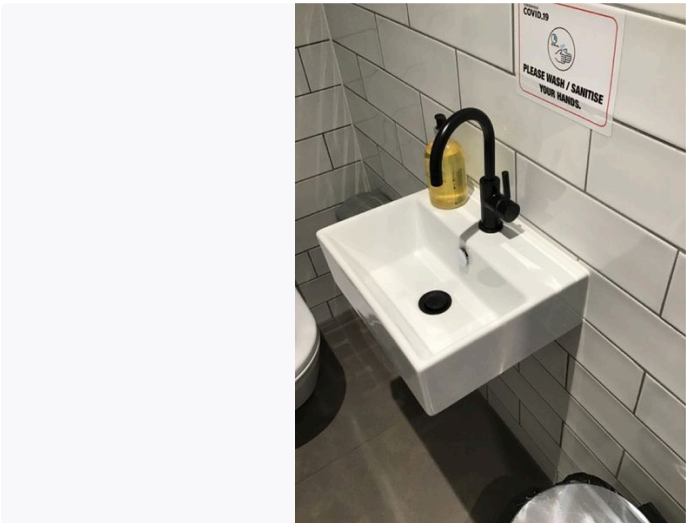
22 Oct 2020 16:27



Ref #16

22 Oct 2020 16:27

16. Lower Ground Floor Toilets (Cont.)



Ref #16

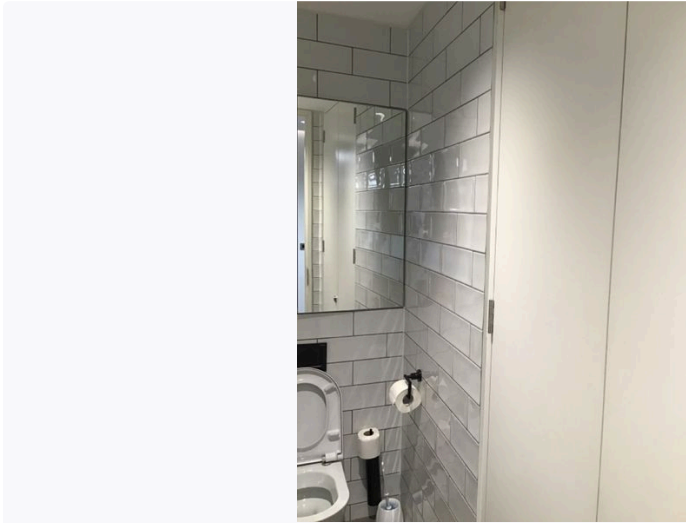
22 Oct 2020 16:27



Ref #16

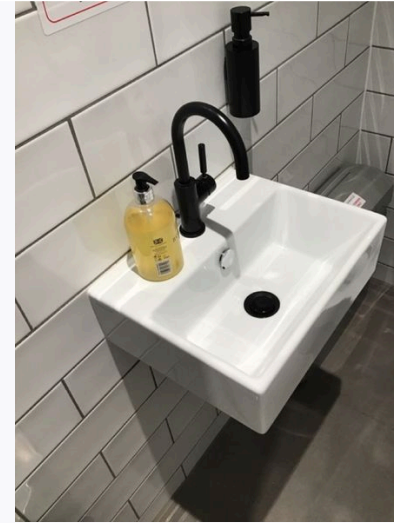
22 Oct 2020 16:27

16. Lower Ground Floor Toilets (Cont.)



Ref #16

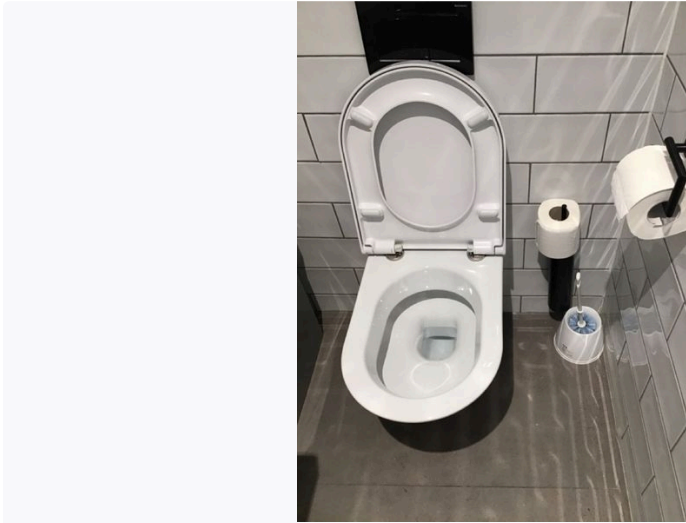
22 Oct 2020 16:27



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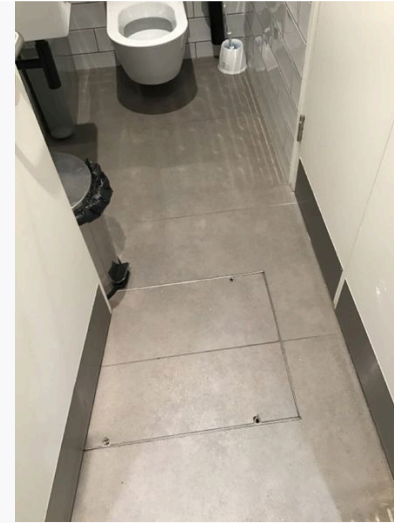
22 Oct 2020 16:27

16. Lower Ground Floor Toilets (Cont.)



Ref #16

22 Oct 2020 16:27



Ref #16

22 Oct 2020 16:28

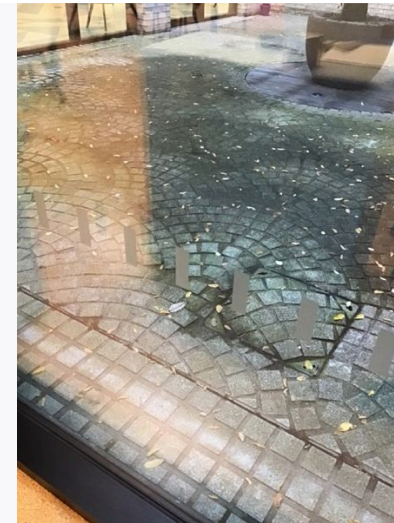
17. Lower Ground Floor Courtyard

Item	Description	Condition
17.1 Ceiling	Tiled floor with circular decking area and integrated chrome lights Large pot with Olive tree in	Floor base is stained, weathered with few dead leaves



Ref #17

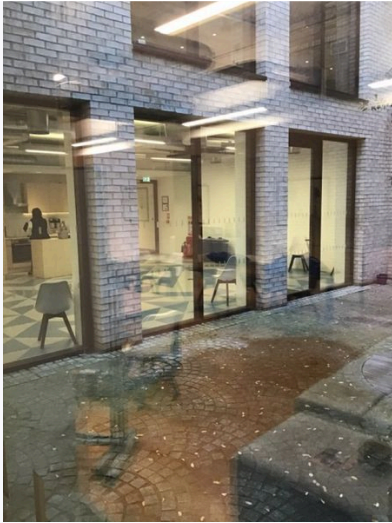
22 Oct 2020 16:18



Ref #17

22 Oct 2020 16:18

17. Lower Ground Floor Courtyard (Cont.)



Ref #17

22 Oct 2020 16:18