GRADE A OFFICE ACCOMMODATION
RANGING FROM 14,000 - 43,000 SQ.FT
PRELIMINARY ANNOUNCEMENT * FOLLOWING COMPREHENSIVE REFURBISHMENT
PROPOSED GROUND FLOOR PLAN

14,000 - 43,000 SQ.FT GRADE A OFFICE ACCOMMODATION

KEY FEATURES:

- 240 CAR SPACES 1:179 SQ FT RATIO
- MALE & FEMALE SHOWER FACILITIES
- DRYING ROOM
- TRAM STOP ADJACENT
- BIKE RACKS
- BIKE REPAIR STATION
- AIR CONDITIONING
- TARGETING EPC B +
- BREEAM - Very Good

CONTACT:

To discuss how Knight Property Group can accommodate you, please contact:

Cameron Stott
T: 0131 301 6715 / 07785 907 096
E: cameron.stott@eu.jll.com

For more information visit:
www.4-5lochsideavenue.co.uk

FLOOR AREAS:

<table>
<thead>
<tr>
<th>Location</th>
<th>Area</th>
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</thead>
<tbody>
<tr>
<td>Reception</td>
<td>452 sq.ft</td>
</tr>
<tr>
<td>Ground Floor</td>
<td>12,896 sq.ft</td>
</tr>
<tr>
<td>First Floor</td>
<td>14,865 sq.ft</td>
</tr>
<tr>
<td>Second Floor</td>
<td>14,812 sq.ft</td>
</tr>
<tr>
<td>Total</td>
<td>43,025 sq.ft</td>
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</tbody>
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