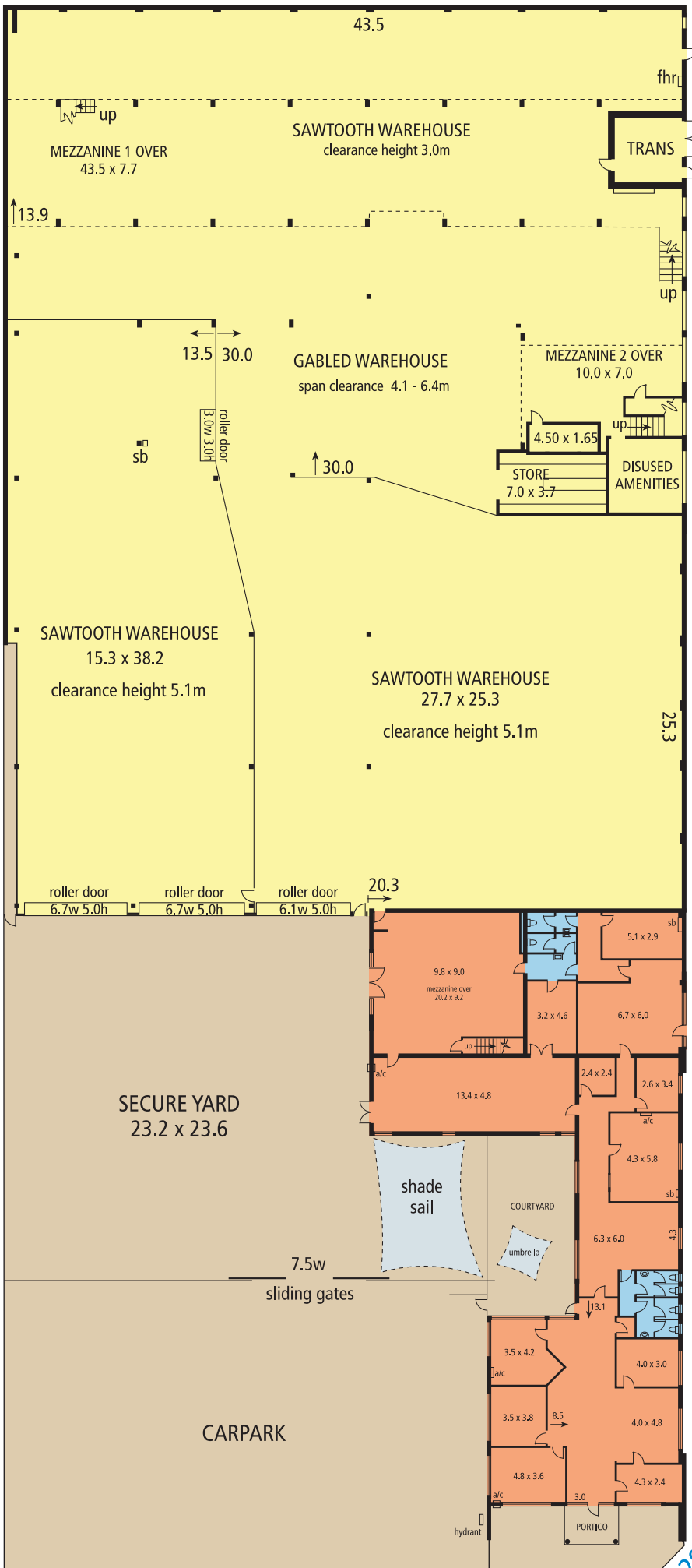


44.07

Leedwell



DUNCAN STREET

96.74

STREET

99.38

41.02
BENNET AVENUE

4.29

20 Bennet Avenue, Melrose Park
ESTIMATED GROSS LETTABLE AREA

WAREHOUSE:	2,560 sq.metres
OFFICES:	485 sq.metres
AMENITIES:	30 sq.metres

TOTAL GROSS LA: 3,075 sq.metres

Complies with the
PCA Method of Measurement

Site Area:
4,379 sq.metres

*approximate only -
not surveyed

MEZZANINE 1:
330 sq.metres

MEZZANINE 2:
70 sq.metres

MEZZANINE 3:
185 sq.metres

sb = switch board
dist = distribution board
fe = fire extinguisher
fhr = fire hose reel
hws = hot water service
trans = transformer
a/c = air conditioner

