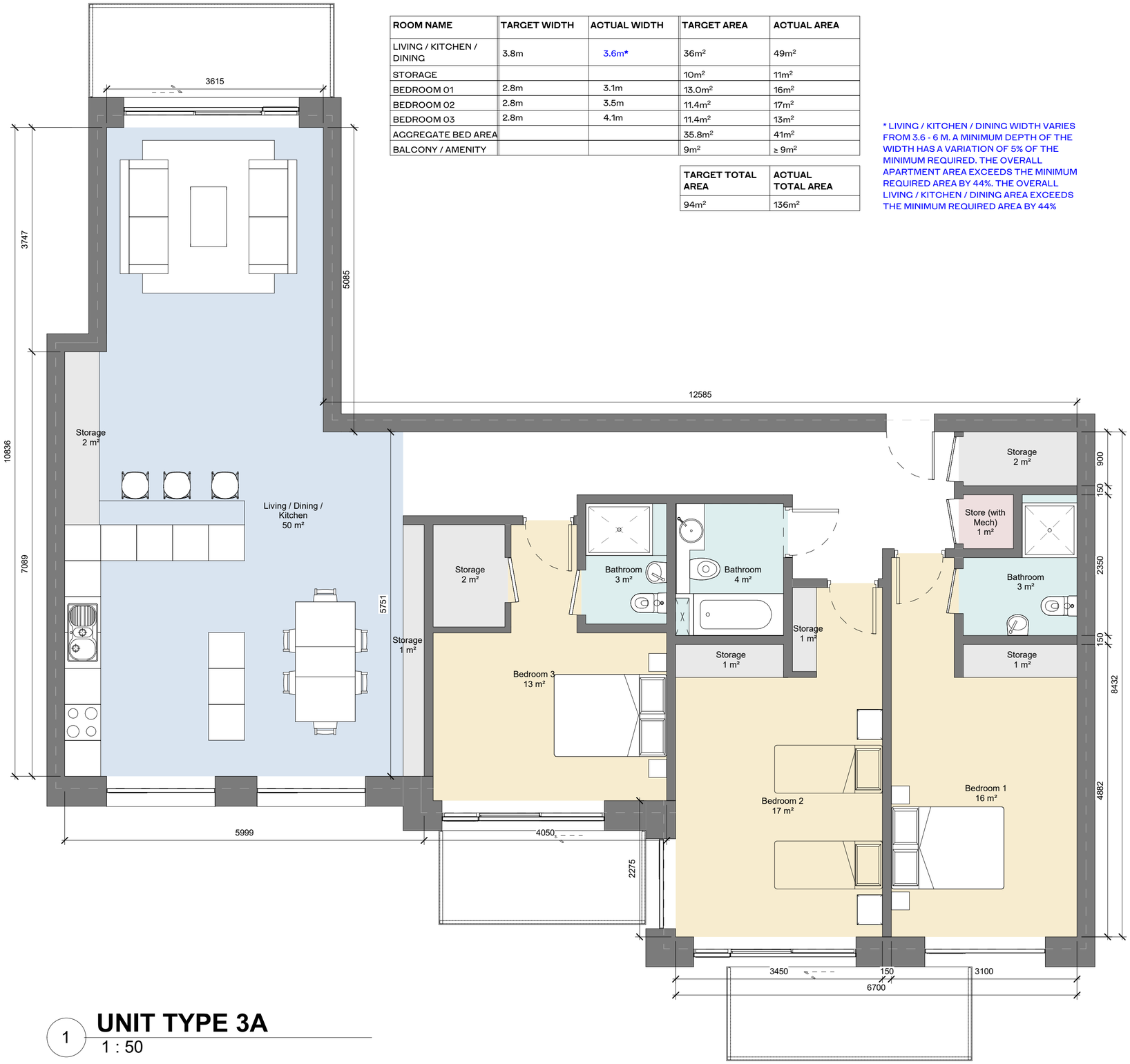

1 **UNIT TYPE 3A**
1 : 50

ROOM NAME	TARGET WIDTH	ACTUAL WIDTH	TARGET AREA	ACTUAL AREA
LIVING / KITCHEN / DINING	3.8m	3.6m*	36m²	49m²
STORAGE			10m²	11m²
BEDROOM 01	2.8m	3.1m	13.0m²	16m²
BEDROOM 02	2.8m	3.5m	11.4m²	17m²
BEDROOM 03	2.8m	4.1m	11.4m²	13m²
AGGREGATE BED AREA			35.8m²	41m²
BALCONY / AMENITY			9m²	≥ 9m²

TARGET TOTAL AREA	ACTUAL TOTAL AREA
94m²	136m²

* LIVING / KITCHEN / DINING WIDTH VARIES FROM 3.6 - 6 M. A MINIMUM DEPTH OF THE WIDTH HAS A VARIATION OF 5% OF THE MINIMUM REQUIRED. THE OVERALL APARTMENT AREA EXCEEDS THE MINIMUM REQUIRED AREA BY 44%. THE OVERALL LIVING / KITCHEN / DINING AREA EXCEEDS THE MINIMUM REQUIRED AREA BY 44%

Room Name Legend

- Bathroom
- Bedroom 1
- Bedroom 2
- Bedroom 3
- Living / Dining / Kitchen
- Storage
- Store (with Mech)

ALL DIMENSIONS TO BE CHECKED ON SITE
NO DIMENSIONS TO BE SCALED FROM THIS DRAWING
DRAWING IS TO BE READ IN CONJUNCTION WITH RELEVANT CONSULTANTS DRAWINGS

THIS DRAWING IS FOR INFORMATION PURPOSES ONLY. MINIMUM WIDTHS, AREAS & AGGREGATE AREAS TAKEN FROM DHP&LG, SUSTAINABLE URBAN HOUSING: DESIGN STANDARDS FOR NEW APARTMENTS, GUIDELINES FOR PLANNING AUTHORITIES (2020).

DIMENSIONS, UNIT DOORS, BALCONIES AND WINDOWS SHOWN ARE INDICATIVE FOR THE TYPICAL APARTMENT TYPE ONLY. REFER TO ACCOMPANYING HOUSING QUALITY ASSESSMENT REPORT & SCHEDULE OF AREAS, AND ARCHITECTURAL DRAWINGS, PROPOSED FLOOR PLANS FOR THE FOLLOWING INFORMATION RELATING TO INDIVIDUAL APARTMENTS: LEVELS, APARTMENT NUMBERING, LOCATION, ORIENTATION, ENTRANCE DOOR POSITION, BALCONIES

REV	DATE	DESCRIPTION	CKH	DRN
P1	31/05/2022	ISSUED FOR PLANNING APPROVAL	BR	CS

STATUS CODE DESCRIPTION
ISSUED FOR PLANNING APPROVAL

CLIENT
Ravensbrook Limited

PROJECT
Belgard Square East, Belgard Road and Blessington Road, Tallaght, Dublin 24.

DRAWING
UNIT LAYOUT 3A

PROJECT NUMBER
950819

DATE
28/04/2022

SCALE@ A2:
As indicated

DRAWN/CHECKED:
CS/ BR

STATUS CODE: A1

DRAWING NUMBER: BR-HJL-00-ZZ-DR-A-1651

REVISION: P1

Henry J Lyons

Architecture + Interiors
henryjlyons.com

+353 1 888 3333
info@henryjlyons.com

51-54 Pearse Street
Dublin D02 KA66