

THE  
METCALF

ST. JAMES'S

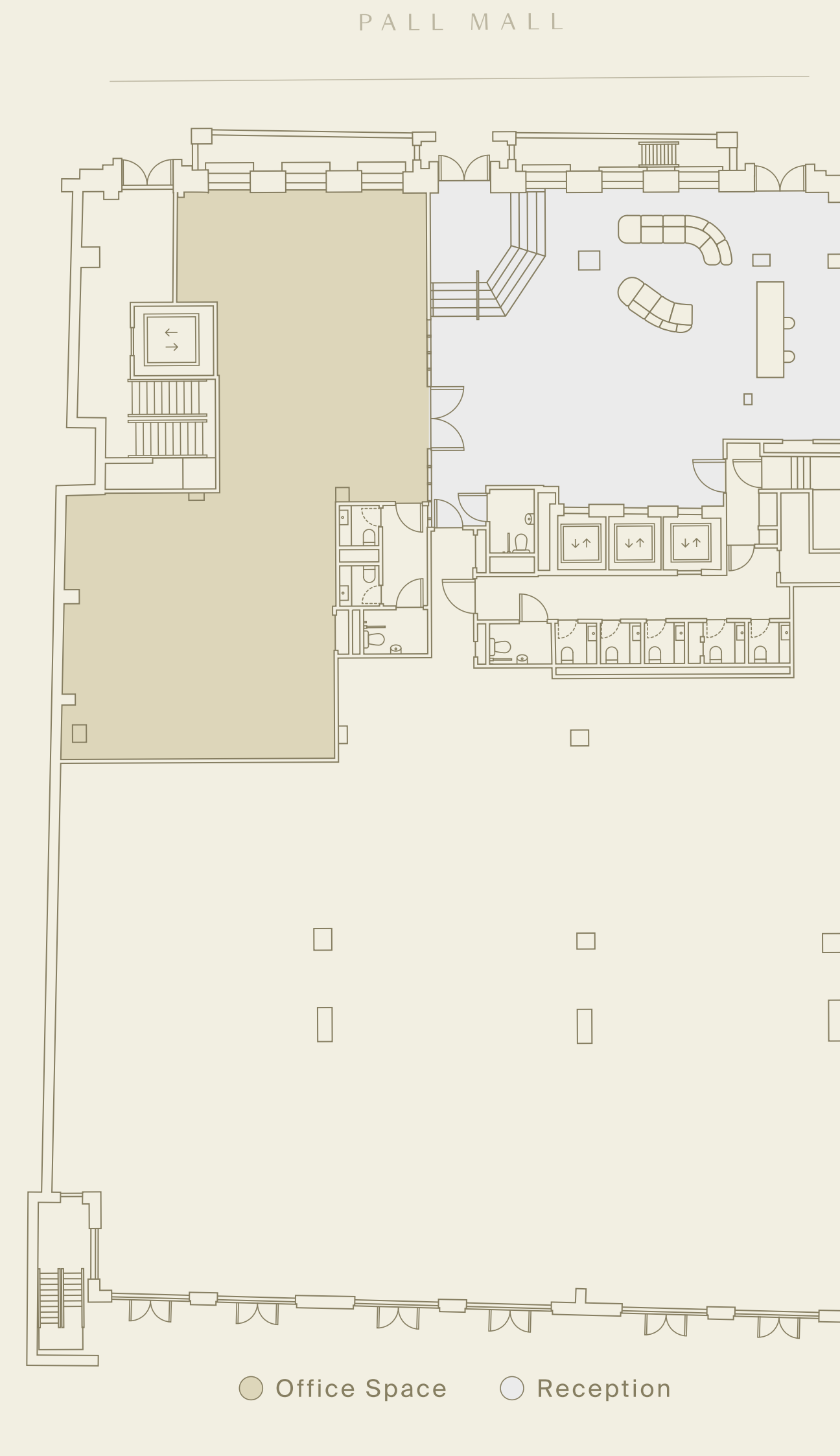
FLOORPLANS

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# AVAILABILITY

FLOOR	SQ FT
Communal roof terrace & pavilion	1,554
Six	LET
Five	6,391
Four	7,071
Three	LET
Two	7,201
One	7,224
Ground	LET
Ground	1,818
<b>TOTAL</b>	<b>29,705</b>

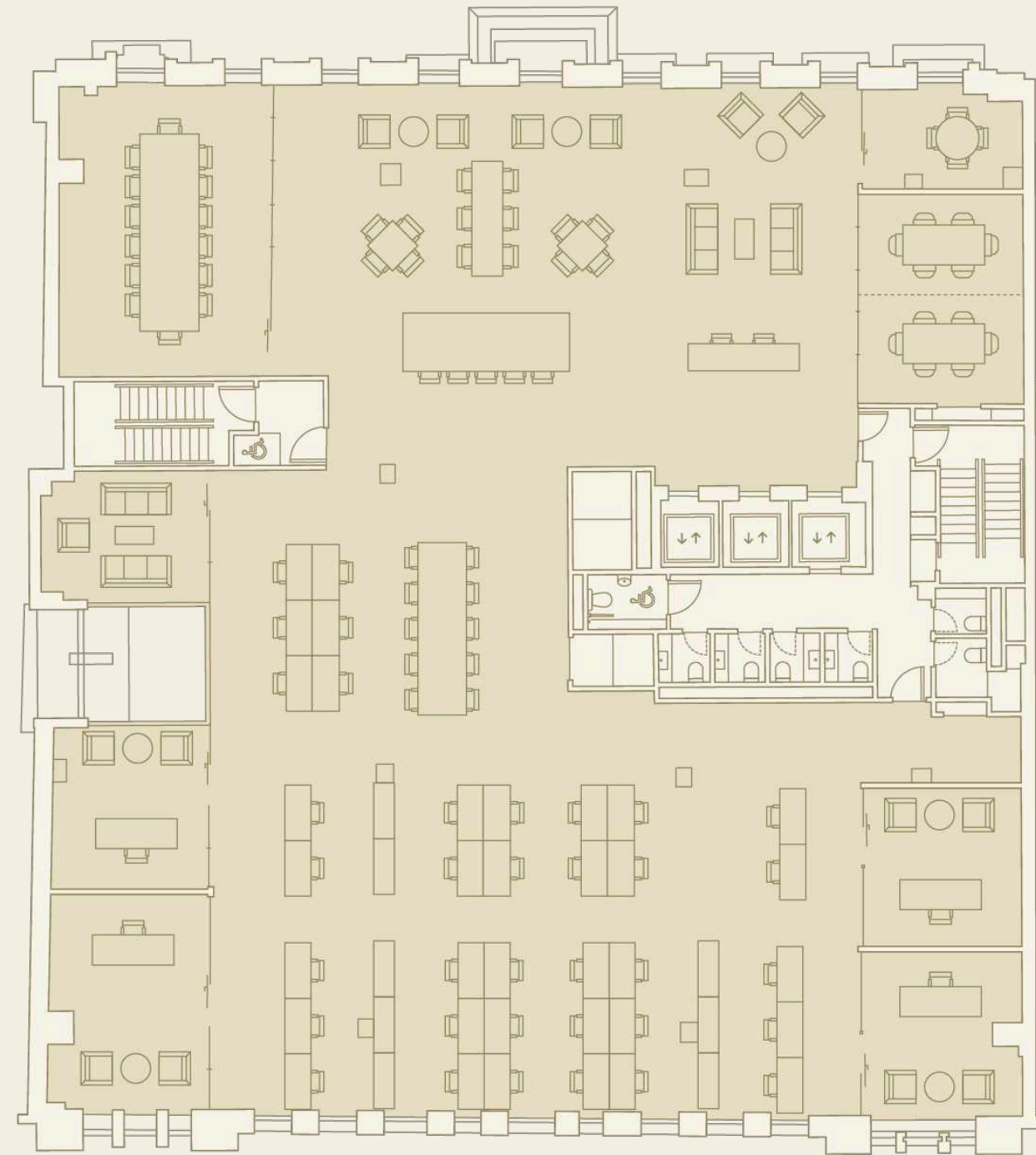
\*Floors Ground - Six measurements are NIA  
Pavilion and roof terrace measurements are GIA



**GROUND FLOOR**  
1,818 sq ft | 169 sq m



PALL MALL

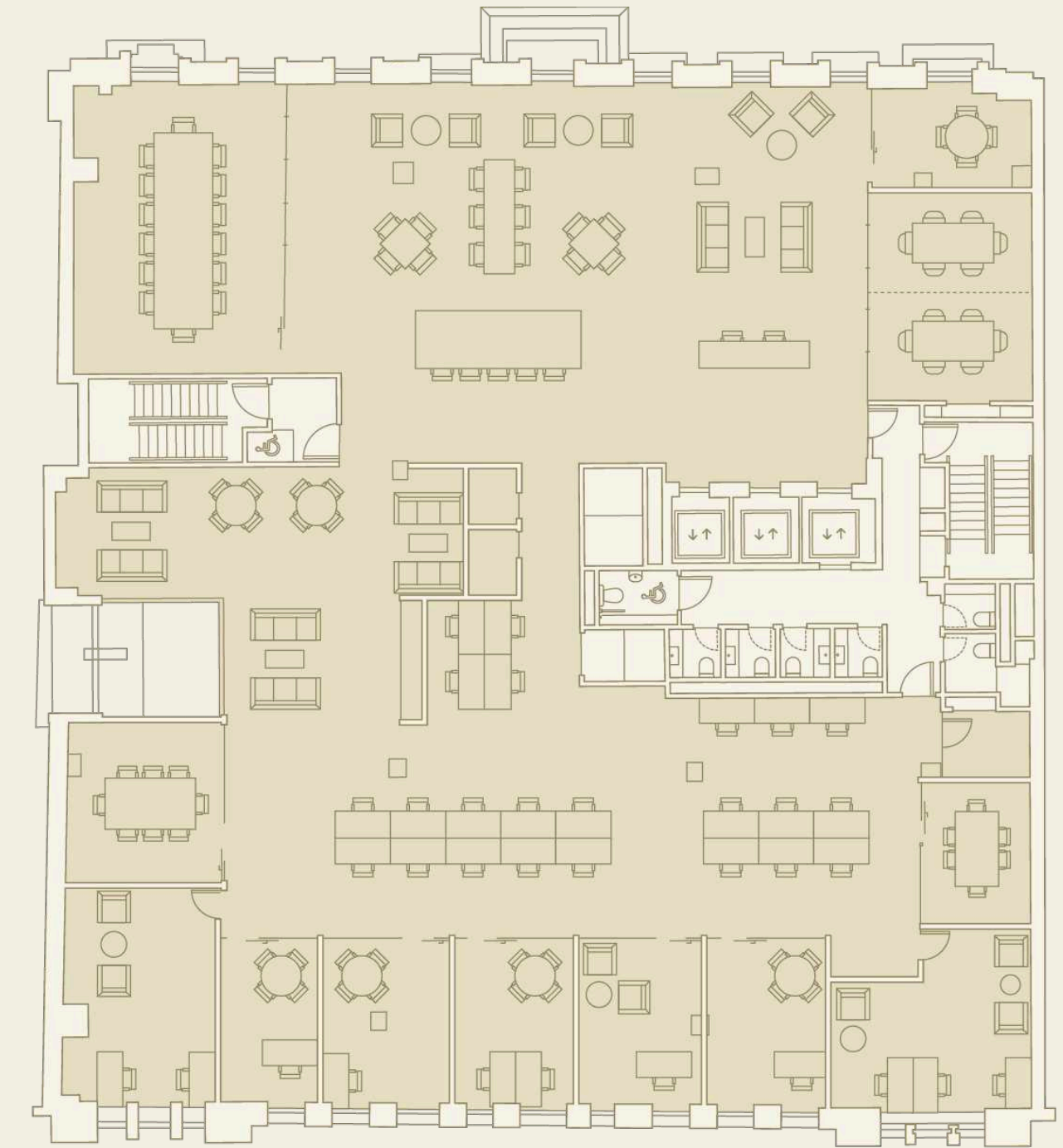


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OPEN PLAN LAYOUT  
7,096 sf ft | 659 sq m

Open plan workstations	36
Informal working	29
Private offices	4
Meeting room (4 person)	1
Meeting room (6 person)	36
Meeting room (14 person)	2
<b>Total headcount</b>	<b>40</b>

PALL MALL

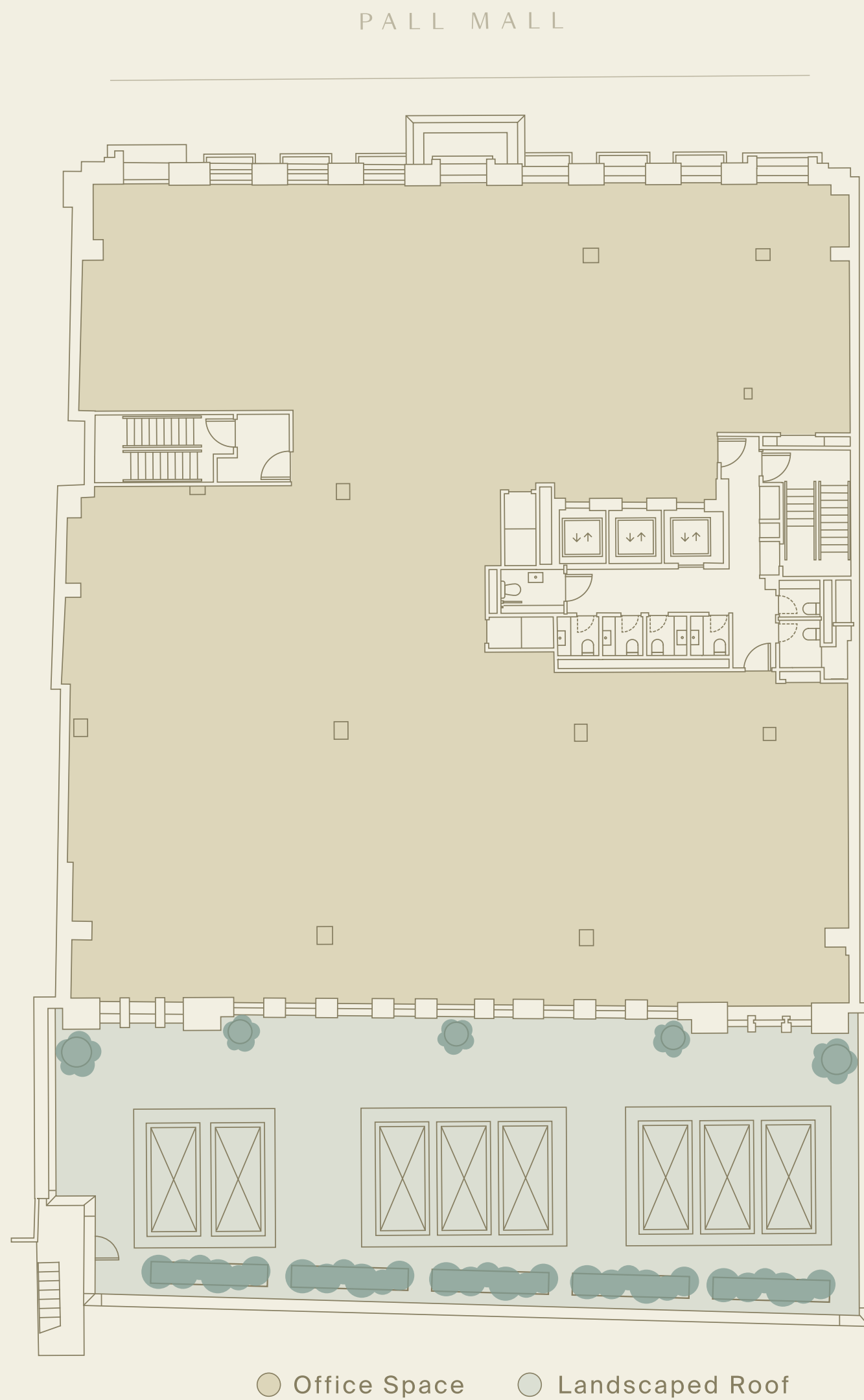


CELLULAR LAYOUT  
7,096 sf ft | 659 sq m

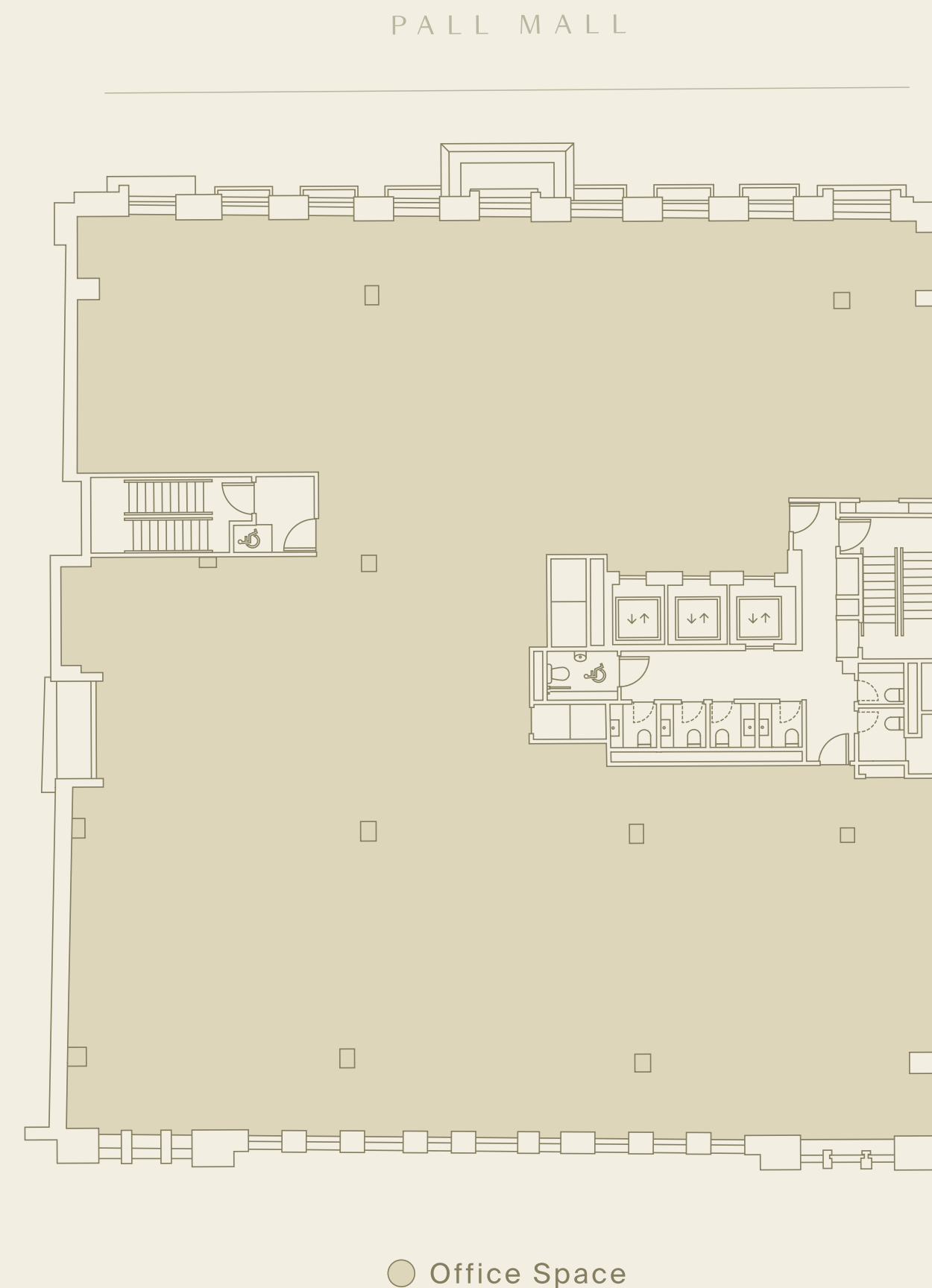
Open plan workstations	23
Informal working	19
Private offices	7
Meeting room (4 person)	1
Meeting room (6 person)	3
Meeting room (8 person)	1
Meeting room (14 person)	1
<b>Total headcount</b>	<b>33</b>



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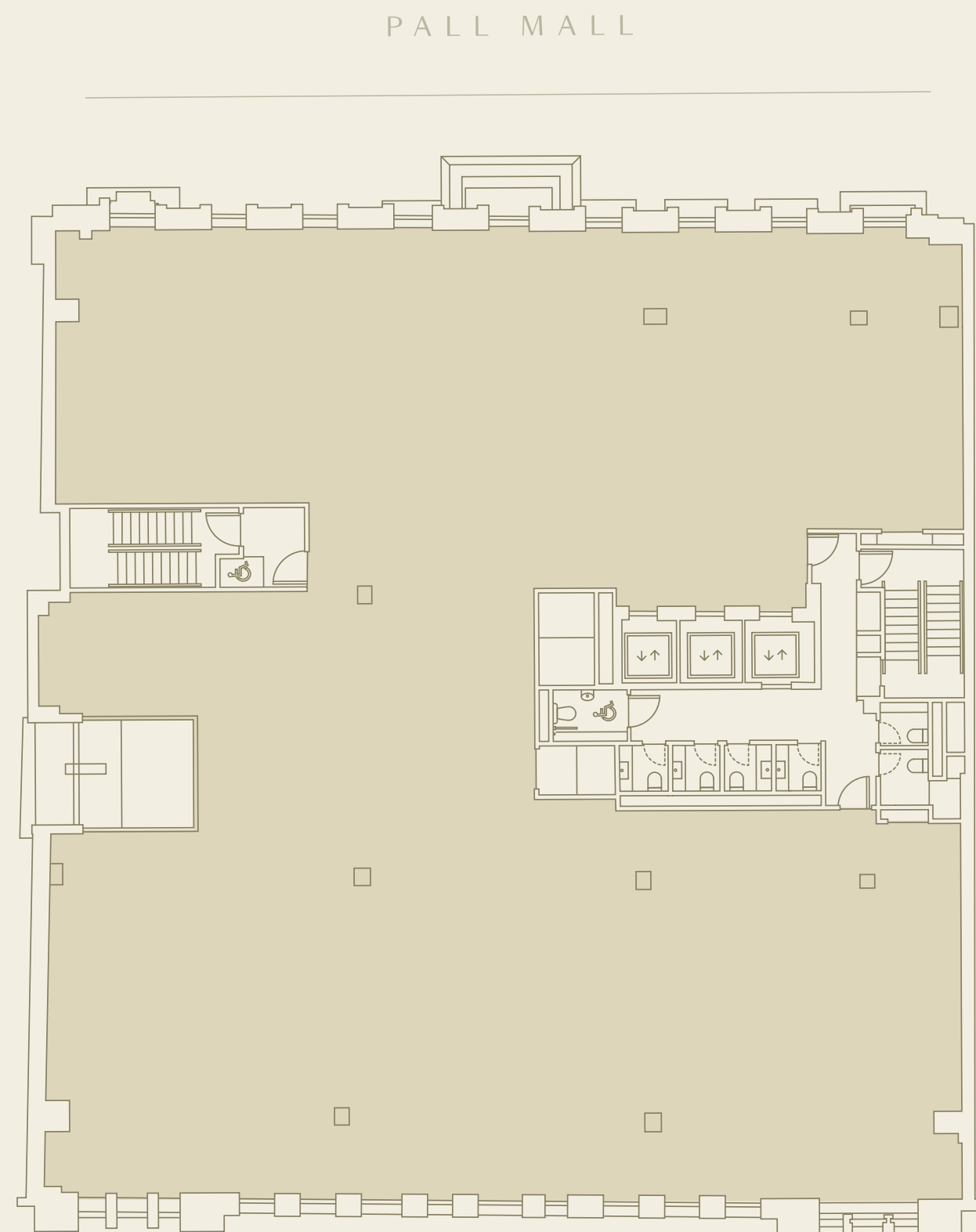
FLOOR ONE  
7,224 sf ft | 671 sq m



FLOOR TWO  
7,201 sf ft | 669 sq m

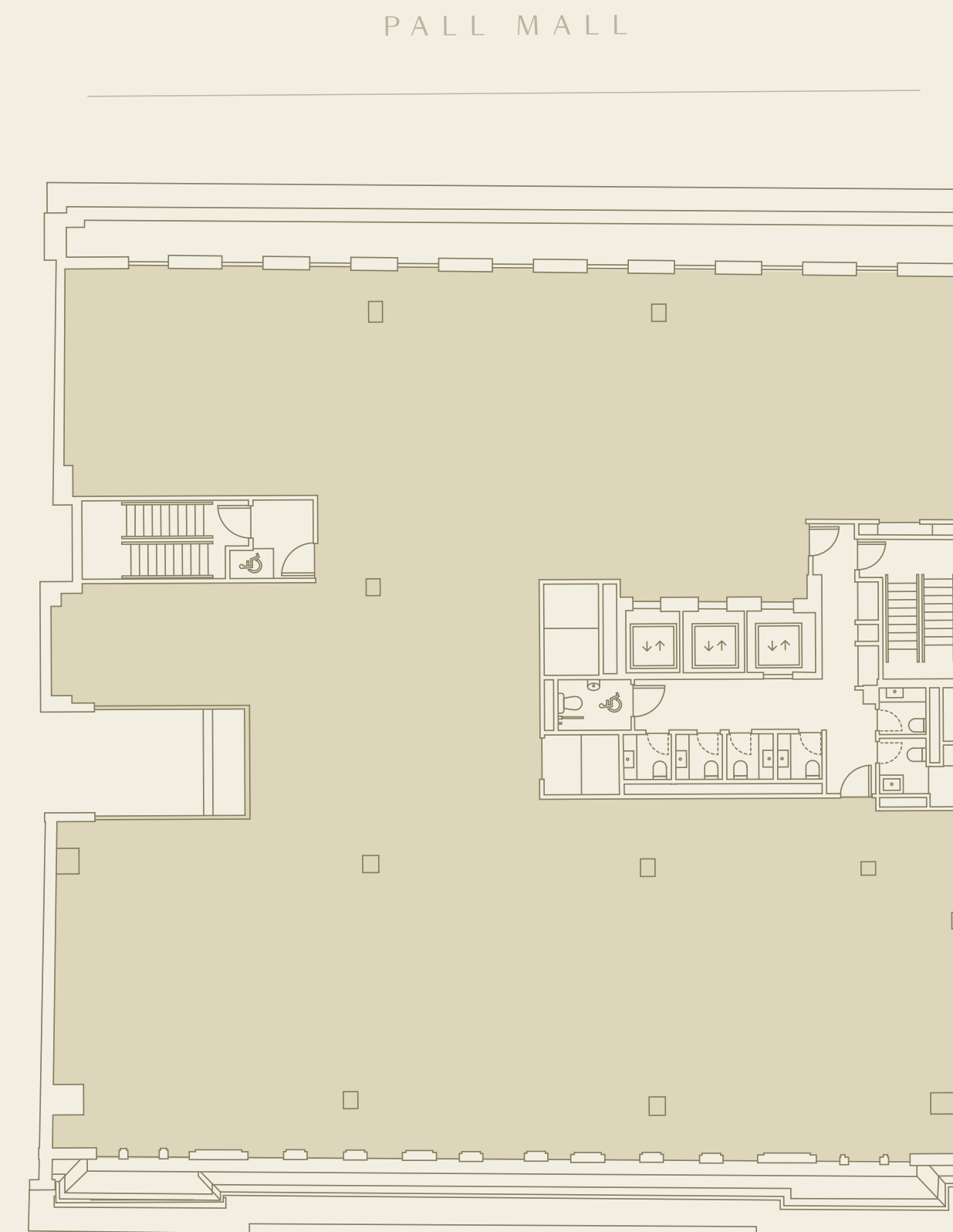


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● Office Space

FLOOR FOUR  
7,071 sf ft | 657 sq m

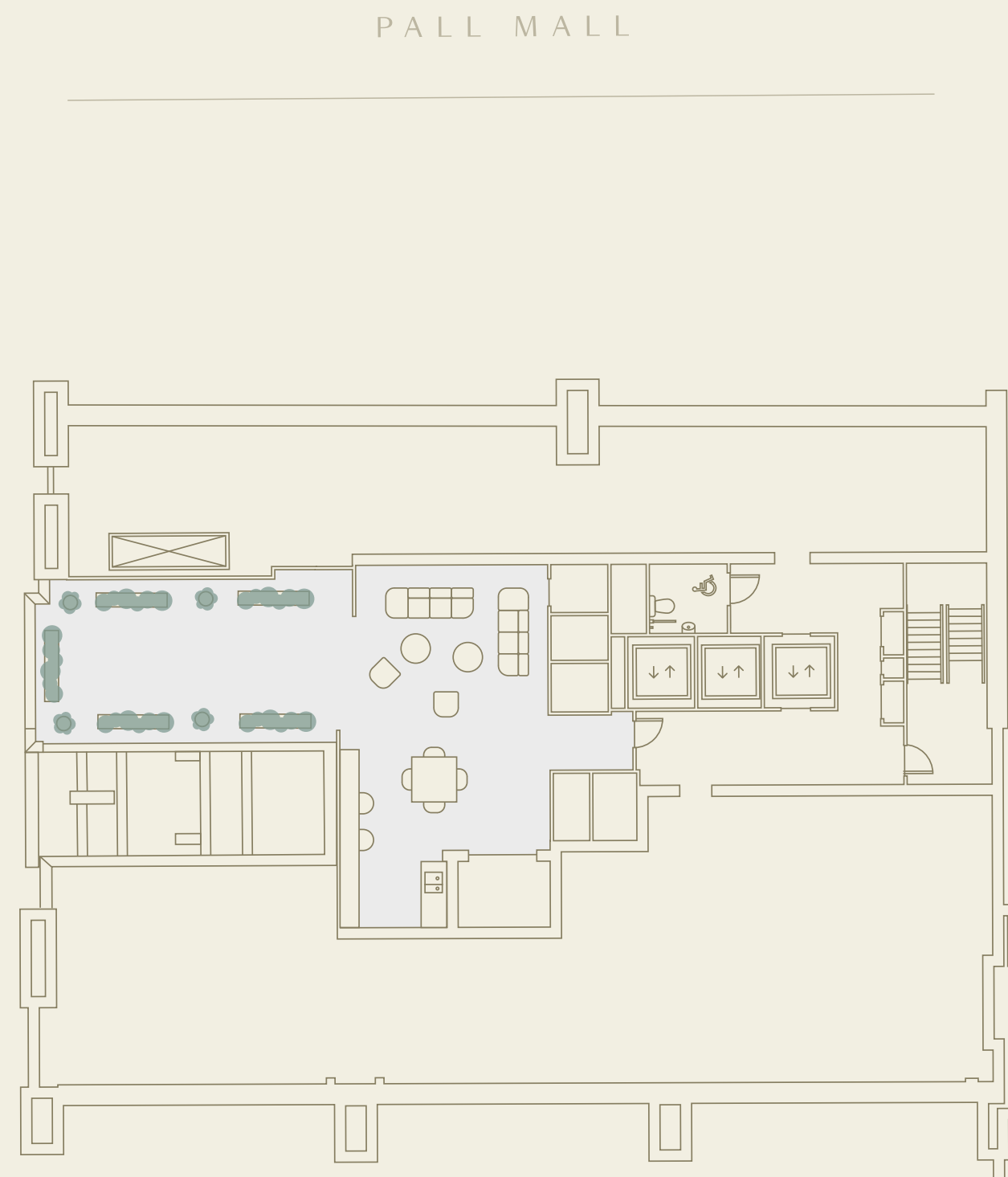


● Office Space

FLOOR FIVE  
6,391 sf ft | 594 sq m

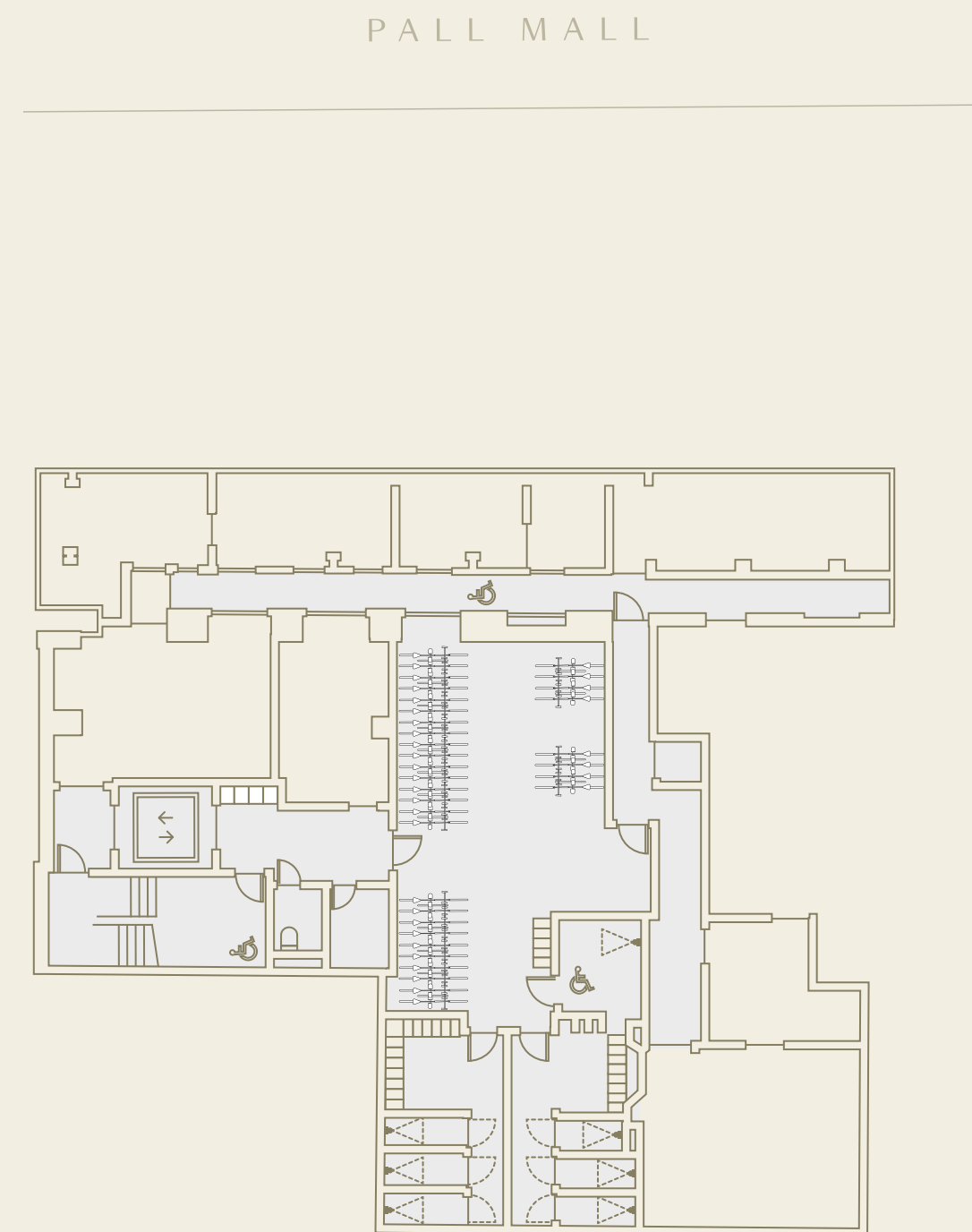


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○ Pavilion + terrace

PAVILION & COMMUNAL TERRACE  
1,554 sq ft | 144 sq m



56 Cycle spaces



7 Showers



58 Lockers



Drying room



Cycle maintenance area

LOWER GROUND



## FOR FURTHER INFORMATION



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