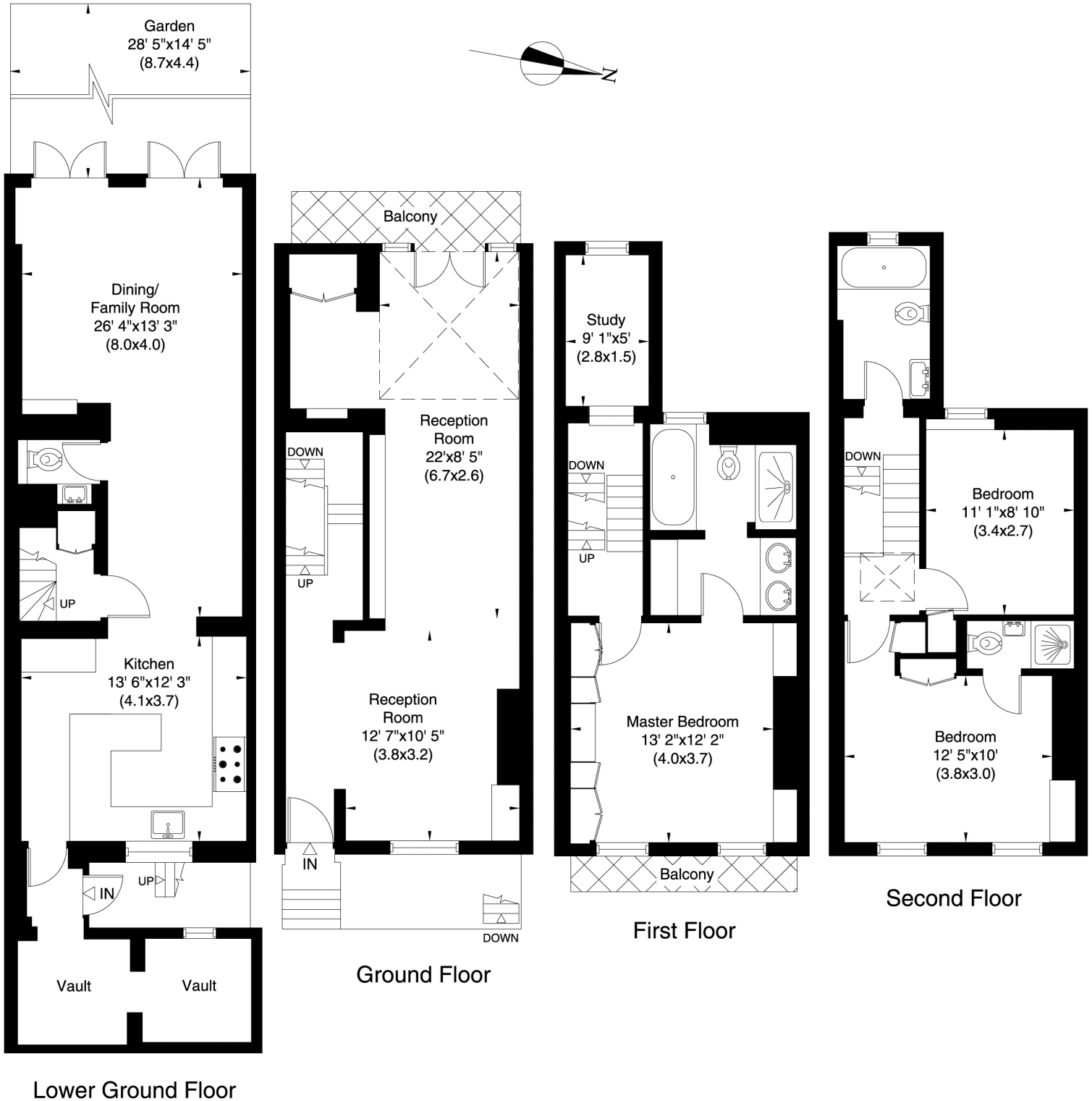


2 STERLING STREET LONDON SW7

Gross Internal Area: 179 Sq. metres
Including Vaults 1930 Sq. feet

Gross Internal Area: 171 Sq. metres
Excluding Vaults 1839 Sq. feet



Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).