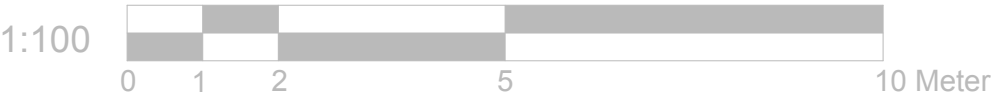
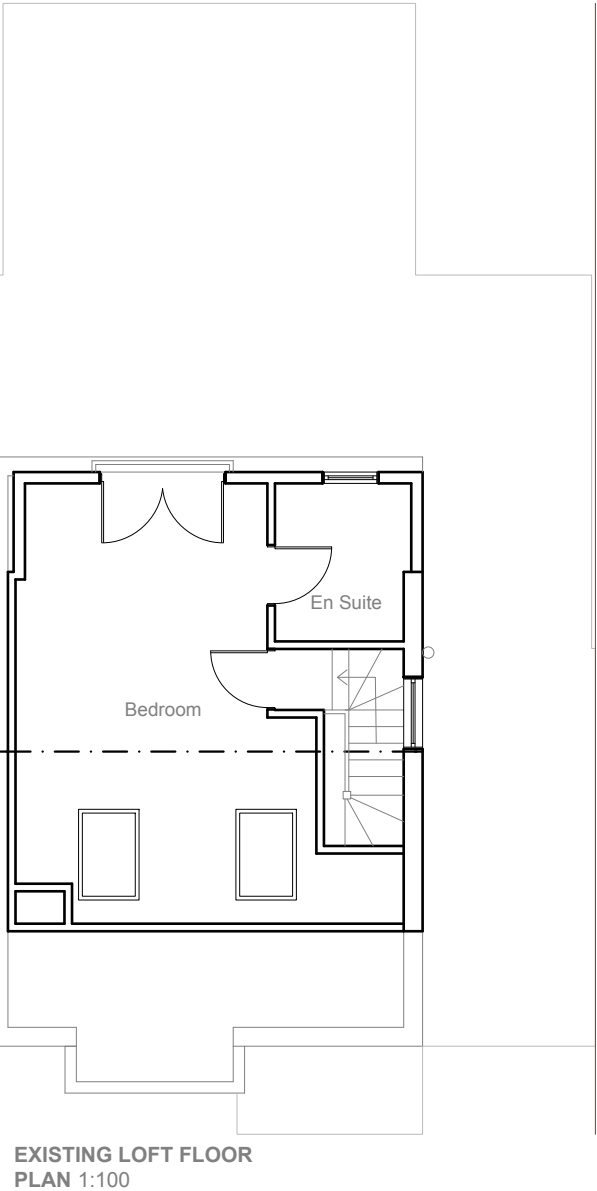
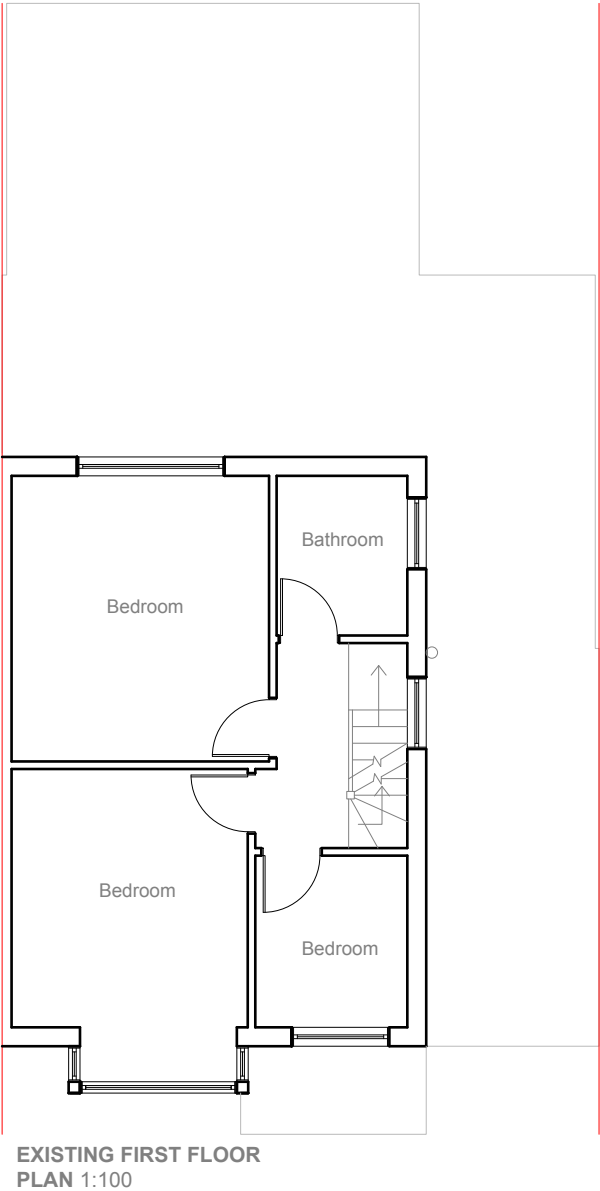
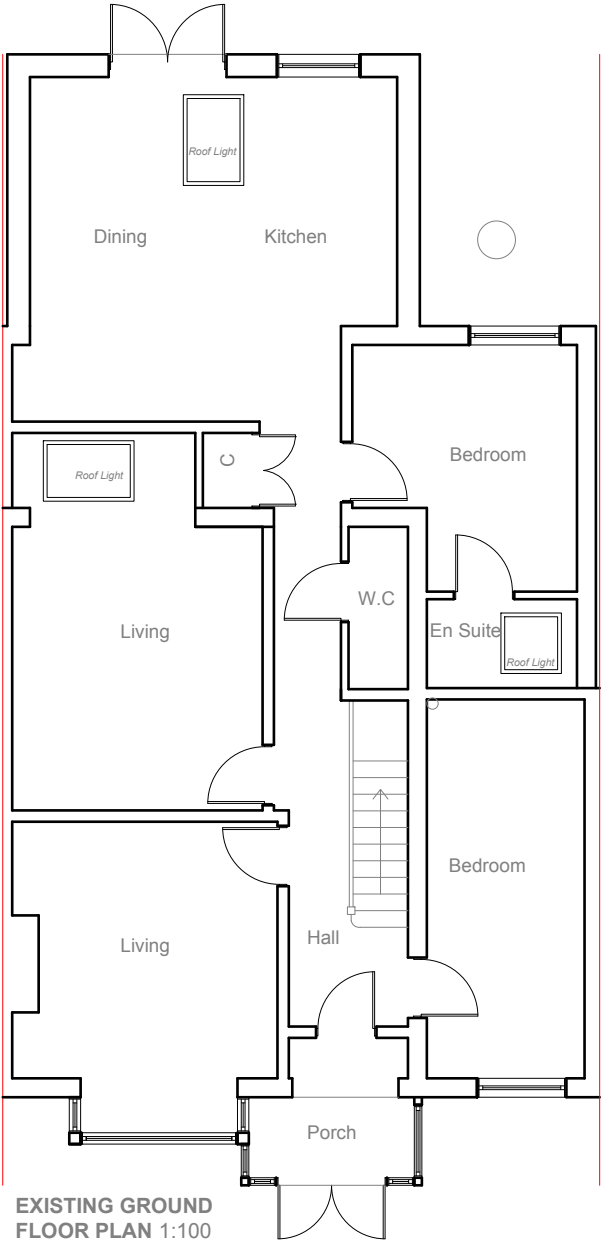


All work to comply with current building regulations and codes of practice

Do not scale from drawings
all dimensions to be checked on site before the start of any work

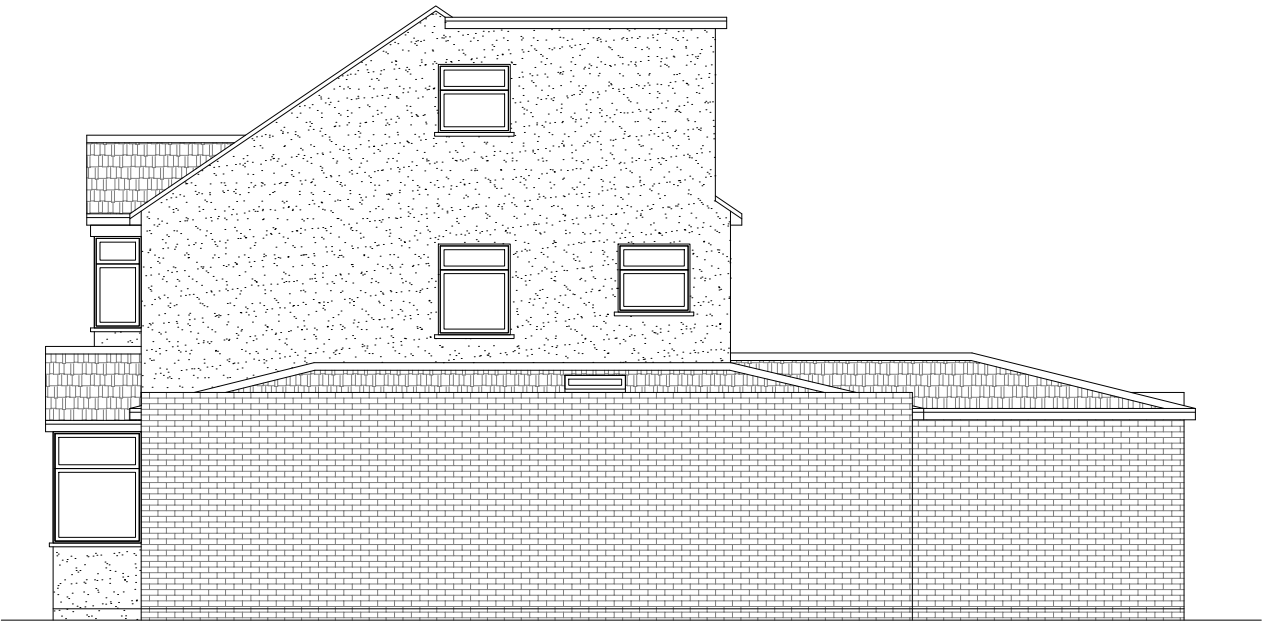
Proposed External Finish Materials to Match Existing External Finish Materials



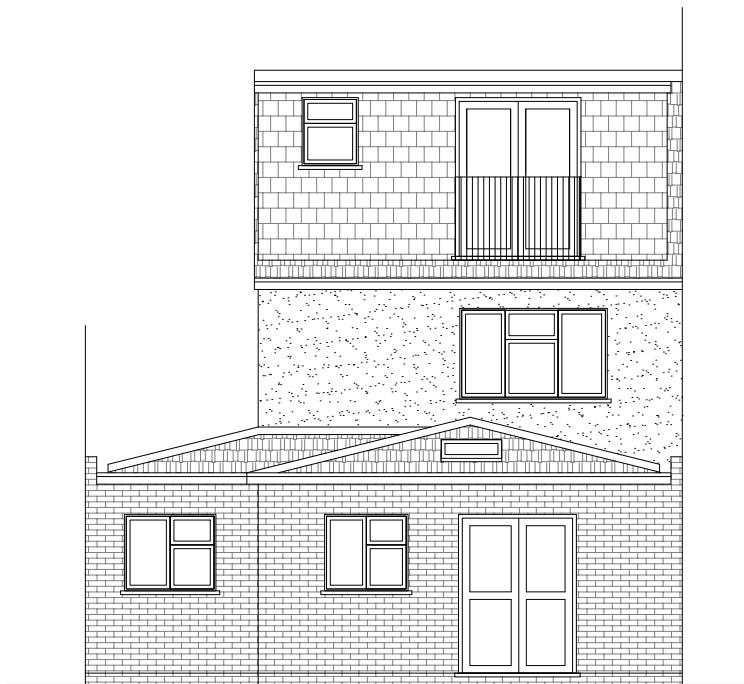
Modhwadia Design Services	Project:	Title:	Scale: 1:100 @ A3
	40 Keith Road	Existing Floor Plans	Date: 09.12.2020
	Hayes		Drawing No.:
	UB3 4HP		MD/6021B - 01A/BK
			Revision
239 Western Road, Southall, Middlesex, UB2 5HS 020 8571 1369			



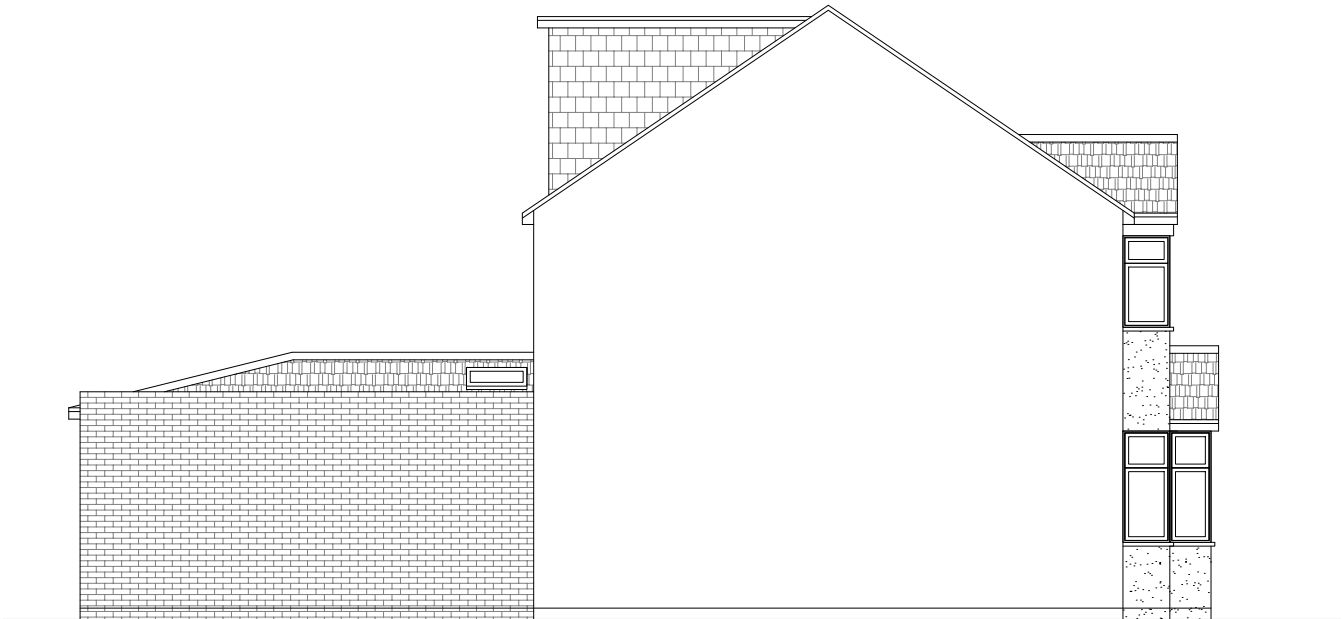
Existing Front Eelvation
Scale 1:100



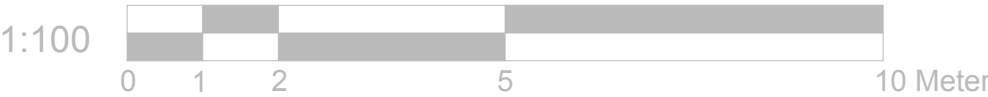
Existing Side Eelvation
Scale 1:100



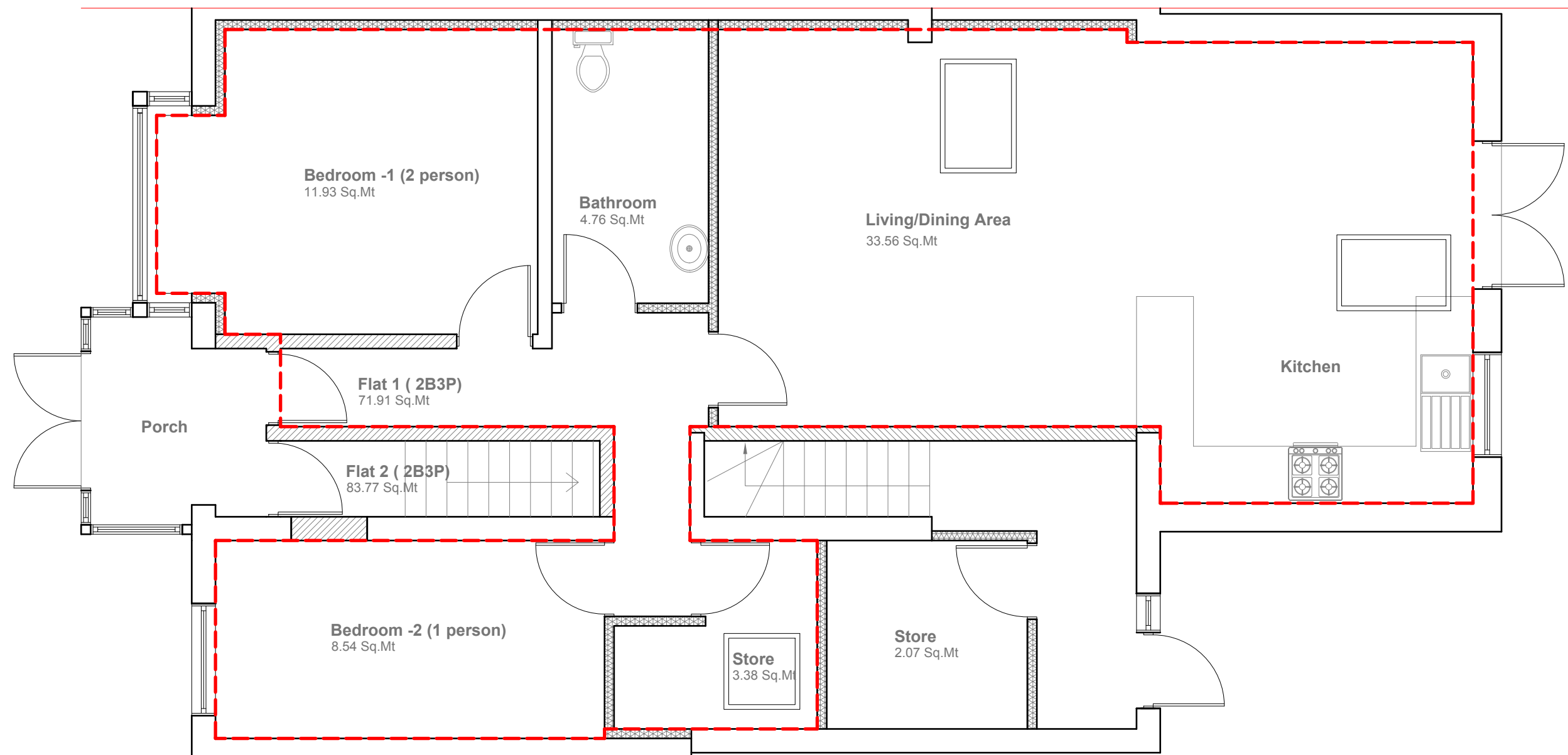
Existing Rear Eelvation
Scale 1:100



Existing Side Eelvation
Scale 1:100



Modhwadia Design Services	Project: 40 Keith Road Hayes UB3 4HP	Title: Existing Elevations	Scale: 1:100 @ A3
			Date: 09.12.2020
			Drawing No.:
			MD/6021B - 02A/BK
			Revision
239 Western Road, Southall, Middlesex, UB2 5HS 020 8571 1369			



Proposed Ground Floor Plan
Scale 1:50

Flat 1 - 71.91 m² (2 Bedroom/3 Person - GIA requirement 61m²)
Flat 2 - 83.77 m² (2 Bedroom/3Person - GIA requirement 70m²)

1:50



Modhwadia
Design
Services

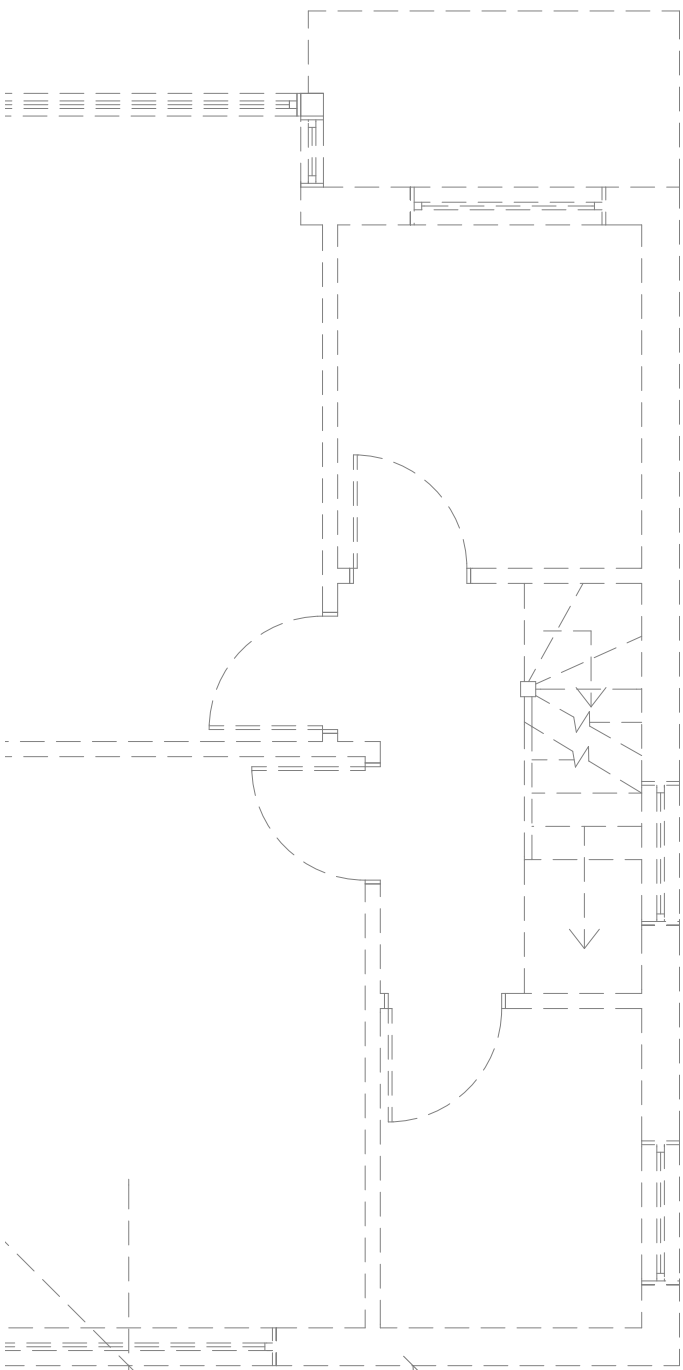
Project:
40 Keith Road
Hayes
UB3 4HP

Title:
Proposed Ground
Floor Plan

Scale: 1:50 @ A3
Date: 09.12.2020
Drawing No.:
MD/6021B - 03A/BK

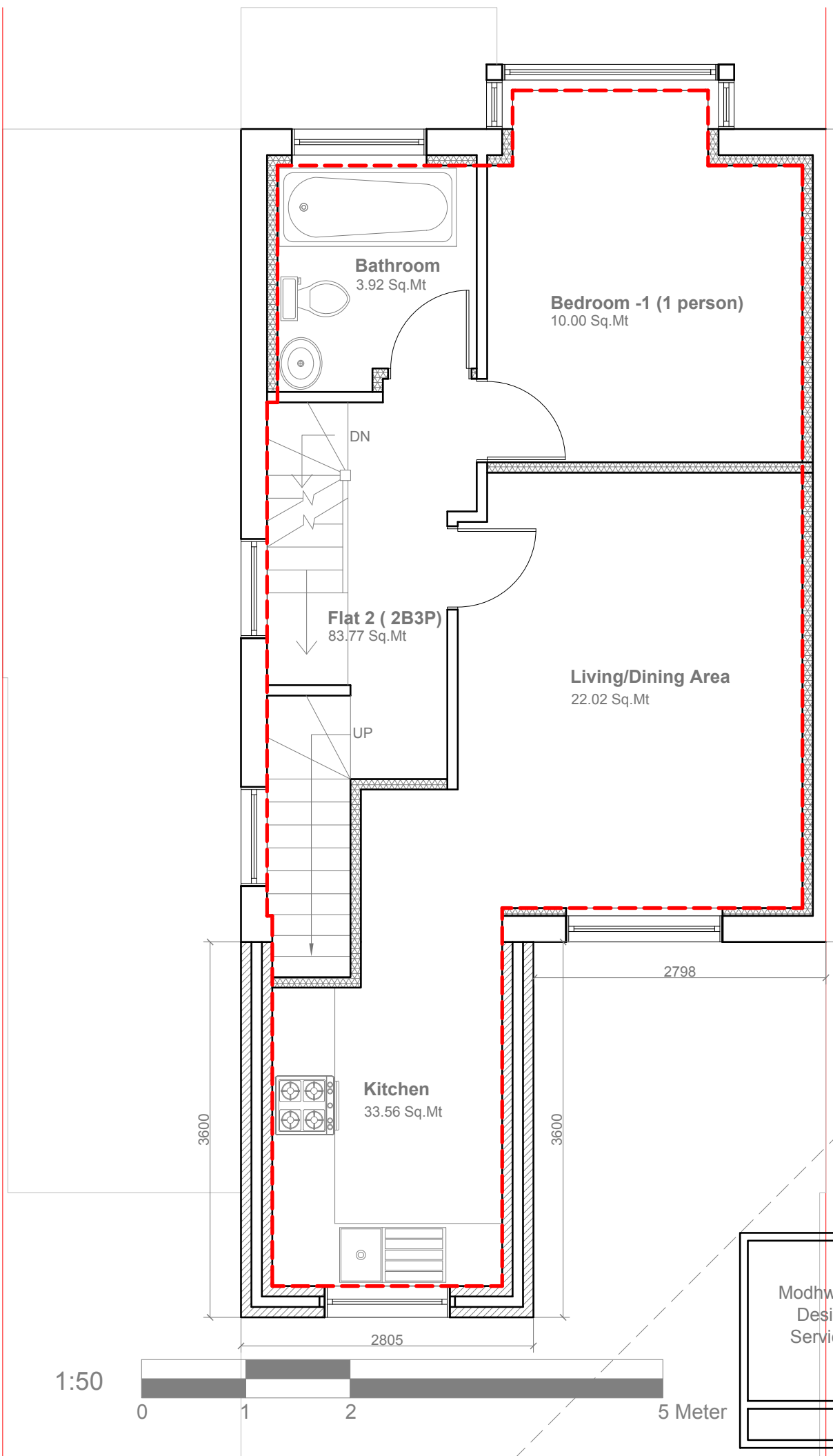
Revision				

239 Western Road, Southall, Middlesex, UB2 5HS 020 8571 1369



45°

Flat 1 - 71.91 m² (2 Bedroom/3 Person - GIA requirement 61m²)
Flat 2 - 83.77 m² (2 Bedroom/3Person - GIA requirement 70m²)



DN

Flat 2 (2B3P)
83.77 Sq.Mt

UP

3600

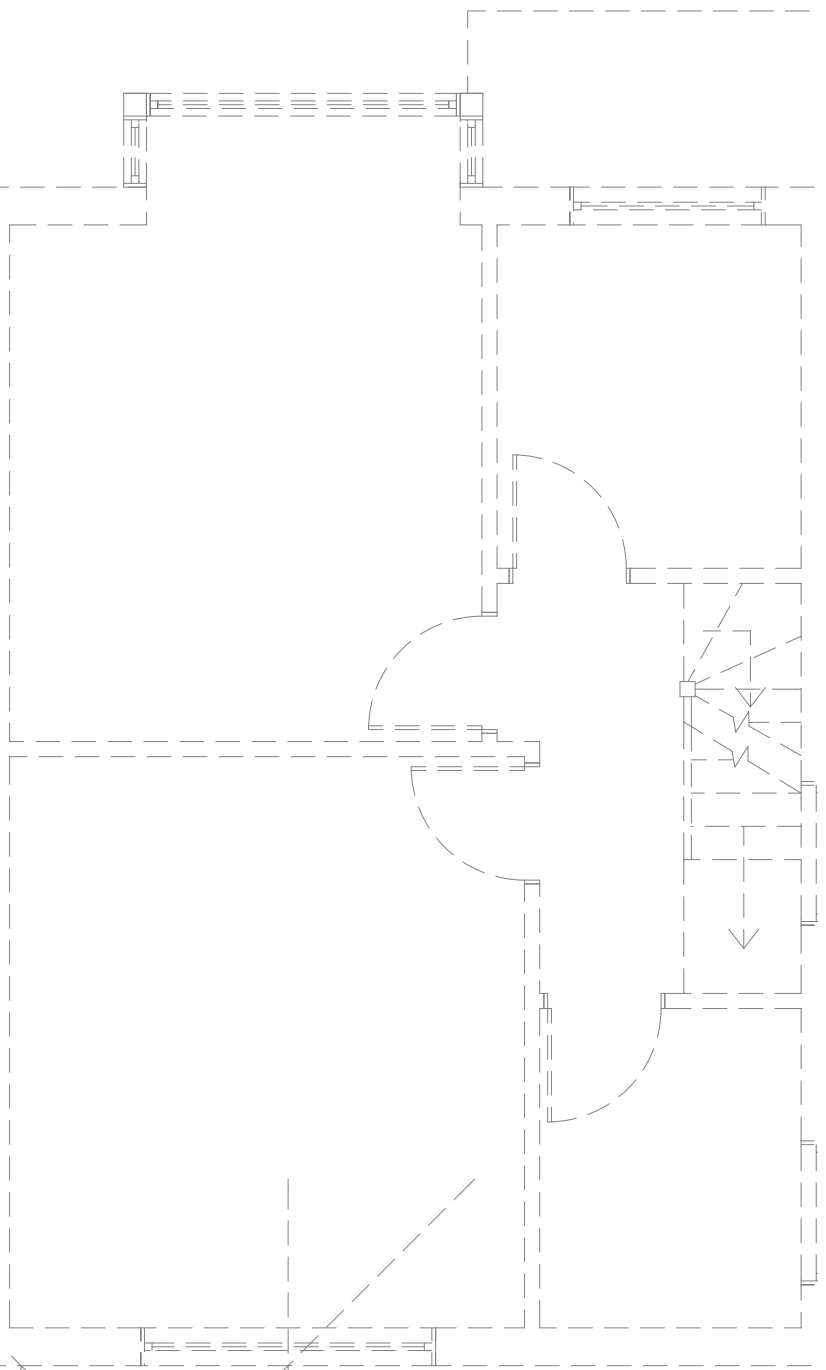
Kitchen
33.56 Sq.Mt

3600

2798

2805

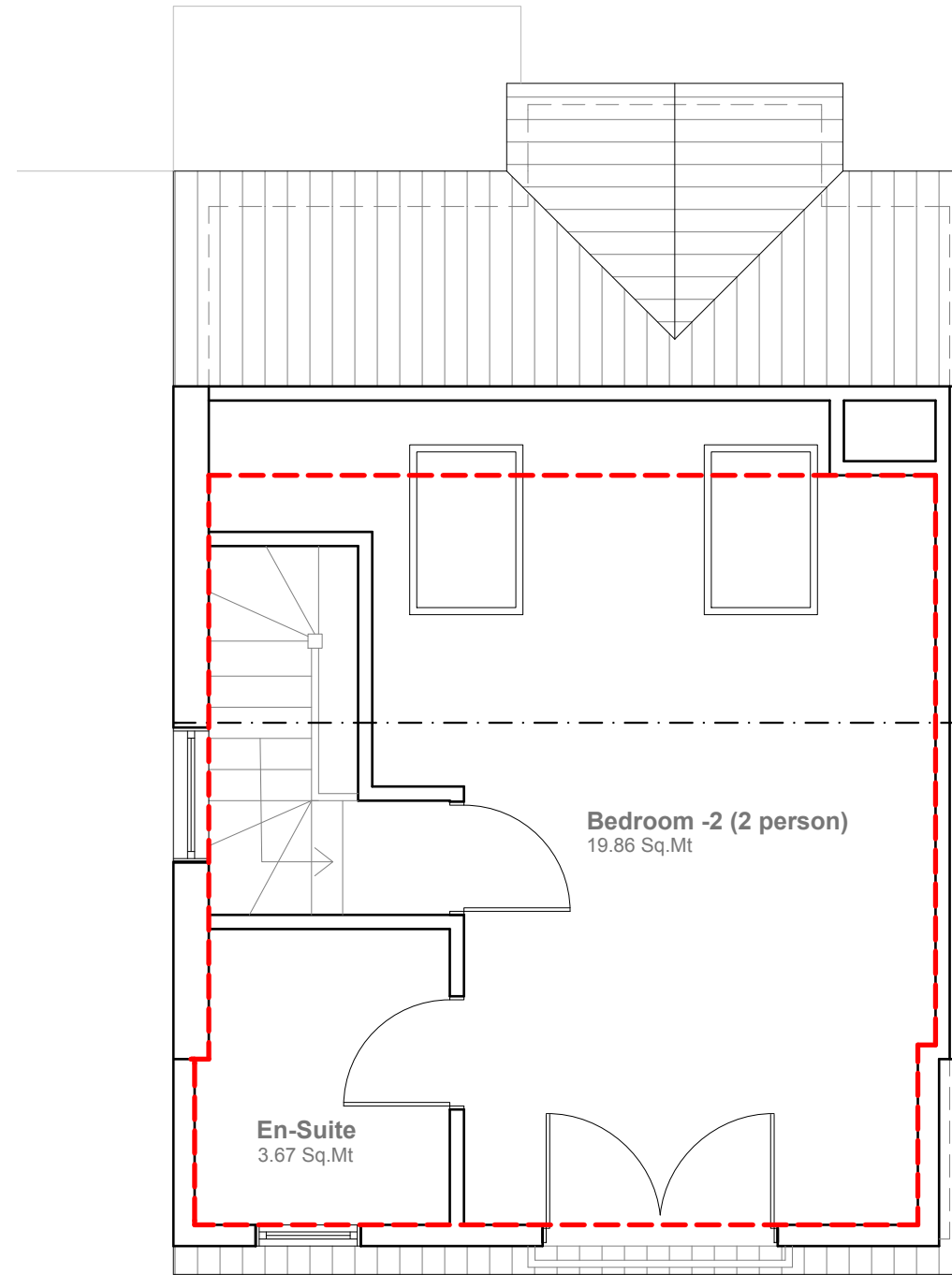
1:50



45°

Proposed First Floor Plan
Scale 1:50

Modhwadia Design Services	Project:	Title:	Scale: 1:50 @ A3
	40 Keith Road Hayes UB3 4HP	Proposed First Floor Plan	Date: 09.12.2020
			Drawing No.: MD/6021B - 04A/BK
			Revision
239 Western Road, Southall, Middlesex, UB2 5HS 020 8571 1369			



* Please note that Flat Area 2 is excluding the area fall under 1.5meter Height on Loft Floor

Proposed Loft Floor Plan

Scale 1:50

Flat 1 - 71.91 m² (2 Bedroom/3 Person - GIA requirement 61m²)

Flat 2 - 83.77 m² (2 Bedroom/3Person - GIA requirement 70m²)

1:50



Modhwadia Design Services	Project:	Title:	Scale: 1:50 @ A3
	40 Keith Road	Proposed Loft	Date: 09.12.2020
	Hayes	Floor Plan	Drawing No.:
	UB3 4HP		MD/6021B - 05A/BK
			Revision
239 Western Road, Southall, Middlesex, UB2 5HS 020 8571 1369			



Proposed Front Elevation

Scale 1:100



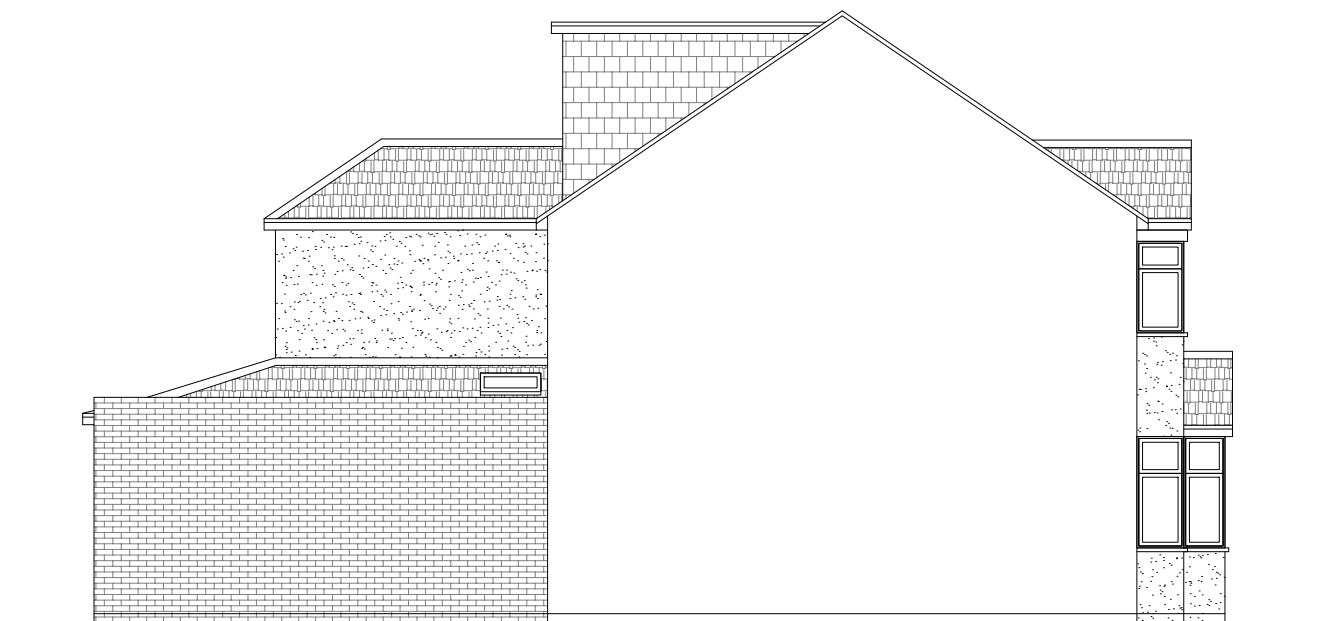
Proposed Side Elevation

Scale 1:100



Proposed Rear Elevation

Scale 1:100



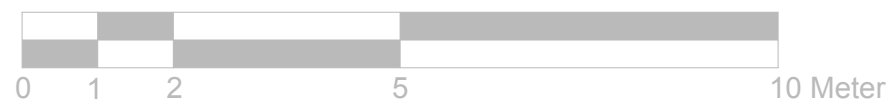
Proposed Side Elevation

Scale 1:100

Proposed External Finish
Materials to Match Existing
External Finish Materials

Proposed Flank Wall Window to be
Obscure Glazed and Non Opening
below 1.7m from FFL

1:100



Modhwadia Design Services	Project:	Title:	Scale: 1:100 @ A3
	40 Keith Road Hayes UB3 4HP	Proposed Elevations	Date: 09.12.2020
			Drawing No.: MD/6021B - 06A/BK
			Revision
239 Western Road, Southall, Middlesex, UB2 5HS 020 8571 1369			