



3423 - Schedule of Areas (m²)	
Roby Road, Huyton, L36 4HE Ground Floor	
Unit 01 - Ground Floor - 49.6m² GIA	
Room	Area (m²)
Lounge / Kitchen	25.4
Bedroom	5.2
Wet Room	5.5
Circulation (Combined)	5.5
Total:	46.7
Unit 02 - Ground Floor - 48.6m² GIA	
Room	Area (m²)
Lounge / Kitchen	17.4
Bedroom	1.6
Wet Room	5.4
Circulation (Combined)	6.7
Total:	45.5
Unit 03 - Ground Floor - 48.6m² GIA	
Room	Area (m²)
Lounge / Kitchen	21
Bedroom	1.7
Bathroom	5.4
Circulation (Combined)	6.7
Total:	44.8
Unit 04 - Ground Floor - 37.7m² GIA	
Room	Area (m²)
Lounge / Kitchen	1.8
Bedroom	9.7
Shower Room	5.1
Circulation (Combined)	5.3
Store	1.5
Total:	35.6
Unit 05 - Ground Floor - 39.2m² GIA	
Room	Area (m²)
Lounge / Kitchen	17
Bedroom	1.6
Shower Room	5.1
Circulation (Combined)	6.7
Total:	37.8
Unit 06 - Ground Floor - 37.7m² GIA	
Room	Area (m²)
Lounge / Kitchen	1.8
Bedroom	9.7
Shower Room	5.1
Circulation (Combined)	6.7
Store	1.5
Total:	35.6
Unit 07 - Ground Floor - 40.7m² GIA	
Room	Area (m²)
Lounge / Kitchen	17
Bedroom	1.6
Bathroom	4.1
Circulation (Combined)	2.9
Total:	35.4

Revision				
Rev	Date	Amendment	By	Chk
A	21.02.24	Area schedule updated: room colour & kitchen units indicated. Disabled WC use removed. Additional kitchen & AOV added where required. Unit 01 & 02 door updated: fire escape side indicated.	AW	ST
B	26.02.24	Wet Room & 1000mm turning circles indicated to units 1 & 02	AW	ST
C	26.02.24	Wet Room indicated to office. Area indicated where required to units 01 & 02 on plan & schedule.	AW	ST
D	05.04.24	Store added.	AW	ST
E	22.05.24	Internal entrance door, ramp & names indicated. Note to feed shut door updated.	AW	ST

Notes:

- Floor plans based on 3rd party survey information. Requirements for wall linings to internal walls IBC by acoustic consultant.
- External wall lining requirements to be determined. Draft proposals subject to confirmation of changes to structural elements by Structural Engineer.
- Fire Consultant input required on proposed layout.

Ground Floor GIA: 506.75m²

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Project:
St. Helena's Residential Care Home,
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Client:
Jagger, Jones & Muzzlewhite LLP

Title:
Proposed Ground Floor Plan

Date	Scale	Size	Drawn	Checked
February 2024	1/50	A0	MR	ST

Project No	Drawn No	Rev	Status
3423	2000	E	Planning

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