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PROJECT:
HARPER AVE. OFFICE BUILDING

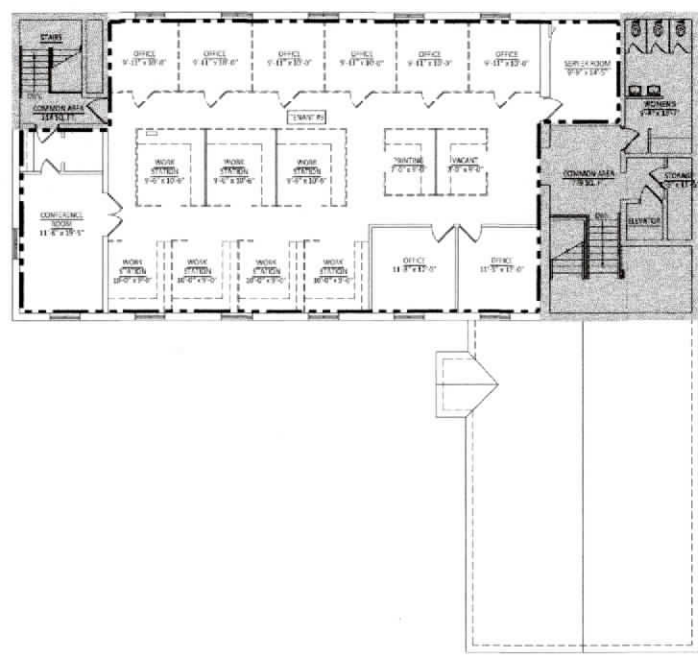
20789 HARPER AVE
 HARPER WOODS, MI 48225

EXISTING FLOOR PLANS

DATE: 11/10/10
 DRAWN BY: [Blank]
 CHECKED BY: [Blank]
 APPROVED BY: [Blank]



EXISTING 1st FLOOR PLAN
 SCALE: 1/8" = 1'-0"



EXISTING 2nd FLOOR PLAN
 SCALE: 1/8" = 1'-0"

LEGEND:

--- TENANT SPACE

■ COMMON SPACE

GROSS AREA:			
1ST FLOOR:	5,512 SQ. FT.		
2ND FLOOR:	4,106 SQ. FT.		
TOTAL:	9,618 SQ. FT.		
		LOAD FACTOR =	TOTAL COMMON AREA x TENANT USABLE AREA
			TOTAL USABLE AREA
USABLE AREAS:			
TENANT #1:	321 SQ. FT.	+	3,081 x 5% = 475 SQ. FT.
TENANT #2:	152 SQ. FT.	+	3,081 x 2% = 214 SQ. FT.
TENANT #3:	574 SQ. FT.		
	2,968 SQ. FT.		
			1ST FLR.
			2ND FLR.
	3,542 SQ. FT.	TOTAL +	3,081 x 57% = 5,298 SQ. FT.
TENANT #4:	2,239 SQ. FT.	+	3,081 x 36% = 3,348 SQ. FT.
TOTAL:	6,254 SQ. FT.		9,335 SQ. FT.
COMMON:			
	2,088 SQ. FT.		1ST FLR.
	993 SQ. FT.		2ND FLR.
	3,081 SQ. FT.	TOTAL	
		EXTERIOR WALL AREA =	283 SQ. FT.