

**16-17 MARKET PLACE  
RUGBY  
WARWICKSHIRE  
CV21 3DU**

**Gross Internal Area - Floor by Floor**

|              | <b>Sq Ft</b> | <b>Sq M</b>   |
|--------------|--------------|---------------|
| GROUND FLOOR | 2,122        | 197.14        |
| FIRST FLOOR  | 1,858        | 172.61        |
| SECOND FLOOR | 416          | 38.65         |
| <b>Total</b> | <b>4396</b>  | <b>408.39</b> |

**Net Internal Area - Floor by Floor**

|              | <b>Sq Ft</b> | <b>Sq M</b>   |
|--------------|--------------|---------------|
| GROUND FLOOR | 1,822        | 169.27        |
| FIRST FLOOR  | 1,490        | 138.43        |
| SECOND FLOOR | 374          | 34.75         |
| <b>Total</b> | <b>3686</b>  | <b>342.43</b> |

**16 MARKET PLACE**

**Gross Internal Area - Floor by Floor**

|              | <b>Sq Ft</b> | <b>Sq M</b>   |
|--------------|--------------|---------------|
| GROUND FLOOR | 1,290        | 119.84        |
| FIRST FLOOR  | 1,353        | 125.70        |
| <b>Total</b> | <b>2643</b>  | <b>245.53</b> |

**Net Internal Area - Floor by Floor**

|              | <b>Sq Ft</b> | <b>Sq M</b>   |
|--------------|--------------|---------------|
| GROUND FLOOR | 1,103        | 102.47        |
| FIRST FLOOR  | 1,146        | 106.47        |
| <b>Total</b> | <b>2249</b>  | <b>208.93</b> |

**Zoned Internal Area Ground Floor**

|              | <b>Sq Ft</b> | <b>Sq M</b>  |
|--------------|--------------|--------------|
| Zone A       | 503          | 46.73        |
| Zone B       | 383          | 35.58        |
| Zone C       | 5            | 0.46         |
| <b>Total</b> | <b>891</b>   | <b>82.77</b> |

**Frontages**

|                | <b>Ft</b> | <b>M</b> |
|----------------|-----------|----------|
| Net Frontage   | 22'10"    | 6.96     |
| Gross Frontage | 27'9"     | 8.46     |

**17 MARKET PLACE**

**Gross Internal Area - Floor by Floor**

|              | <b>Sq Ft</b> | <b>Sq M</b>   |
|--------------|--------------|---------------|
| GROUND FLOOR | 805          | 74.79         |
| FIRST FLOOR  | 422          | 39.21         |
| SECOND FLOOR | 416          | 38.65         |
| <b>Total</b> | <b>1643</b>  | <b>152.63</b> |

**Net Internal Area - Floor by Floor**

|              | <b>Sq Ft</b> | <b>Sq M</b>   |
|--------------|--------------|---------------|
| GROUND FLOOR | 719          | 66.80         |
| FIRST FLOOR  | 344          | 31.96         |
| SECOND FLOOR | 374          | 34.75         |
| <b>Total</b> | <b>1437</b>  | <b>133.50</b> |

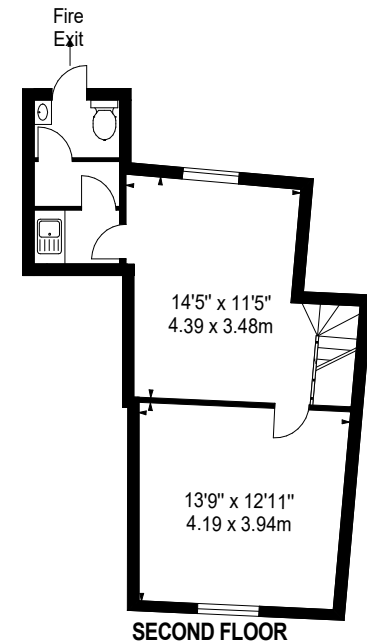
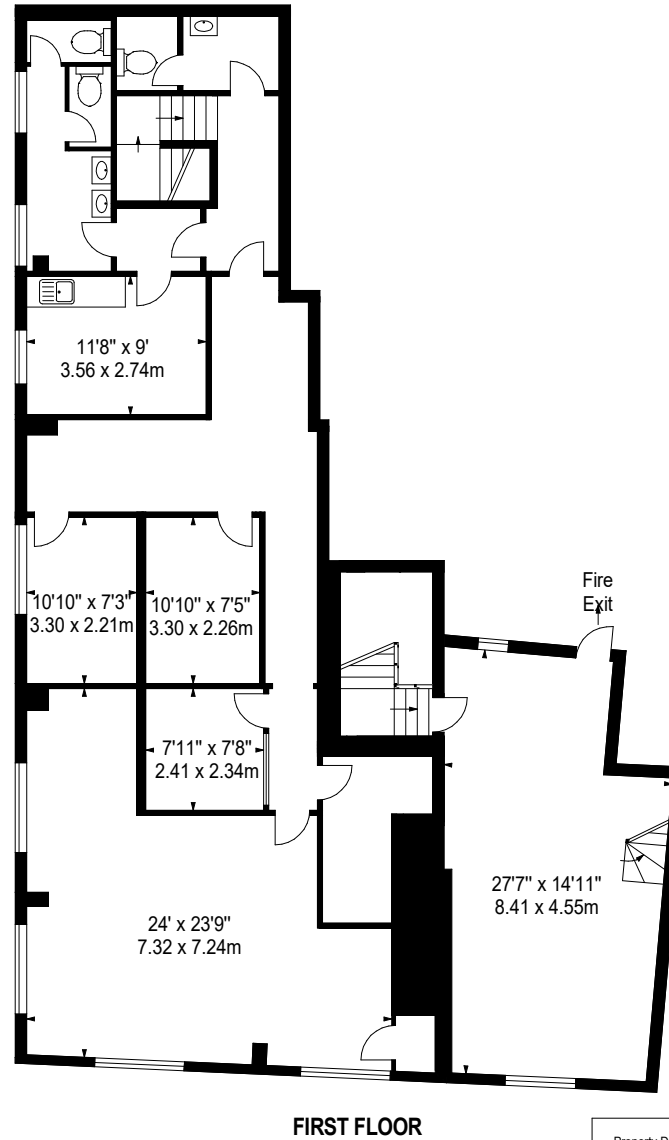
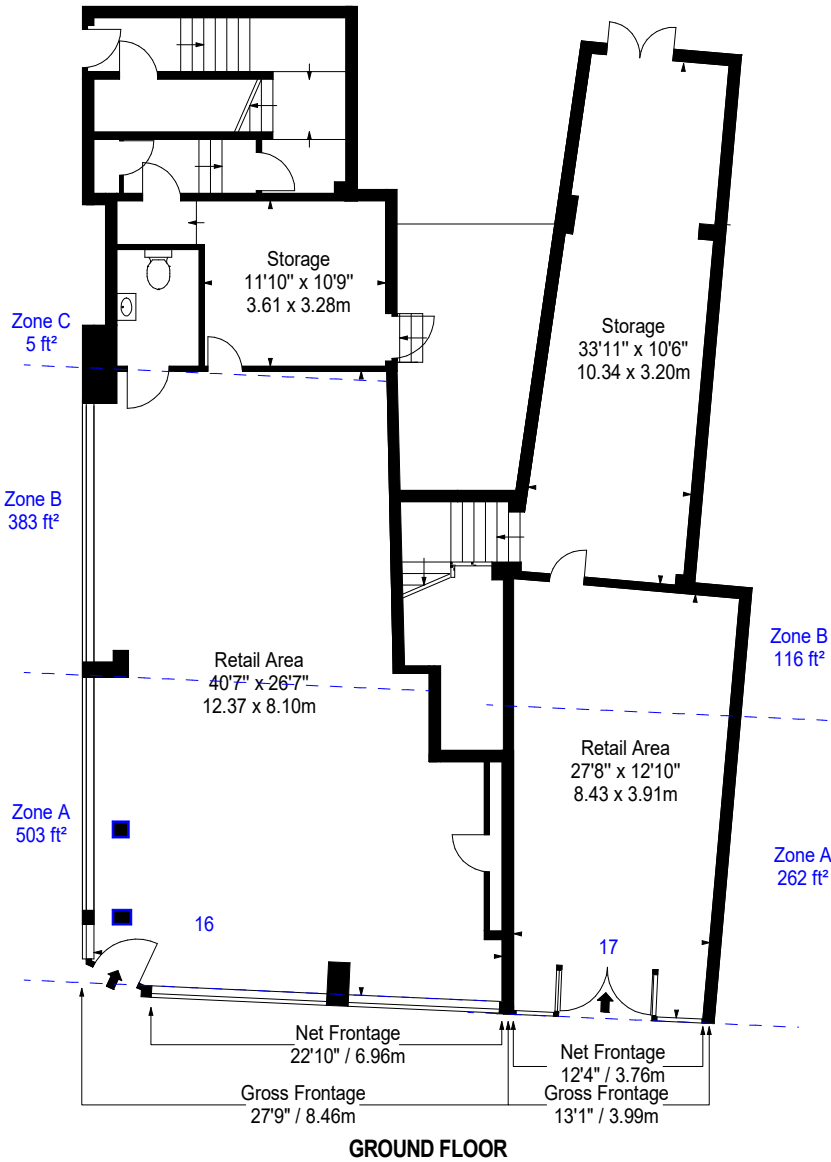
**Zoned Internal Area Ground Floor**

|              | <b>Sq Ft</b> | <b>Sq M</b>  |
|--------------|--------------|--------------|
| Zone A       | 262          | 24.34        |
| Zone B       | 116          | 10.78        |
| <b>Total</b> | <b>378</b>   | <b>35.12</b> |

**Frontages**

|                | <b>Ft</b> | <b>M</b> |
|----------------|-----------|----------|
| Net Frontage   | 12'4"     | 3.76     |
| Gross Frontage | 13'1"     | 3.99     |





**APPROX. GROSS INTERNAL AREA \***  
 4396 Ft<sup>2</sup> - 408.39 M<sup>2</sup>  
 (Whole Building)

**APPROX. NET INTERNAL AREA \***  
 3686 Ft<sup>2</sup> - 342.43 M<sup>2</sup>  
 (Whole Building)

Property Details:

**16-17 MARKET PLACE**  
**RUGBY**  
**WARWICKSHIRE**  
**CV21 3DU**

**SCALE - 1:150 @ A4**

**REFERENCE NUMBER : 105287**

**Plans Drawn: 20.11.2023**

Surveyed and Drawn By:



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