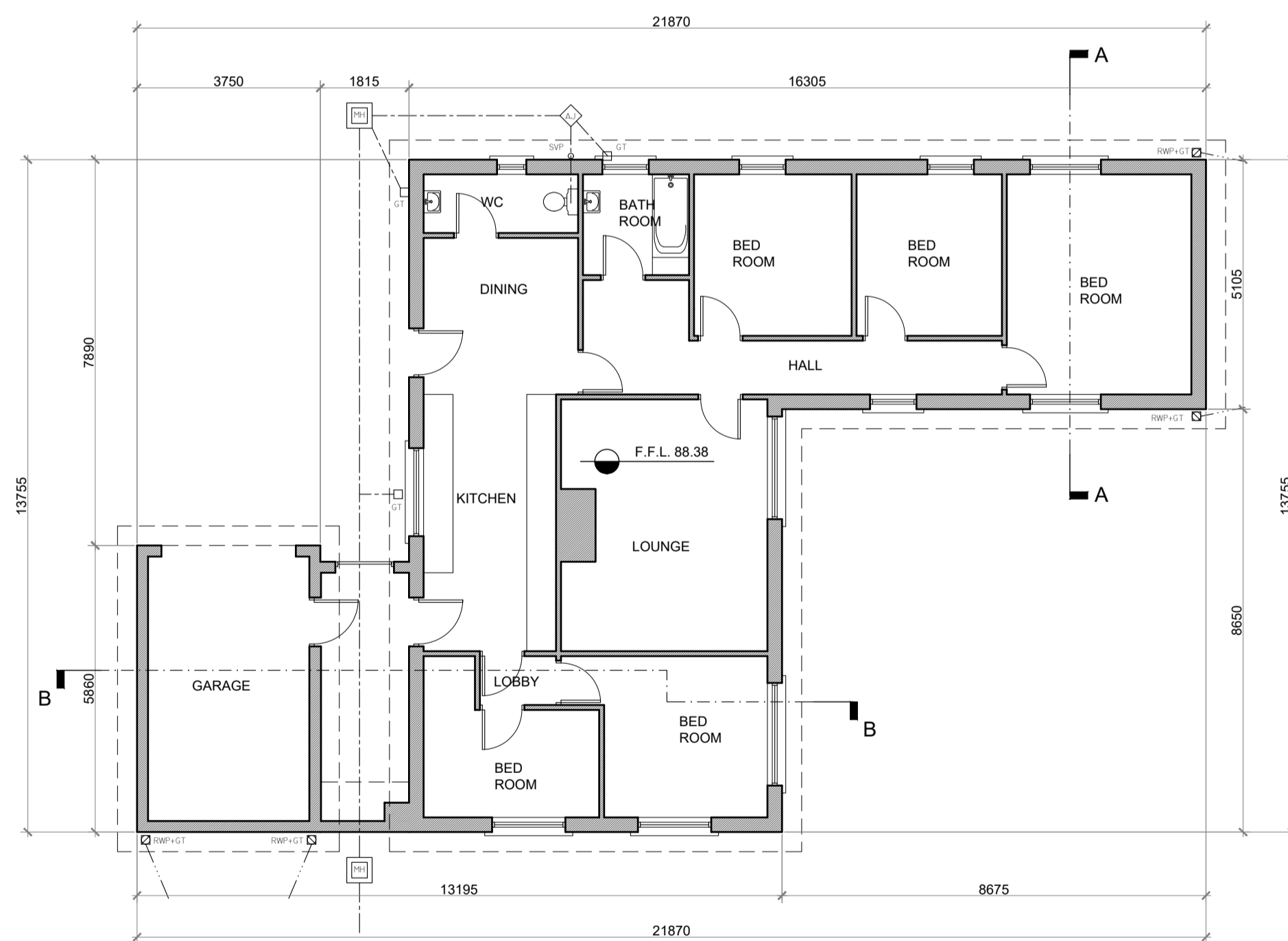
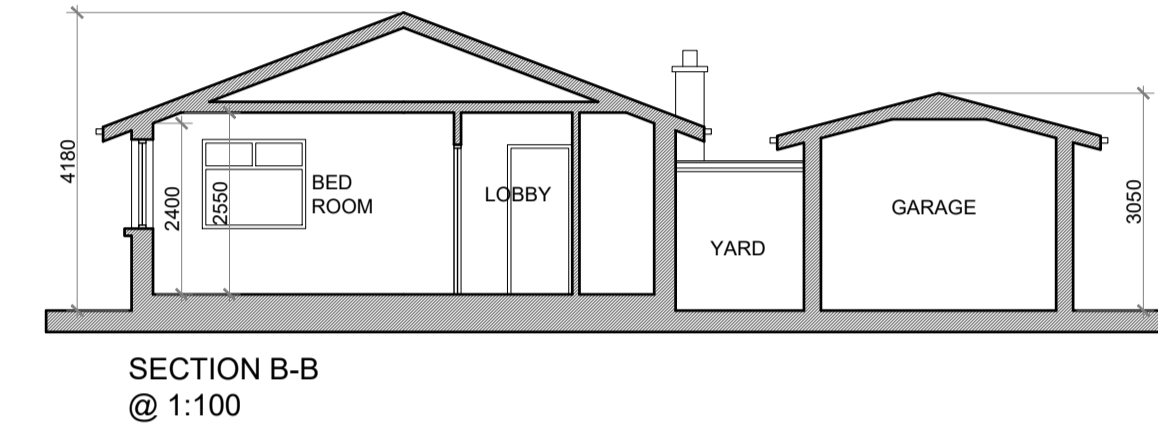
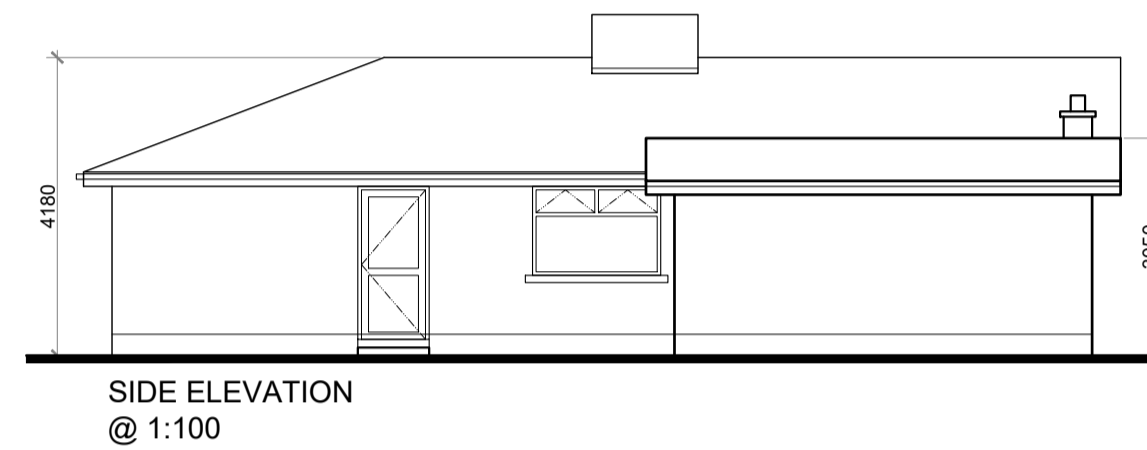
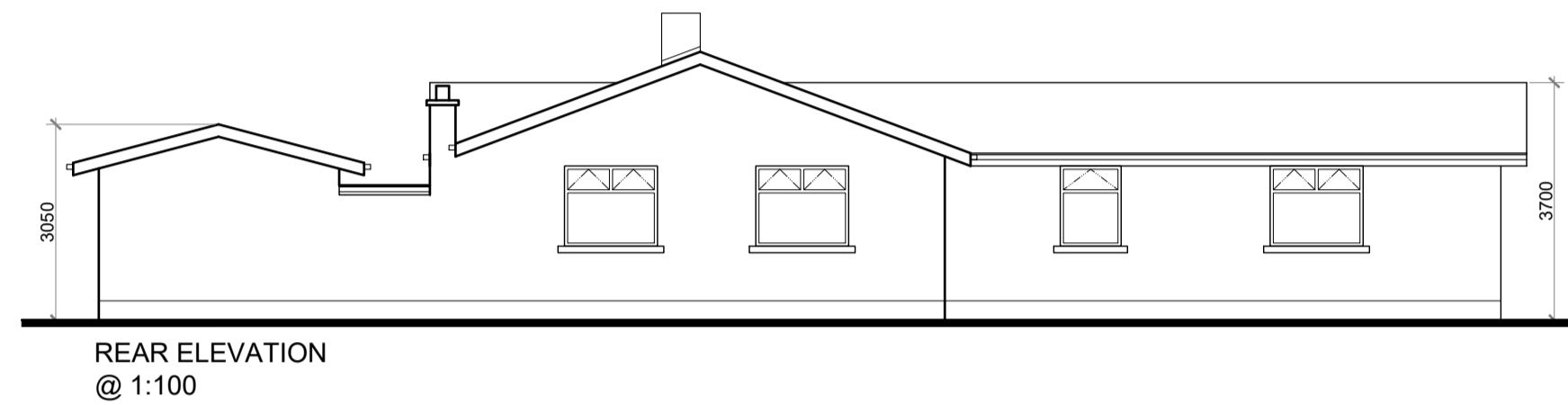
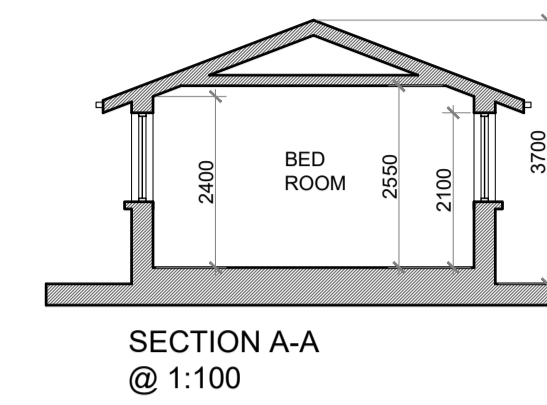
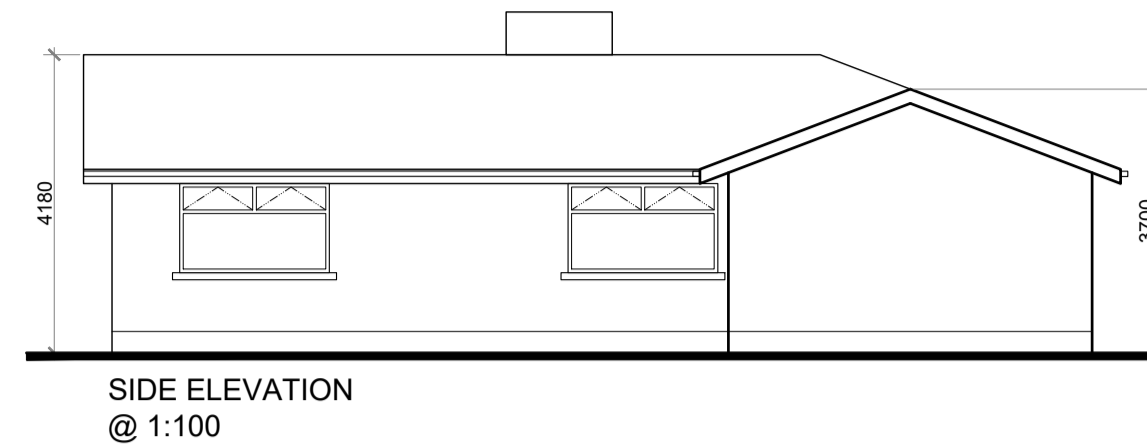
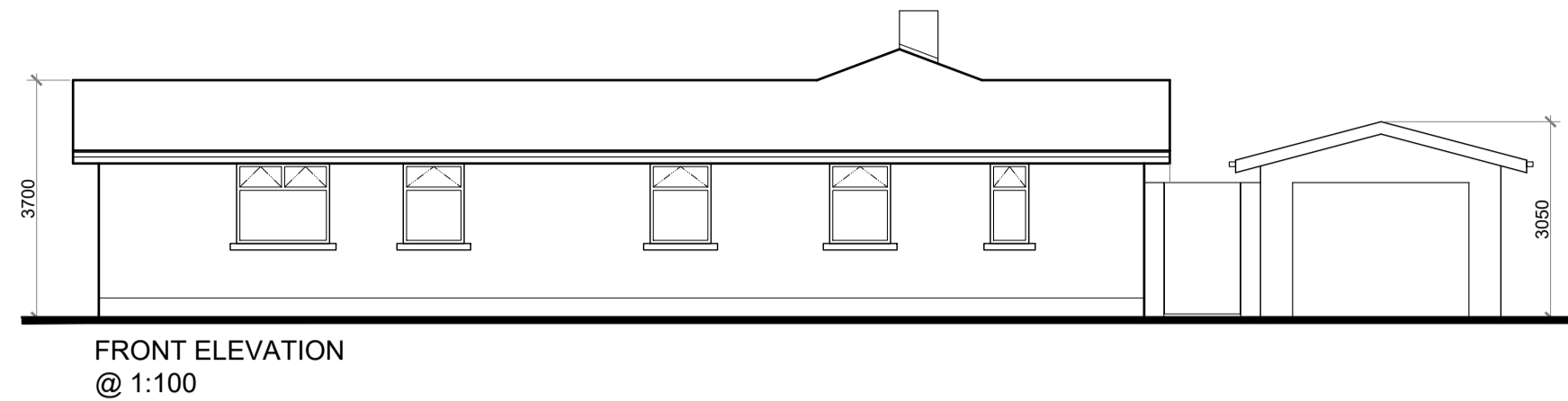
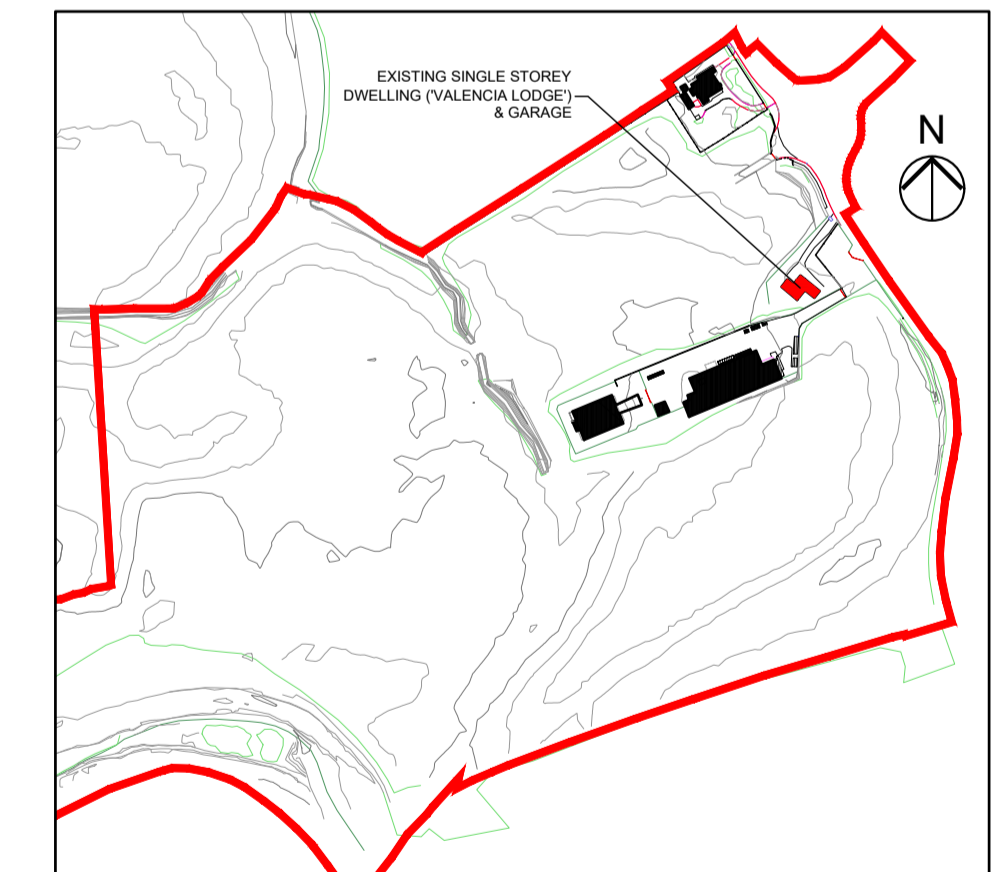


**EXISTING FINISHES:**  
 ROOF COVERED WITH FELT FINISH (OVER OLD SLATE ROOF).  
 TIMBER EAVES WITH PVC GUTTERS AND DOWNPIPES.  
 PLASTER FINISH TO WALLS AS INDICATED.  
 UPVC / TIMBER FINISH TO WINDOWS AND DOORS AS INDICATED.  
 PAINTED CONCRETE / STONE SILLS.  
 PAINTED / COLOURED RENDER FINISH TO PLINTH.



HOUSE FLOOR AREA: 135.6 SQ.M. (1,460 SQ.FT.)  
 GARAGE FLOOR AREA: 17.8 SQ.M. (191 SQ.FT.)



**EXISTING SINGLE STOREY DWELLING ('VALENCIA LODGE') & GARAGE—TO BE DEMOLISHED**

**NOTES:**  
 DO NOT SCALE. USE ONLY FIGURED DIMENSIONS WHICH SHOULD BE CHECKED ON SITE BEFORE WORK COMMENCES.  
 ALL WORK TO BE CARRIED OUT IN ACCORDANCE WITH THE LATEST BUILDING REGULATIONS.  
 REFER TO STRUCTURAL ENGINEER'S DRAWINGS AND SPECIFICATION FOR ALL STRUCTURAL WORK.  
 THIS DRAWING IS COPYRIGHT.

NO.	REVISIONS:	DATE:	H	DATE:
A			I	
B			J	
C			K	
D			L	
E			M	
F			N	
G			O	

**LEGEND:**

**OFA**  
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 TEL. 045 433400  
 EMAIL: info@oflynnarchitects.ie  
 WEB: www.oflynnarchitects.ie

**RIAI**  
 Reregistered  
 2021

PROJECT: PROPOSED GREAT CONNELL SHD AT NEWBRIDGE, CO. KILDARE.	
TITLE: PLAN, ELEVATIONS & SECTIONS OF EXISTING SINGLE STOREY DWELLING ('VALENCIA LODGE') & GARAGE—TO BE DEMOLISHED.	
CLIENT: ASTON LTD.	STAGE: PLANNING
PROJECT NO.: 19070	DRG. NO.: PA-161
SCALE: 1:100	DRAWN: POF
DATE: JANUARY 2022	CHECKED: POF