

**SITE PLAN**

**PROJECT STATISTICS**

GFA = 178,040 ft<sup>2</sup>  
 NET RES = 135,765 ft<sup>2</sup>  
 NET RET = 18,685 ft<sup>2</sup>

LEVELS: 9 FLOORS

184 UNITS  
 740 ft<sup>2</sup> AVERAGE

PARKING SPACES:  
 P1 = 65  
 P2 = 66  
 TOTAL = 131



**3 2 7 RICHMOND RD.**

SITE PLAN  
 DECEMBER, 2020

SCALE 1:300

**PARKING LEVEL 2**  
 GFA = 28,418 ft<sup>2</sup>  
 66 PARKING SPACES



P2 LEVEL  
 GFA = 28,679 ft<sup>2</sup>  
 66 PARKING SPACES



**3 2 7 R I C H M O N D R D .**

**PARKING LEVEL 2**  
 DECEMBER, 2020

SCALE 1:300

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**PARKING LEVEL 1**  
 GFA = 28,418 ft<sup>2</sup>  
 65 PARKING SPACES



**P1 LEVEL**  
 GFA = 28,679 ft<sup>2</sup>  
 65 PARKING SPACES

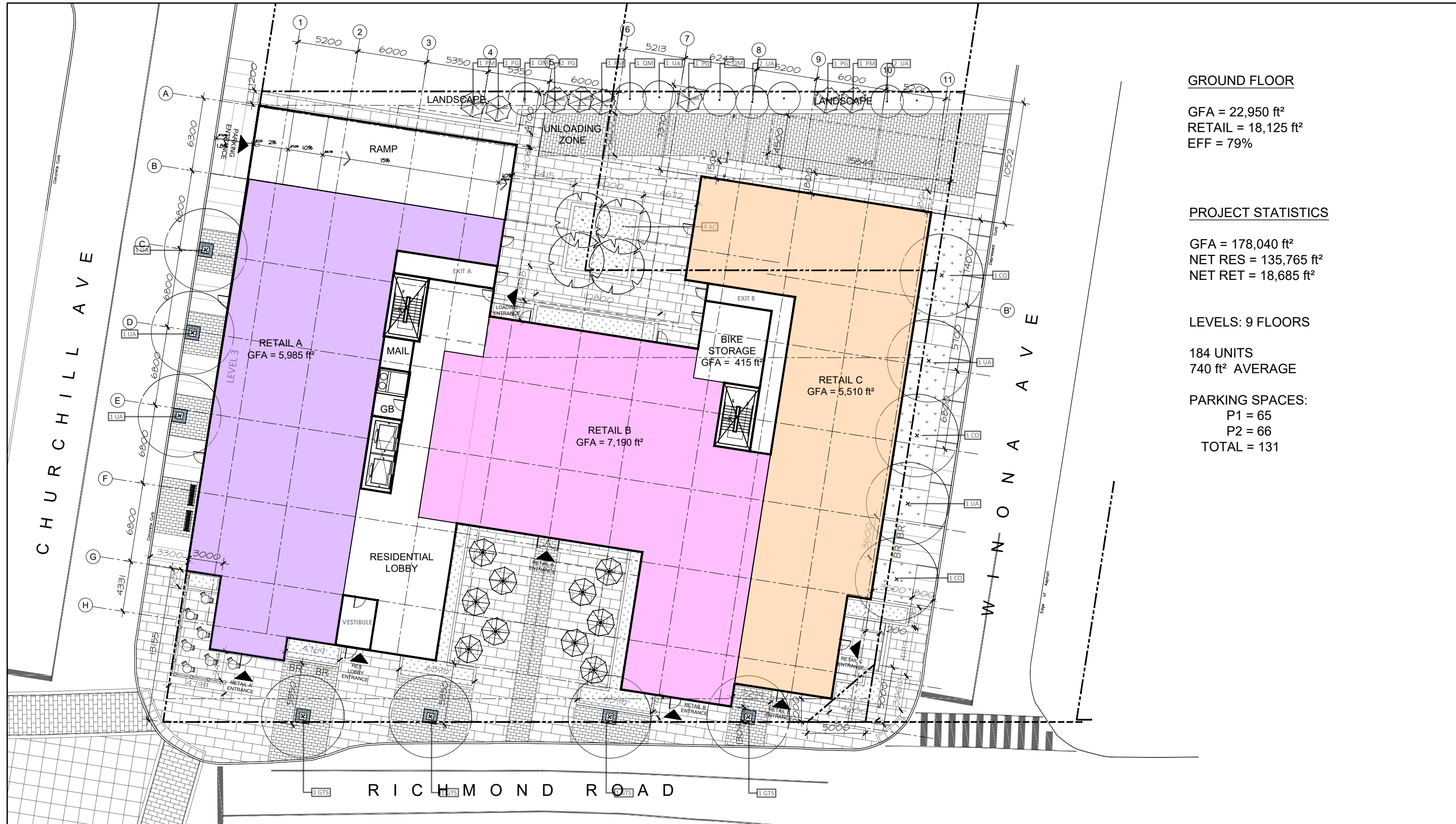


# 3 2 7 R I C H M O N D R D .

**PARKING LEVEL 1**  
 DECEMBER, 2020

SCALE 1:300





**GROUND FLOOR**

GFA = 22,950 ft<sup>2</sup>  
 RETAIL = 18,125 ft<sup>2</sup>  
 EFF = 79%

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LEVELS: 9 FLOORS

184 UNITS  
 740 ft<sup>2</sup> AVERAGE

PARKING SPACES:  
 P1 = 65  
 P2 = 66  
 TOTAL = 131



**3 2 7 R I C H M O N D R D .**

GROUND FLOOR

DECEMBER, 2020

SCALE 1:300



**LEVEL 2**

GFA = 22,490 ft<sup>2</sup> (-92 ft<sup>2</sup>)  
 NET = 19,995 ft<sup>2</sup>  
 EFF = 89%

**23 UNITS**



**3 2 7 RICHMOND RD.**

LEVEL 2  
 DECEMBER, 2020

SCALE 1:300



**LEVEL 3**

GFA = 22,490 ft<sup>2</sup> (+165ft<sup>2</sup>)  
 NET = 19,995 ft<sup>2</sup>  
 EFF = 89%

**23 UNITS**



**3 2 7 RICHMOND RD.**

LEVEL 3  
 DECEMBER, 2020

SCALE 1:300





**LEVEL 4**

GFA = 20,285 ft<sup>2</sup> (-1,056 ft<sup>2</sup>)  
 NET = 17,800 ft<sup>2</sup>  
 EFF = 88%

**23 UNITS**



**3 2 7 RICHMOND RD.**

LEVEL 4  
 DECEMBER, 2020

SCALE 1:300



**LEVEL 5**

GFA = 19,705 ft<sup>2</sup> (-525 ft<sup>2</sup>)  
 NET = 17,220 ft<sup>2</sup>  
 EFF = 87%

23 UNITS



**3 2 7 RICHMOND RD.**

LEVEL 5  
 DECEMBER, 2020

SCALE 1:300





**LEVEL 6**

GFA = 19,125 ft<sup>2</sup> (-478 ft<sup>2</sup>)  
 NET = 16,665 ft<sup>2</sup>  
 EFF = 87%

22 UNITS



**3 2 7 RICHMOND RD.**

LEVEL 6  
 DECEMBER, 2020

SCALE 1:300



**LEVEL 7**

GFA = 18,535 ft<sup>2</sup> (-440 ft<sup>2</sup>)  
 NET = 16,190 ft<sup>2</sup>  
 EFF = 86%

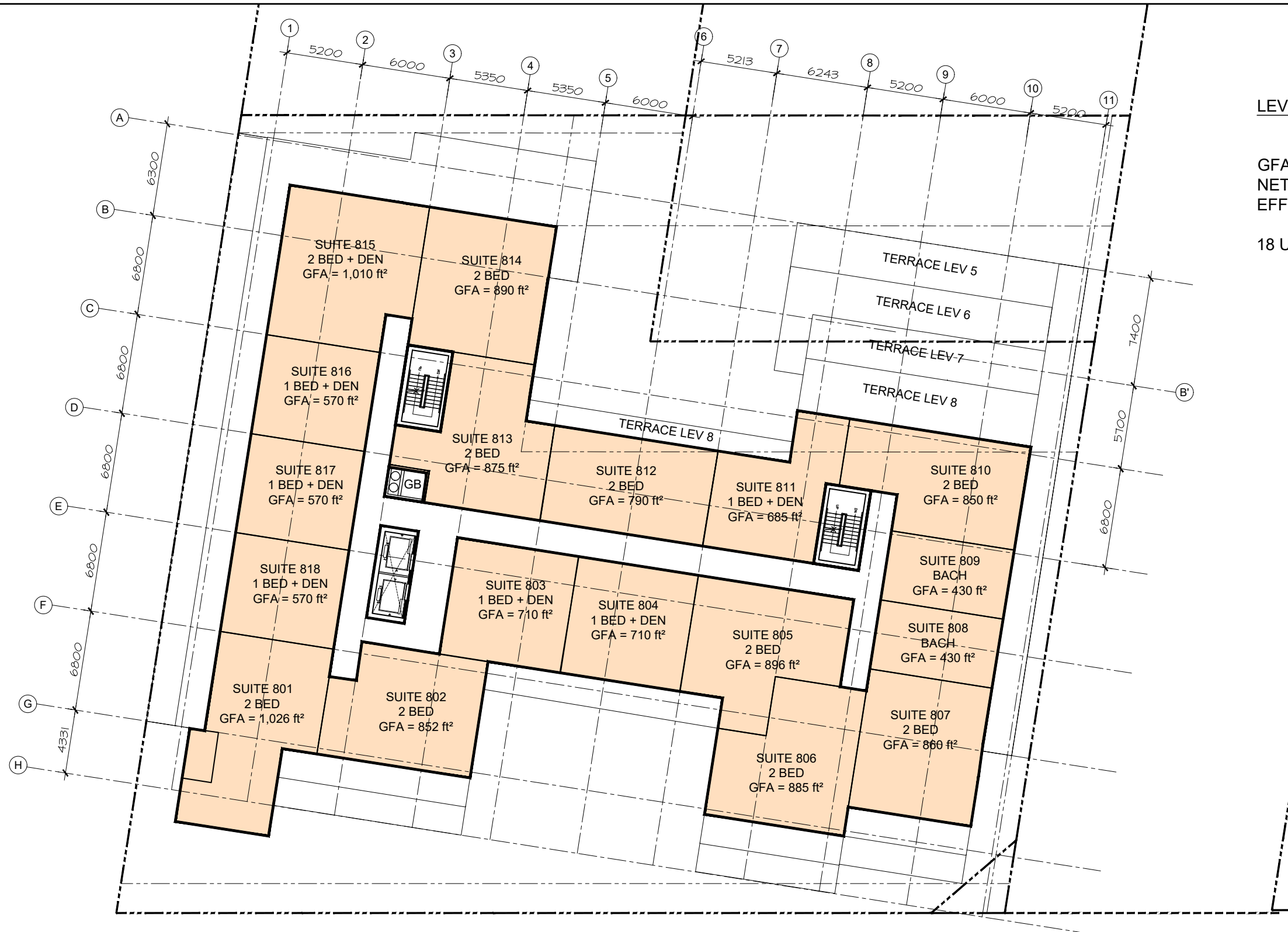
21 UNITS



**3 2 7 RICHMOND RD.**

LEVEL 7  
 DECEMBER, 2020

SCALE 1:300



**LEVEL 8**

GFA = 16,240 ft<sup>2</sup> (-574 ft<sup>2</sup>)  
 NET = 13,940 ft<sup>2</sup>  
 EFF = 86%

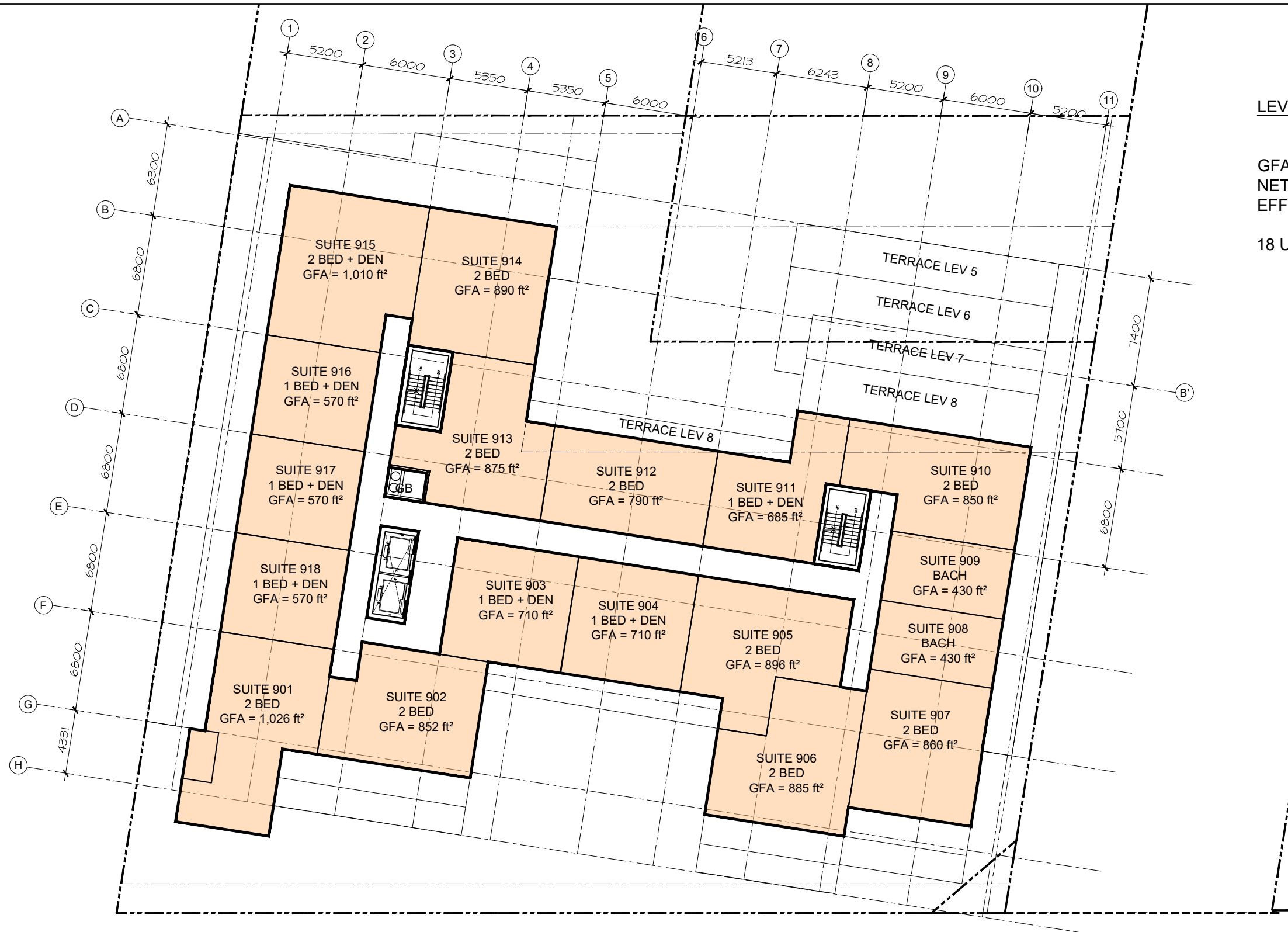
18 UNITS



**3 2 7 RICHMOND RD.**

LEVEL 8  
 DECEMBER, 2020

SCALE 1:300



**LEVEL 9**

GFA = 16,220ft<sup>2</sup>  
 NET = 13,960 ft<sup>2</sup>  
 EFF = 86%

**18 UNITS**

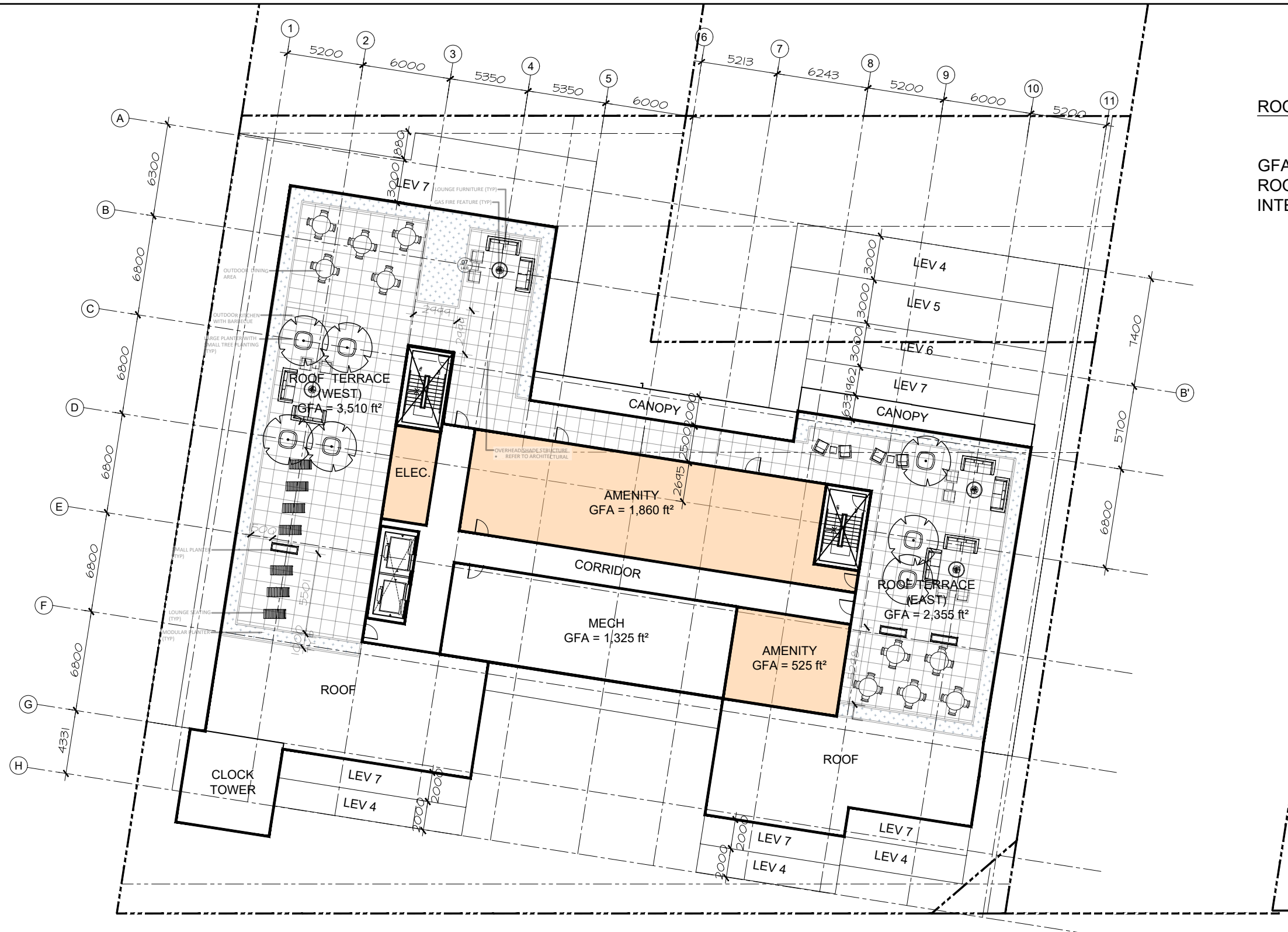


**3 2 7 RICHMOND RD.**

LEVEL 9  
 DECEMBER, 2020

SCALE 1:300





**ROOF TERRACE - LEVEL 10**

GFA = 5,585 ft<sup>2</sup>  
 ROOF TERRACE = 5,865 ft<sup>2</sup>  
 INTERIOR AMENITY = 2,385 ft<sup>2</sup>



**3 2 7 RICHMOND RD.**

LEVEL 9  
 DECEMBER, 2020

SCALE 1:300

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