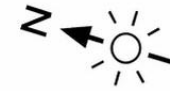
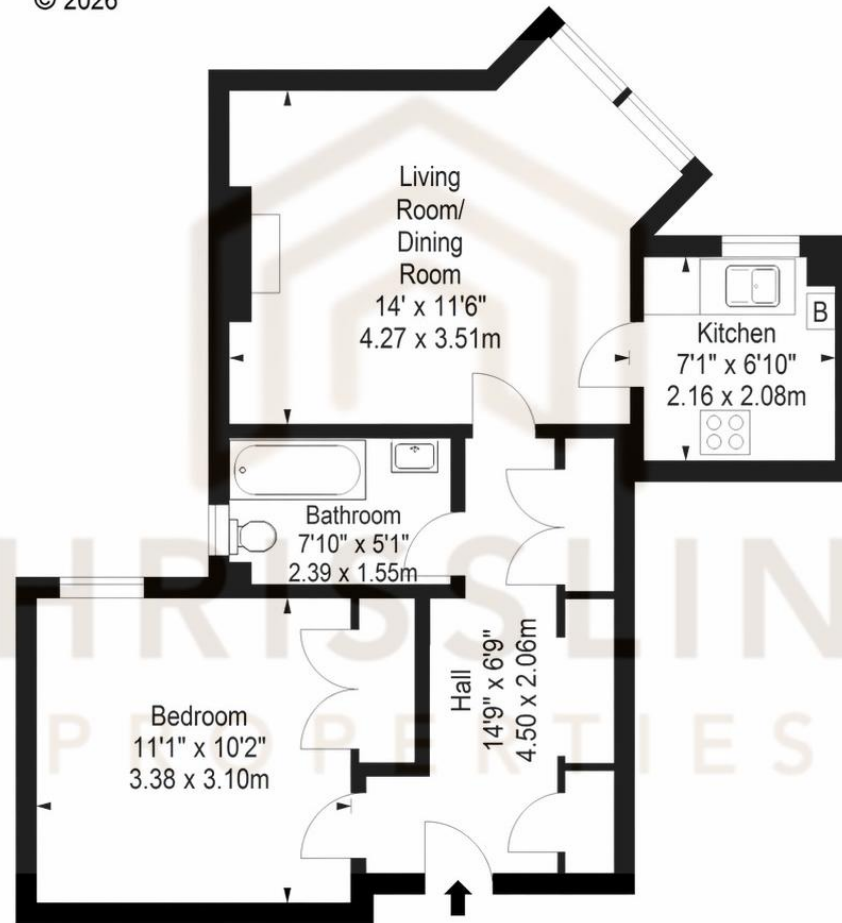


**Pleasance,
Edinburgh,
Midlothian, EH8 9TL**



Approx. Gross Internal Area
498 Sq Ft - 46.26 Sq M
For identification only. Not to scale.
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Third Floor

Disclaimer: This diagram is for illustrative purpose only. All reasonable care has been taken in the preparation, but no warranty is given as to the accuracy of the information. This document does not constitute any part of any offer or contract. Dimensions shown are approximate only. Prospective parties should rely on their own enquiries.