



**Unit SB** \* Second Floor

## **Plans and Price List**

- \* SB Unit Plans
- \* Full Second Floor Plans
- \* Parking / Lower Ground Floor Plans
- \* Price List

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PURPOSE OF ISSUE:

**NOTARY**

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1ST FLOOR, ALMA 101 BUILDING  
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MAURITIUS

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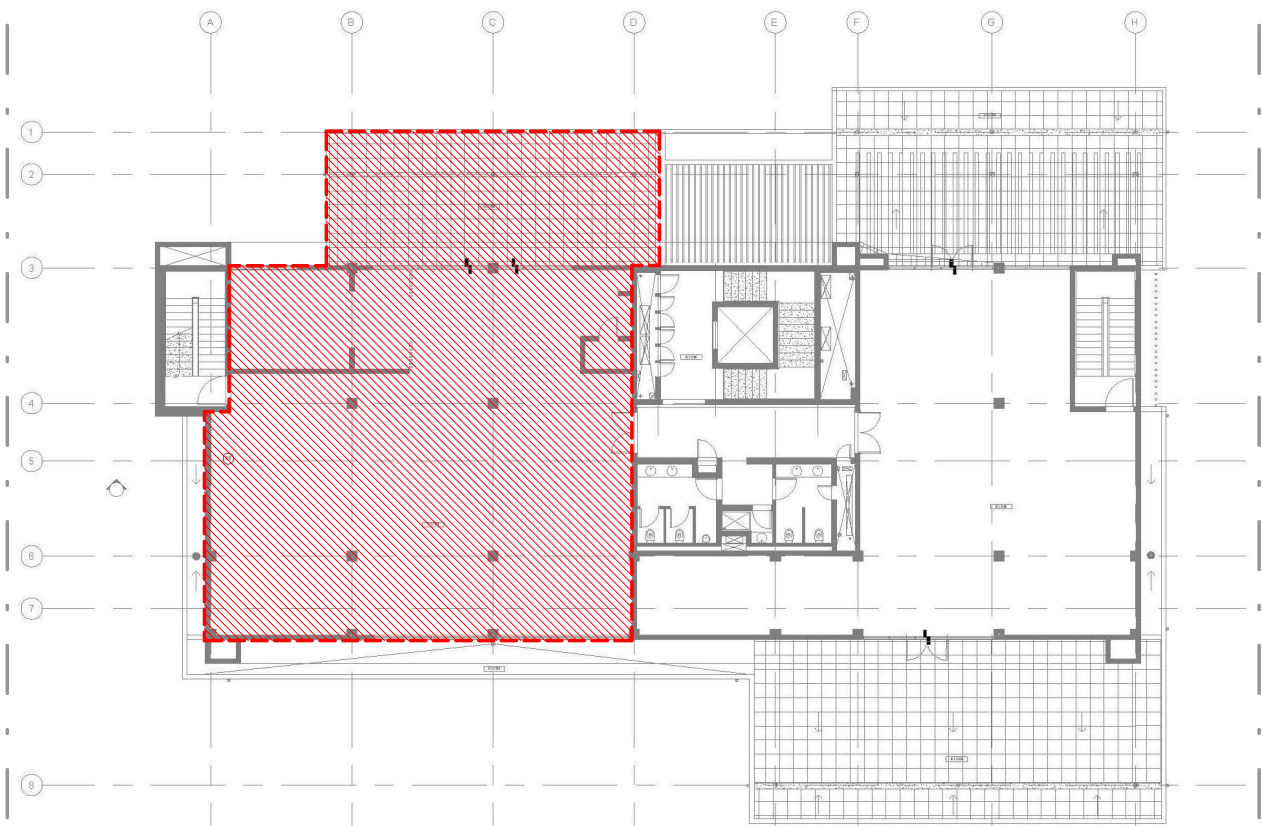
PIERRE YVES SERRET PA Reg. 115  
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PROJECT: **LOT 178 - VBP**

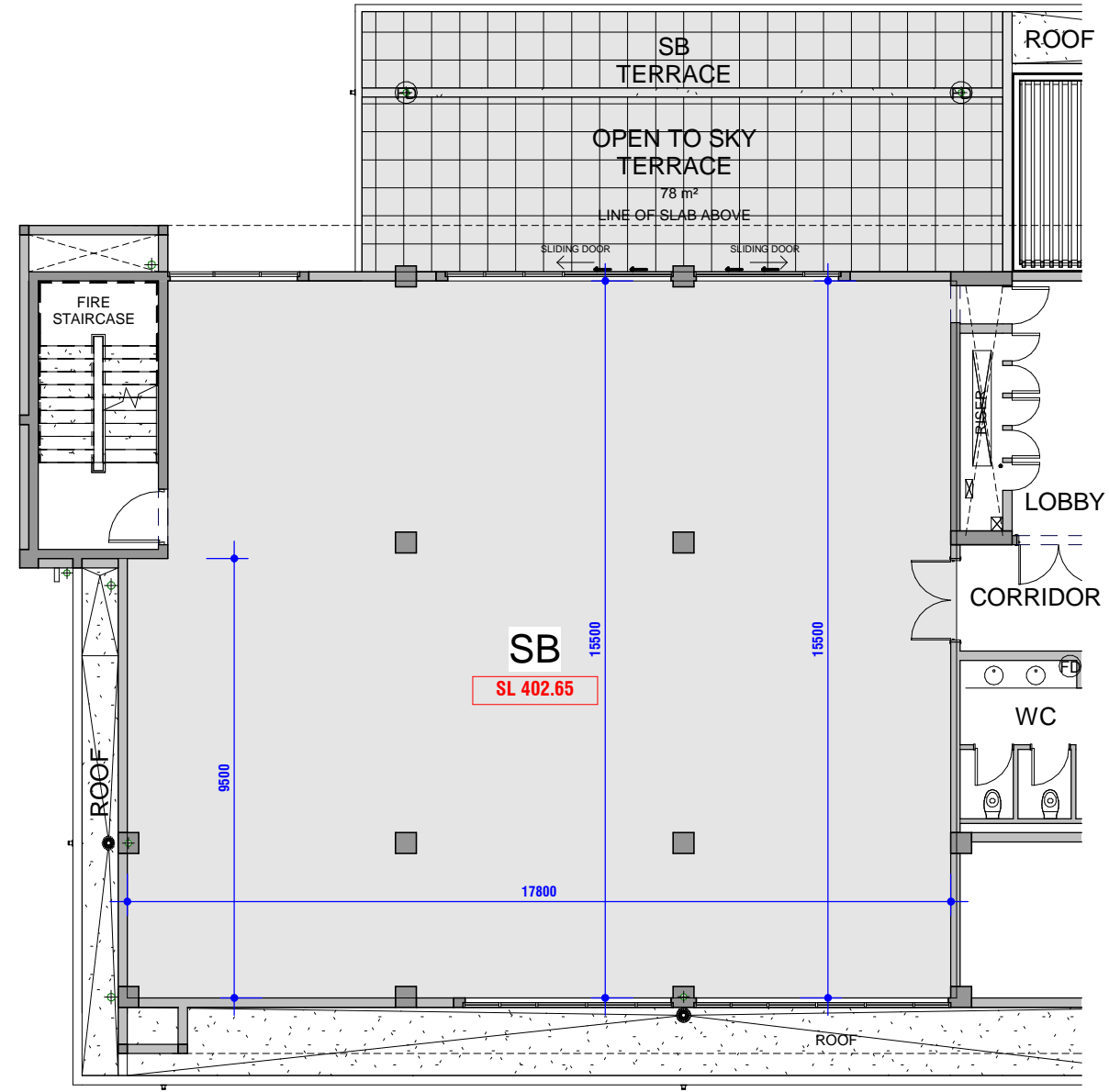
CLIENT: **BAYWAY PHASE1 LTD**

DRAWING TITLE: **SECOND FLOOR - SB OFFICE**

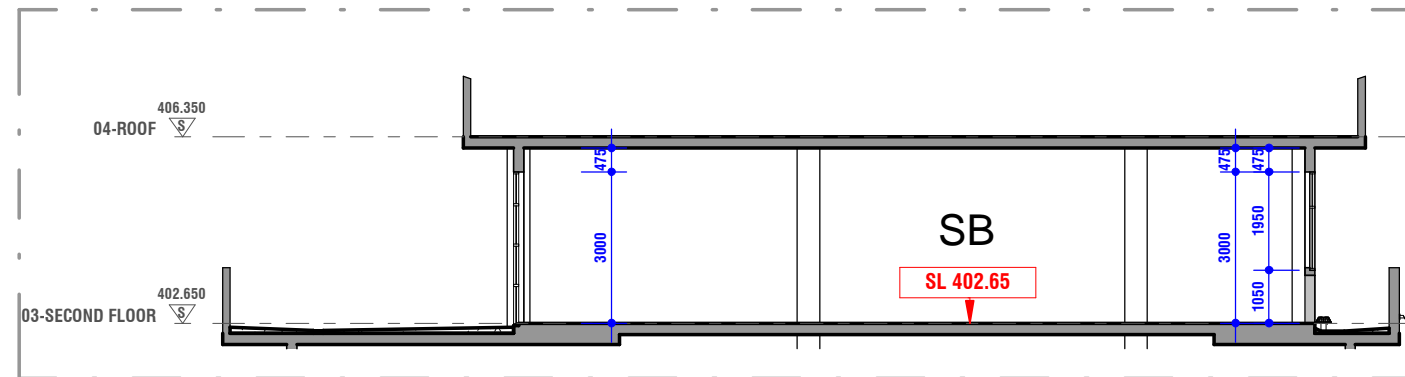
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**KEYPLAN - SB Office**  
Scale : NTS



**SECOND FLOOR - SB Office**  
Scale 1:150



**SECTION A-A - SB Office**  
Scale 1:150

SCHEDULE OF AREA SECOND FLOOR PLAN [OFFICE SB]	
<b>USABLE AREA</b>	
OFFICE SB	273.54
<b>COMMON AREA</b>	
LOBBY, CIRCULATION, WC	66.34
<b>SUPPLEMENTARY AREA</b>	
SBV	77.91

Lobby / Common Area - First floor  
Corridor & WC - To the exclusive use of the owners of First Floor

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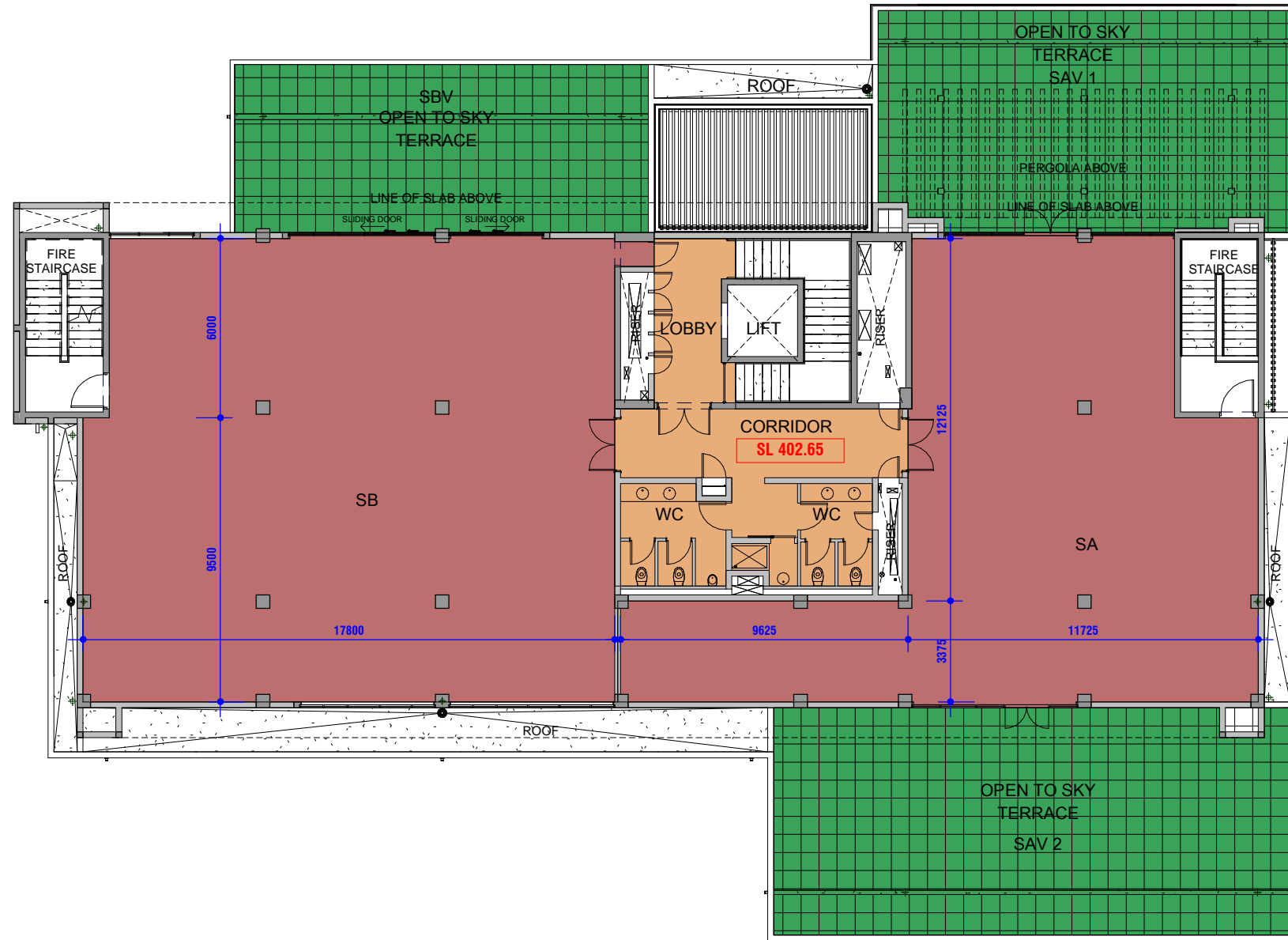
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SCHEDULE OF AREA GROUND FLOOR PLAN		
<b>USABLE AREA m<sup>2</sup></b>		
SA	199.14	
SB	273.54	
<b>TOTAL USABLE AREA</b>	<b>472.68</b>	
<b>COMMON AREA m<sup>2</sup></b>		
LOBBY, CIRCULATION, WC	66.34	
<b>TOTAL GLA</b>	<b>539.02</b>	
<b>SUPPLEMENTARY AREA m<sup>2</sup></b>		
SA V1	100.64	
SA V2	129.98	
SB V	77.91	

Lobby / Common Area - Second floor

Corridor & WC - To the exclusive use of the owners of Second Floor



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PROJECT:

**LOT 178 - VBP**

CLIENT:

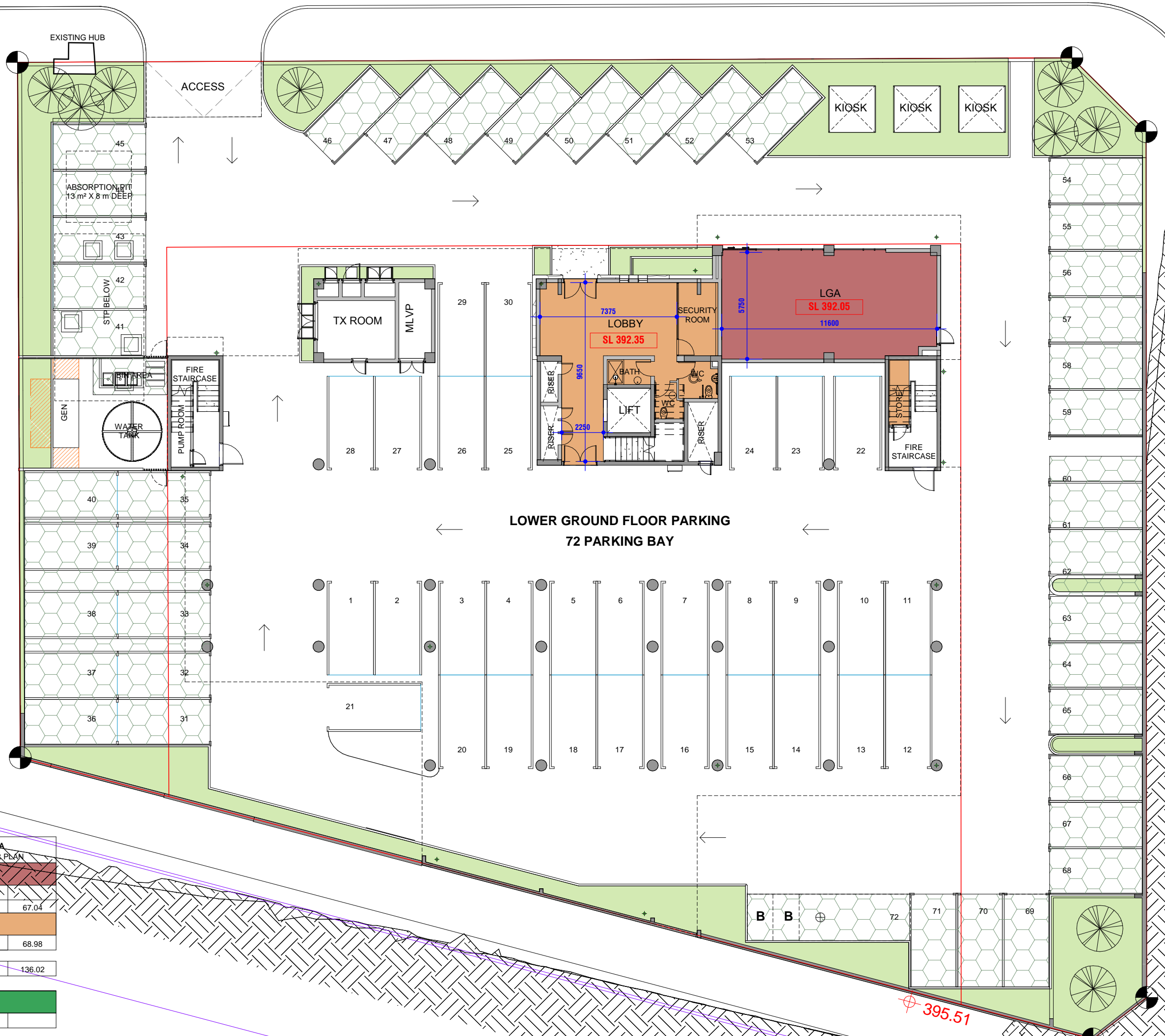
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DRAWING TITLE:

**SECOND FLOOR PLAN**

DRAWING N°	PROJECT N°	REVISION	
<b>BW - NT - 130</b>	<b>18-014</b>	<b>0</b>	
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6 m WIDE ROAD - VIVEA BUSINESS PARK



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PROJECT: **LOT 178 - VBP**

CLIENT: **BAYWAY PHASE1 LTD**

DRAWING TITLE: **LOWER GROUND FLOOR**

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**SCHEDULE OF AREA**  
LOWER GROUND FLOOR PLAN

USABLE AREA	m <sup>2</sup>
LGA	67.04
TOTAL USABLE AREA	67.04

COMMON AREA	m <sup>2</sup>
LOBBY, CIRCULATION, WC	68.98

TOTAL GLA	
	136.02

SUPPLEMENTARY AREA	m <sup>2</sup>



**SB Unit - Second Floor  
Shell & Core**

**Sales Price MUR 30,000,000**

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. Lettable Area	273.54 m <sup>2</sup>
. Terrace	77.91 m <sup>2</sup>
. Common Area As Per Attached Plans	

**Total Parking Bays allocated for SB Unit** **4**

. Covered Parking Bays on Lower Ground Floor bay no. 23, 24, 25 and 26

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**Office Development: one78, Vivea Business Park**  
**Promoter: Bayway Phase1 Ltd**

The above prices are for shell & core offices. They exclude 15% VAT, registration duty, notary fees and Economic Development Board (EDB) processing fees (applicable to foreigners only).



## CONTACTS

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