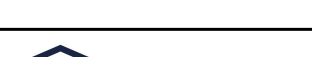
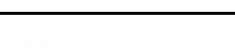
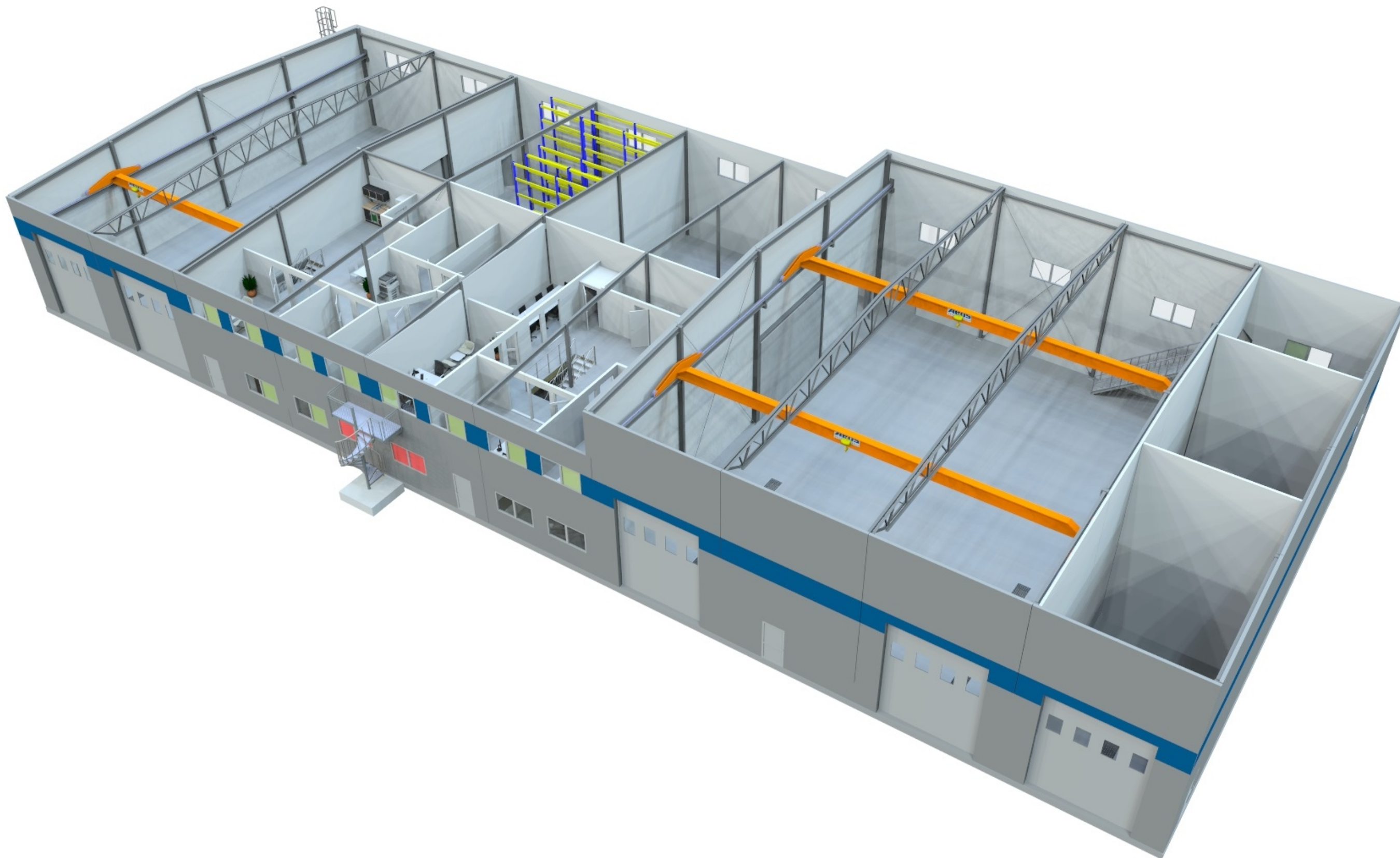




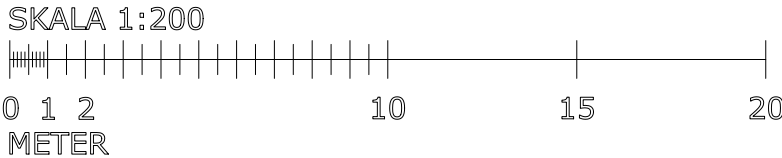
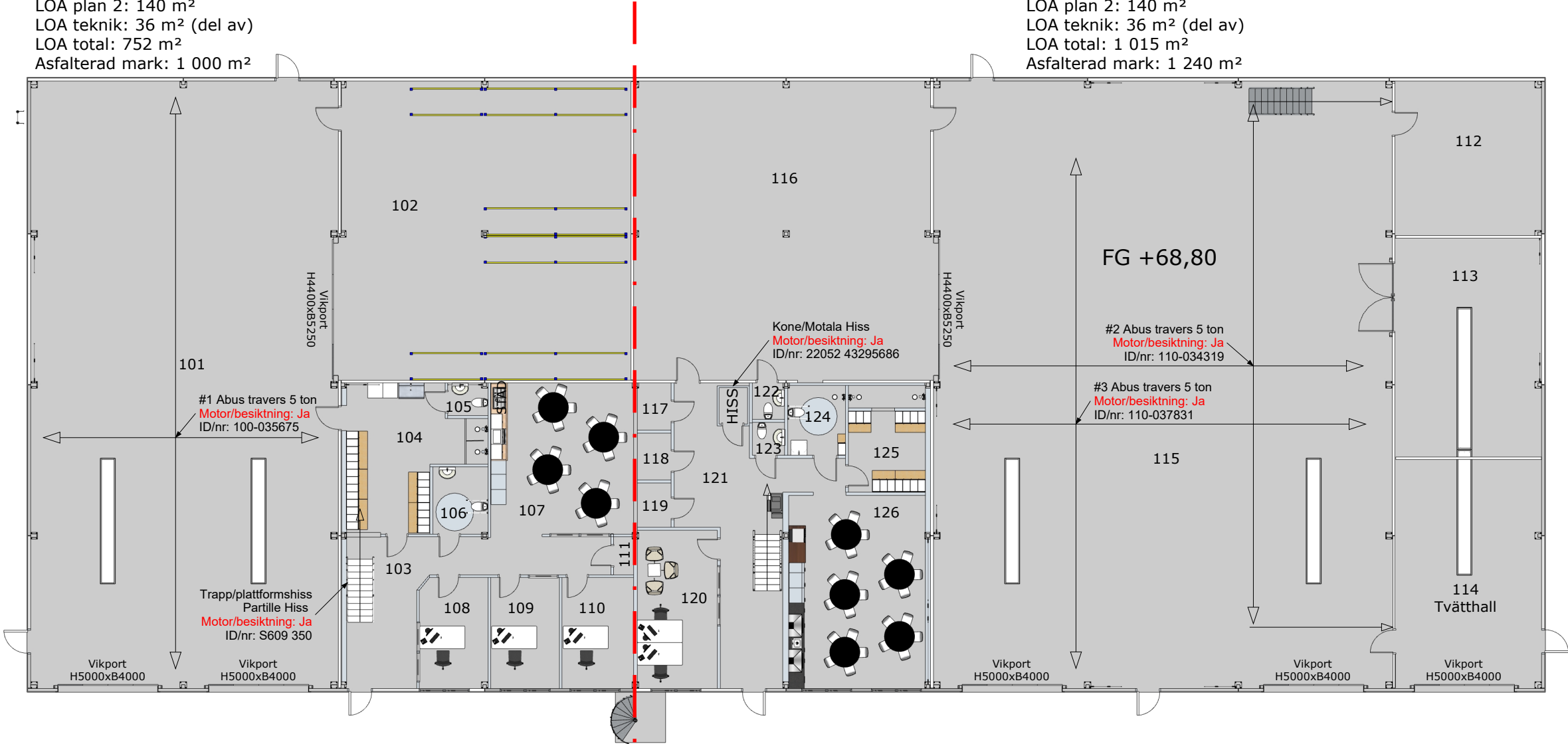
|                                                                                                                                                                             |  |                                                                                                                                                                                                 |  |                                                                                                                                               |  |                                                                                                                                                                                         |  |                                                  |  |                          |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|-----------------------------------------------------------------------------------------------------------------------------------------------|--|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--------------------------------------------------|--|--------------------------|
| <b>Area</b><br>Tomtyta: 3 967 m²<br>Markyta: 2 494 m² (exkl byggnad)<br>BYA: 1 473 m²<br>BTA: 1 804 m²<br>LOA plan 1: 1 451 m²<br>LOA plan 2: 316 m²<br>LOA total: 1 767 m² |  | <b>Väggar av plåt</b><br>Sandwischelement 120 mm PIR U=0,18<br>Kulör utsida: RAL 9007 (mörksilver) och RAL 5050 (blå)<br>Kulör insida: RAL 9010 (vit)                                           |  | <b>Tak</b><br>Isolering 120 mm PIR U=0,18<br>Takpapp Katepal SEP 5500 dubbel (svart)<br><br><b>Takavvattning</b><br>Utvändig<br>Kulör: Silver |  | <b>Fönster &amp; glasparti</b><br>Dubbelt energiglas med argonfyllning<br>Kulör: Naturanodiserad aluminium<br><br><b>Portar</b><br>Vikportar, kulör: RAL 9006 (silver) in och utvändigt |  | <b>Stomme</b><br>Stålstomme kulör RAL 7000 (grå) |  |                          |
|                                                                                          |  | <b>Hyresgäster:</b><br>  |  | <b>Fastighetsbeteckning:</b> BJÖRRÖD 1:198<br><br><b>Status:</b>                                                                              |  | <b>Ritad av:</b><br>Dan Jonsson<br>dan@lejefastigheter.se                                                                                                                               |  | <b>Skala (A3):</b>                               |  | <b>Datum:</b> 2025-01-28 |
|                                                                                                                                                                             |  |                                                                                                                                                                                                 |  |                                                                                                                                               |  |                                                                                                                                                                                         |  | Ritning: ILLUSTRATIONSBILD                       |  | Ritn nr: A00             |



Förklaring:  
=Brandvägg EI30  
(lokalavskiljande)  
=Plan 1

**Lokal 1**  
LOA plan 1: 576 m<sup>2</sup>  
LOA plan 2: 140 m<sup>2</sup>  
LOA teknik: 36 m<sup>2</sup> (del av)  
LOA total: 752 m<sup>2</sup>  
Asfalterad mark: 1 000 m<sup>2</sup>

**Lokal 2**  
LOA plan 1: 839 m<sup>2</sup>  
LOA plan 2: 140 m<sup>2</sup>  
LOA teknik: 36 m<sup>2</sup> (del av)  
LOA total: 1 015 m<sup>2</sup>  
Asfalterad mark: 1 240 m<sup>2</sup>



Hyresgäster:



Fastighetsbeteckning: BJÖRRÖD 1:198  
Status: RELATIONSHANDLING

Ritad av:  
Dan Jonsson  
dan@lejefastigheter.se

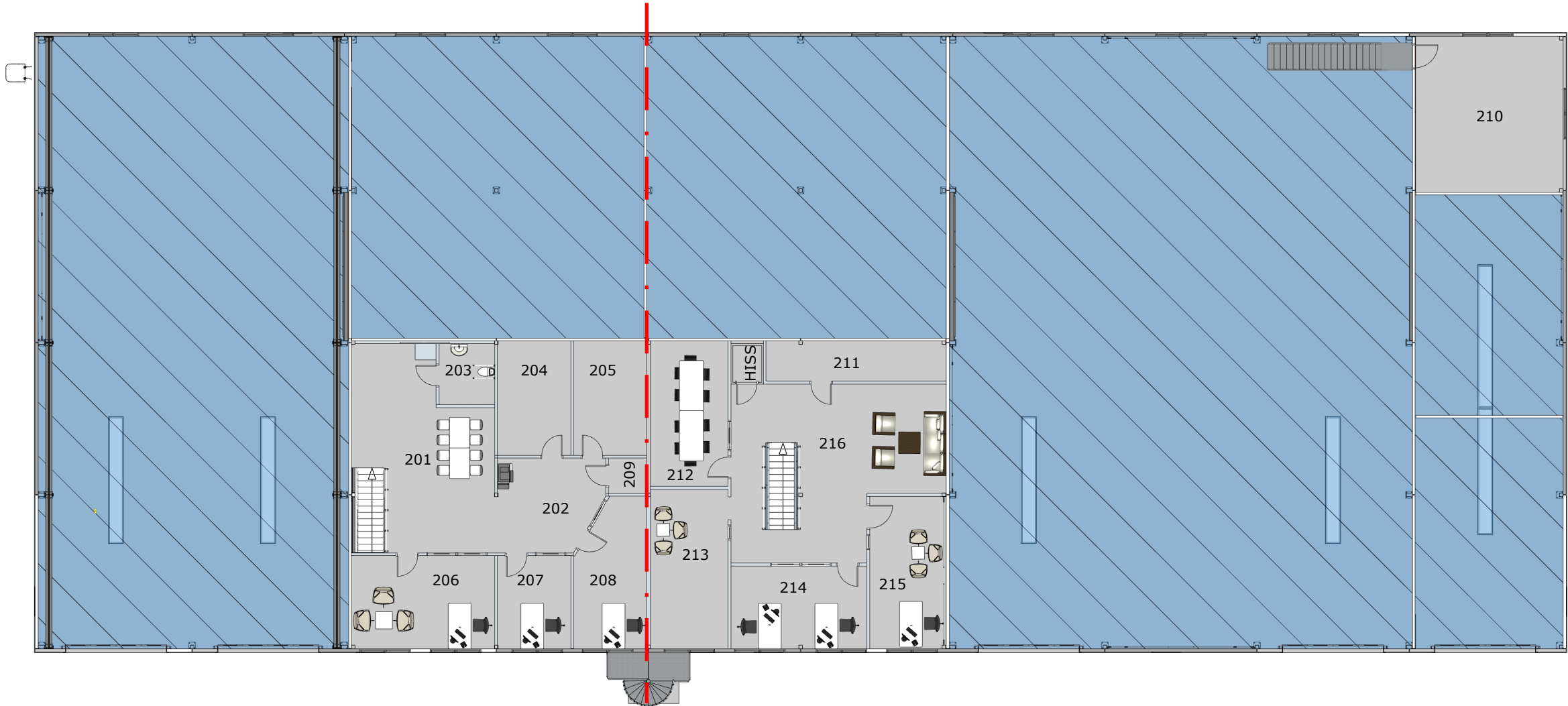
Skala (A3): 1:200  
Ritning: PLAN 1

Datum: 2025-01-28  
Ritn nr: A01

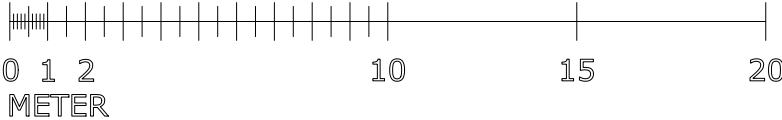
Förklaring:

— =Brandvägg EI30  
(lokalavskiljande)

— =Plan 1



SKALA 1:200



Hyresgäster:



Fastighetsbeteckning: BJÖRRÖD 1:198  
Status: RELATIONSHANDLING

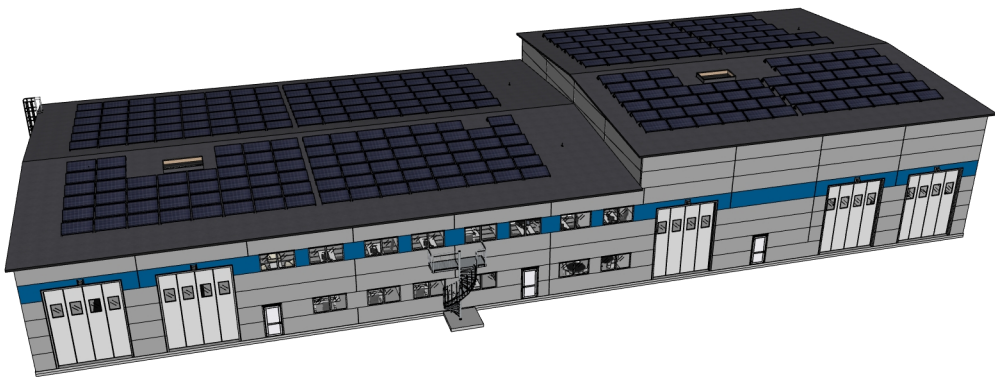
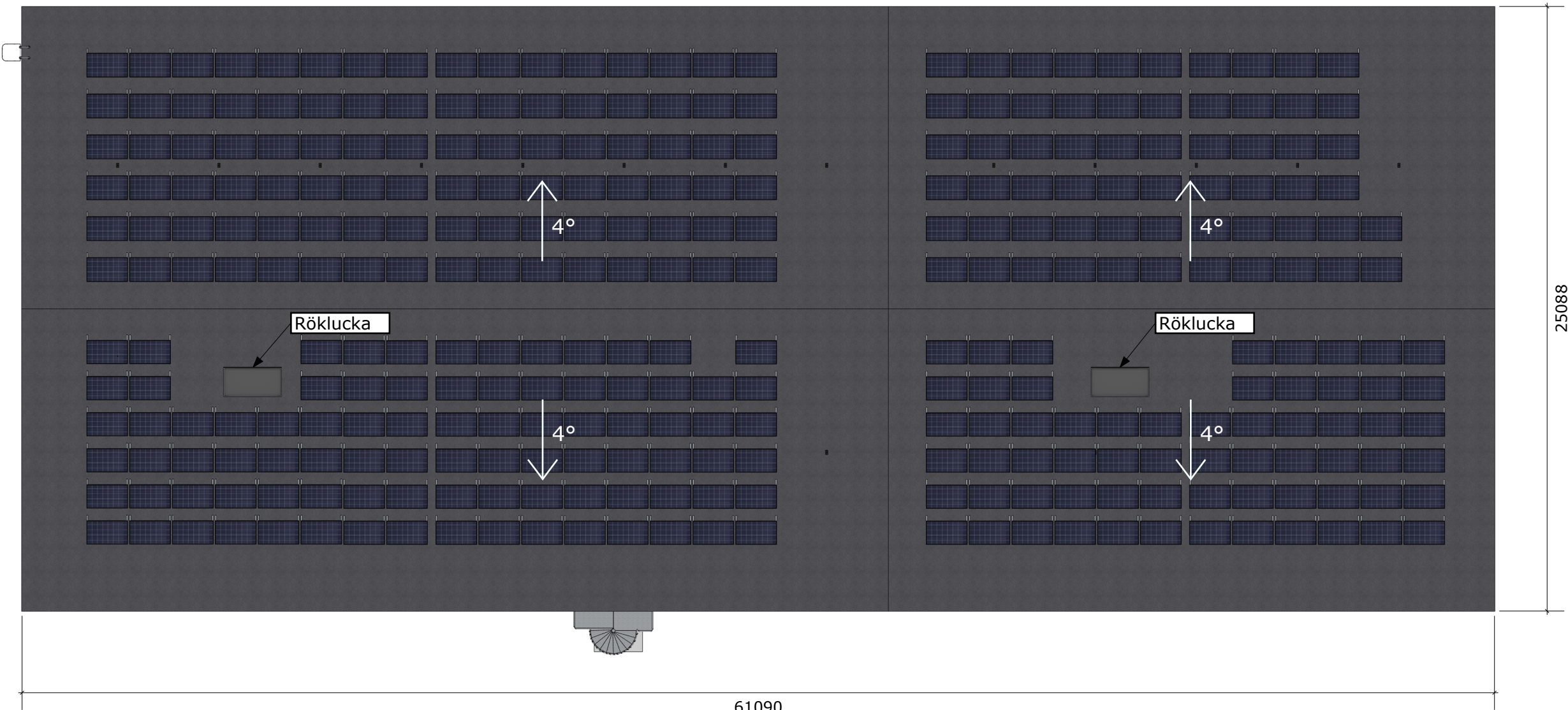
Ritad av:  
Dan Jonsson  
dan@lejefastigheter.se

Skala (A3): 1:200  
Ritning: PLAN 2

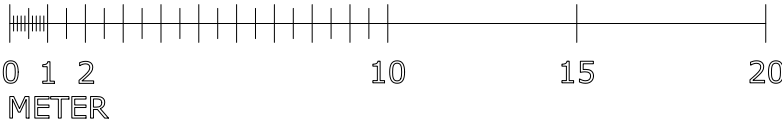
Datum: 2025-01-28  
Ritn nr: A02

Förtydliganden

-  =Solcell
-  =Plan 1



SKALA 1:200



Hyresgäster:



Fastighetsbeteckning: BJÖRRÖD 1:198  
Status: RELATIONSHANDLING

Ritad av:  
Dan Jonsson  
dan@lejefastigheter.se

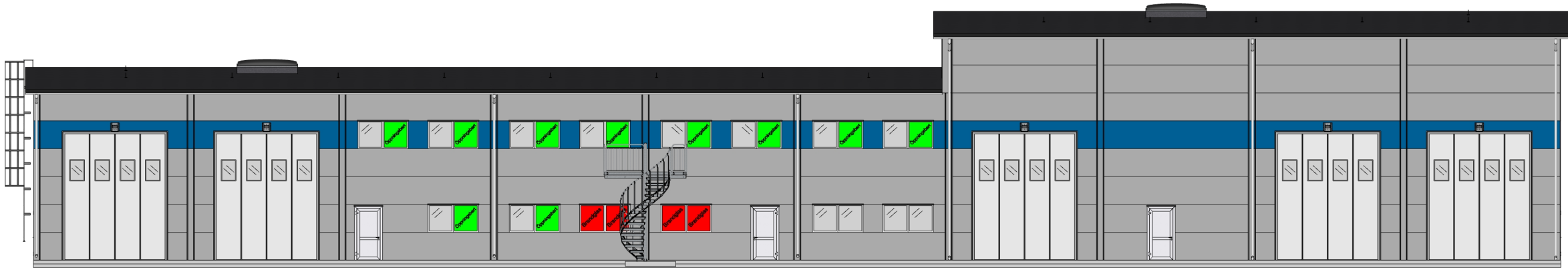
Skala (A3): 1:200

Ritning: TAKPLAN

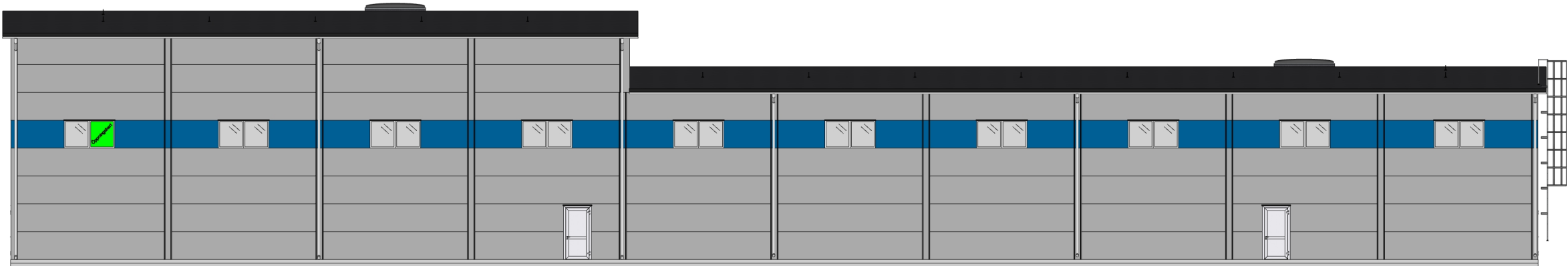
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Ritn nr: A03

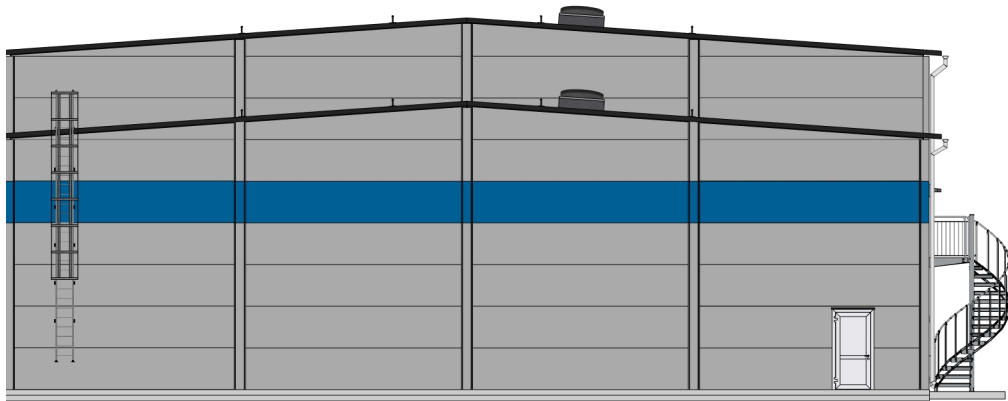
- =Öppningsbart fönster
- =Brandfönster E30



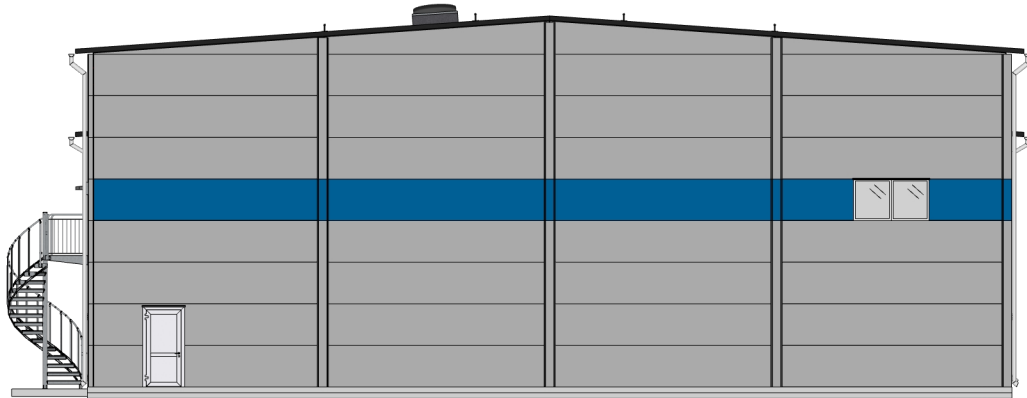
SYD



NORR

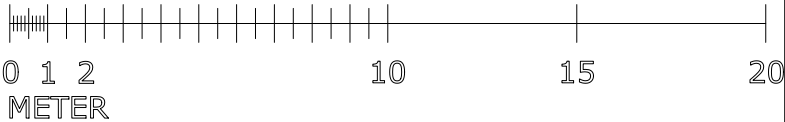


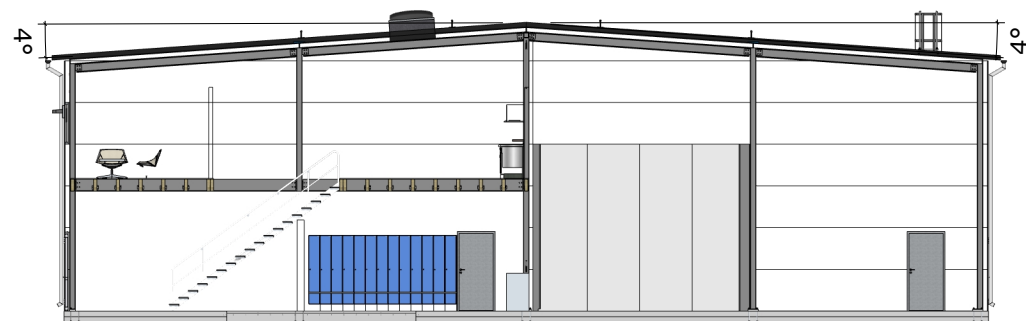
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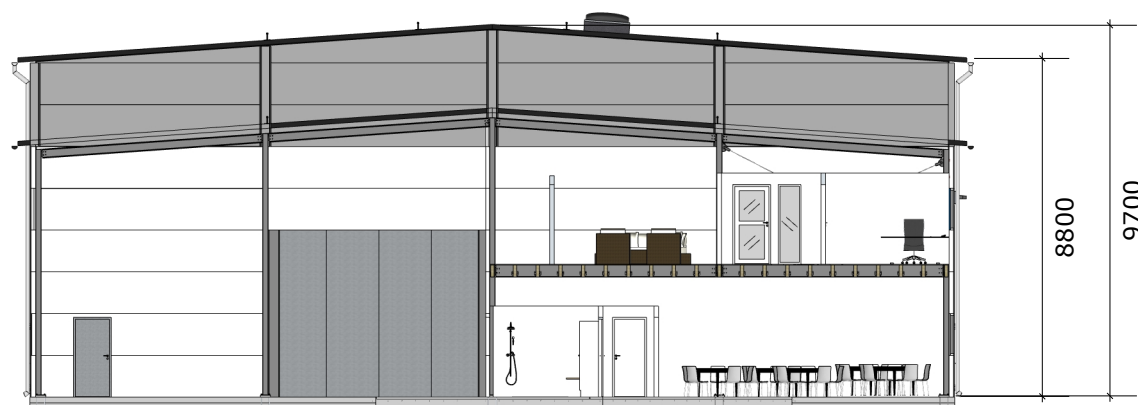
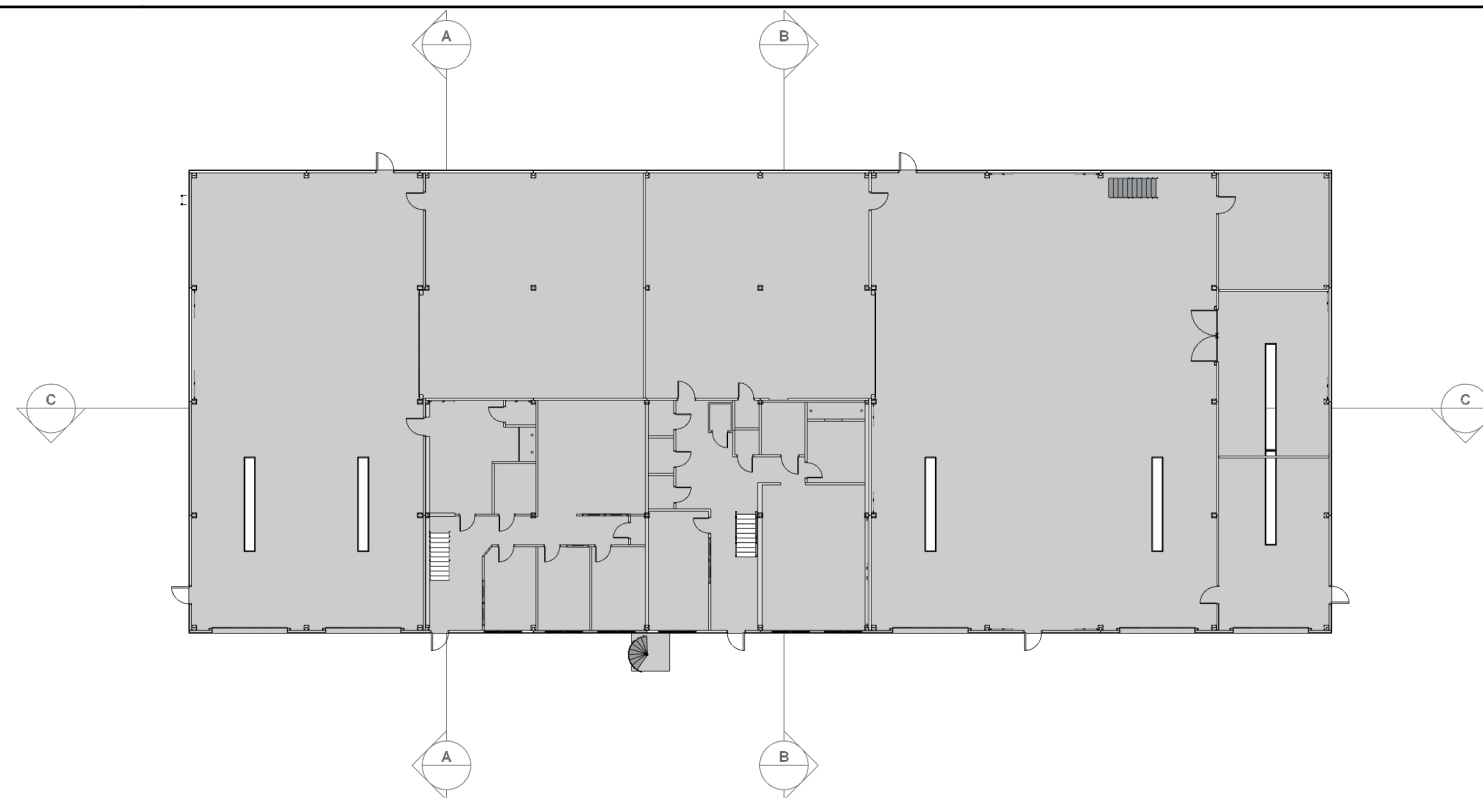
ÖST

SKALA 1:200





A-A

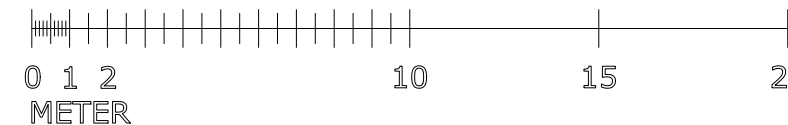


B-B



C-C

SKALA 1:200



Hyresgäster:



Fastighetsbeteckning: BJÖRRÖD 1:198

Status: RELATIONSHANDLING

Ritad av:

Dan Jonsson  
dan@lejefastigheter.se

Skala (A3):

1:200

Ritning:

SEKTIONER

Datum: 2025-01-28

Ritn nr:

A05