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Area Measurement Report

8 St Chads Place,
London, WC1X 9HH
Reference 26.09.3735
28 September 2026



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1. About Sterling Temple

Sterling Temple is a leading provider of measured property surveys, delivering precise area measurement reports and detailed planning drawings to clients across the UK. Using advanced 3D laser scanning technology and efficient workflows, we ensure exceptional accuracy and fast turnaround times. Our expertise spans a range of property types, from commercial and industrial spaces to complex architectural structures. At Sterling Temple, we are committed to combining cutting-edge technology with professional insight to meet the diverse needs of our clients. Our services provided

- A. Area Measurement Reports
- B. Existing Planning Drawings (floor plans, sections, elevations & site plans)
- C. Land Registry compliant Lease Plans
- D. Matterport Virtual Tours

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2. Report Objective

The objective of this report was to deliver a precise and reliable area measurement survey 8 St Chads Place, London, ensuring accuracy in net internal and gross internal area calculations. This survey supports our client's property planning, valuation, and compliance needs, providing clear data for informed decision-making.

3. The Property

Stanley House, 8 St Chad's Place, is a self-contained light industrial and office building on a narrow cobbled lane in King's Cross, beside the Metropolitan line cutting. Built of London stock brick with painted brick interiors and concrete beams, it comprises lower ground floor storage, a ground floor print workshop beneath roof lanterns and first floor offices with parquet flooring. At the time of survey it was occupied by Passion Print and marketed to let.

4. Site Conditions

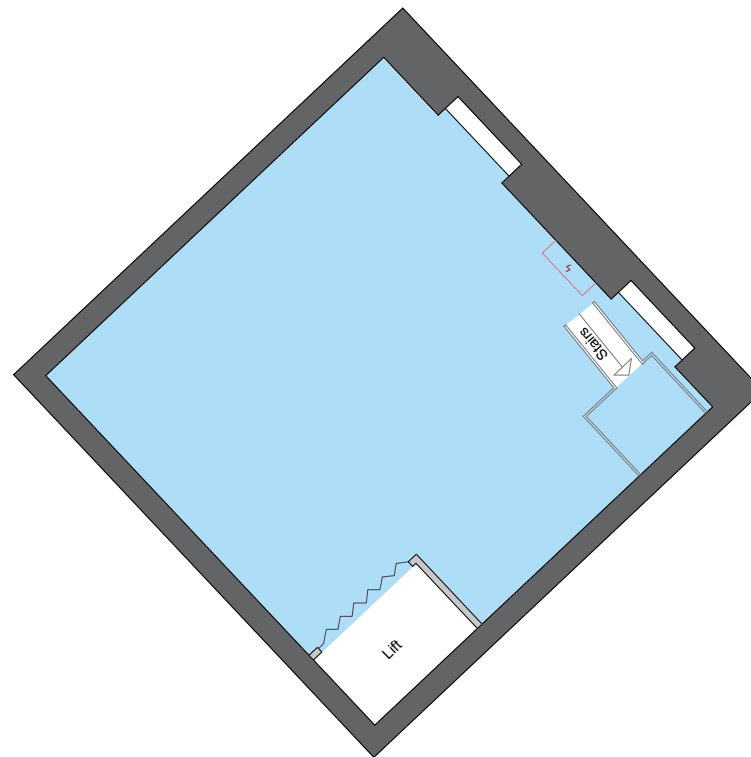
On the day of the survey, the property was occupied while providing a suitable environment for accurate measurements. The properties were in a good condition, with no obstacles or restrictions, allowing our team to efficiently capture detailed data and produce precise area calculations.

5. Schedule of Areas

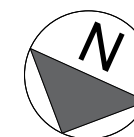
Net Internal Area and Gross Internal Area				
	NIA (m2)	NIA (ft2)	GIA (m2)	GIA (ft2)
First Level	59.5	640	88.2	949
Ground Level	254.5	2,739	275.8	2,969
Basement	36.4	392	39.3	423
Total	350.4	3,772	403.3	4,341

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Basement Level



8 St Chads Place

Kings Cross
London
WC1X 9HH

Date	Revision	Project Number	Description	Rev
26/09/2026	00	26.09.3735	Property Survey	0/0

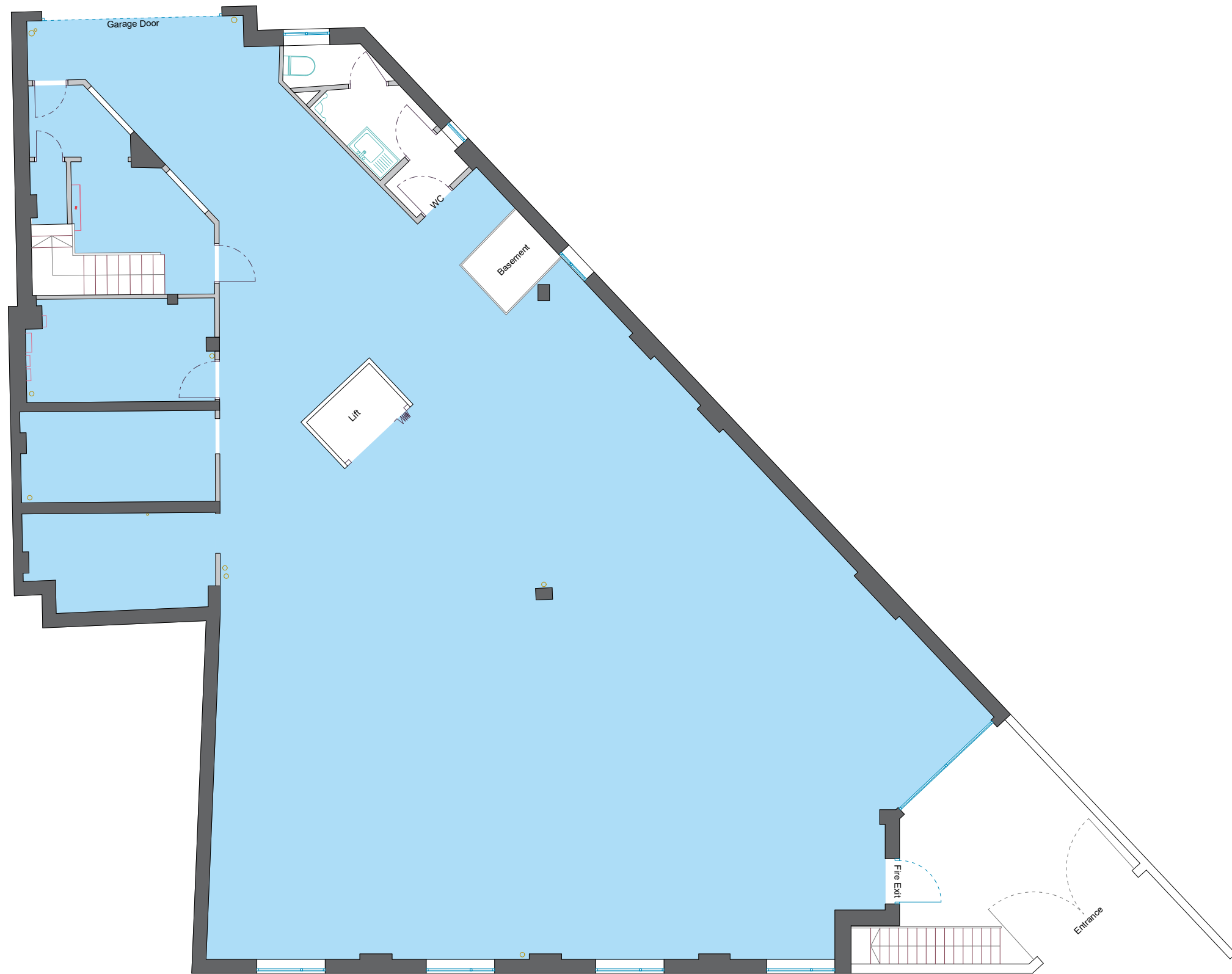
Drawing Name
Basement Level Floor Plan

REFERENCES

 Net Internal Area

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Ground Level



8 St Chads Place

Kings Cross
London
WC1X 9HH

Date	Revision	Project Number	Description	Rev
26/09/2026	00	26.09.3735	Property Survey	0/0

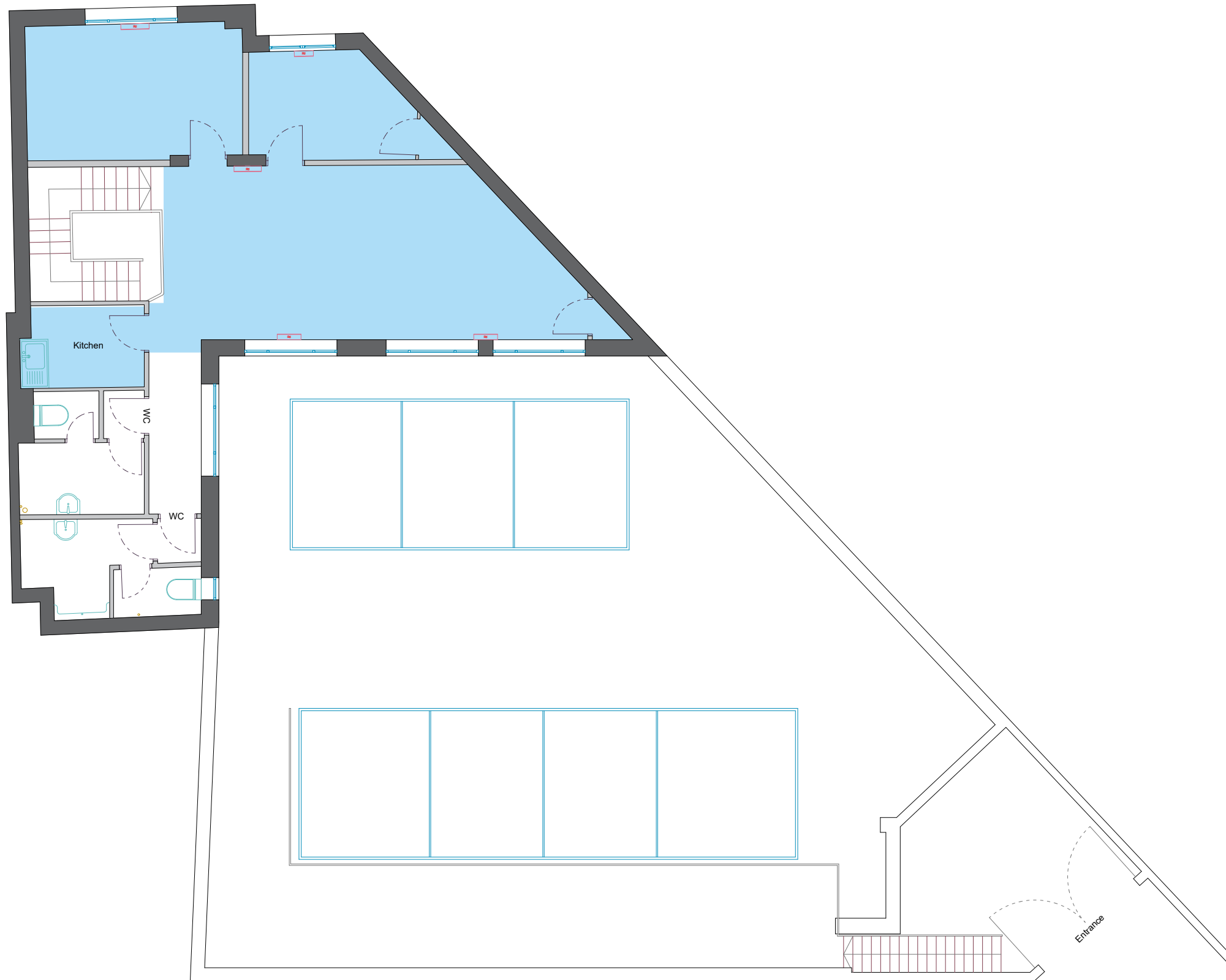
Drawing Name
Ground Level Floor Plan

REFERENCES

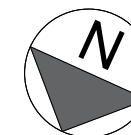
 Net Internal Area

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First Level



0m 5m
Scale 1:100

8 St Chads Place

Kings Cross
London
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26/09/2026	00	26.09.3735	Property Survey	0/0

Drawing Name
First Level Floor Plan

REFERENCES

 Net Internal Area

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7. Summary of Measured Surveying Report

This report provides a comprehensive overview of the area measurement survey conducted at 8 St Chads Place, London. Our team has delivered precise calculations for the net internal and gross internal areas, supported by a detailed floor plan and survey notes. The property was surveyed under optimal conditions, ensuring accuracy and reliability in the results.

We are confident that the data and insights provided in this report will support your property planning, valuation, and compliance needs. Should you require any further information or additional services, please do not hesitate to contact us.

Thank you for choosing Sterling Temple for your measured surveying requirements.

