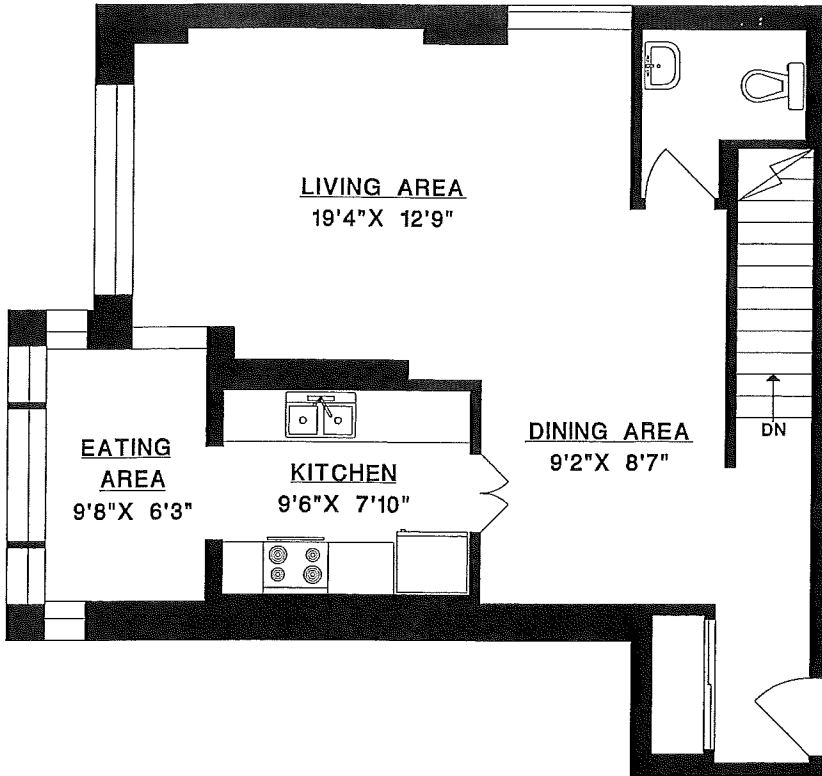


UPPER FLOOR

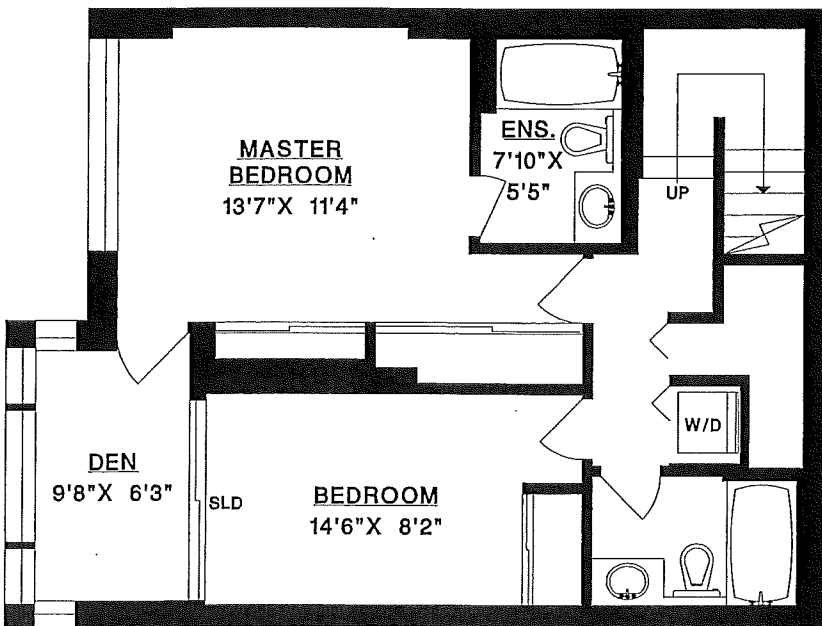


ROYAL LEPAGE

RALPH BANNI
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LOWER FLOOR



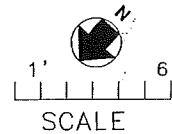
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