Fannborg 2-4

Skilmálateikningar

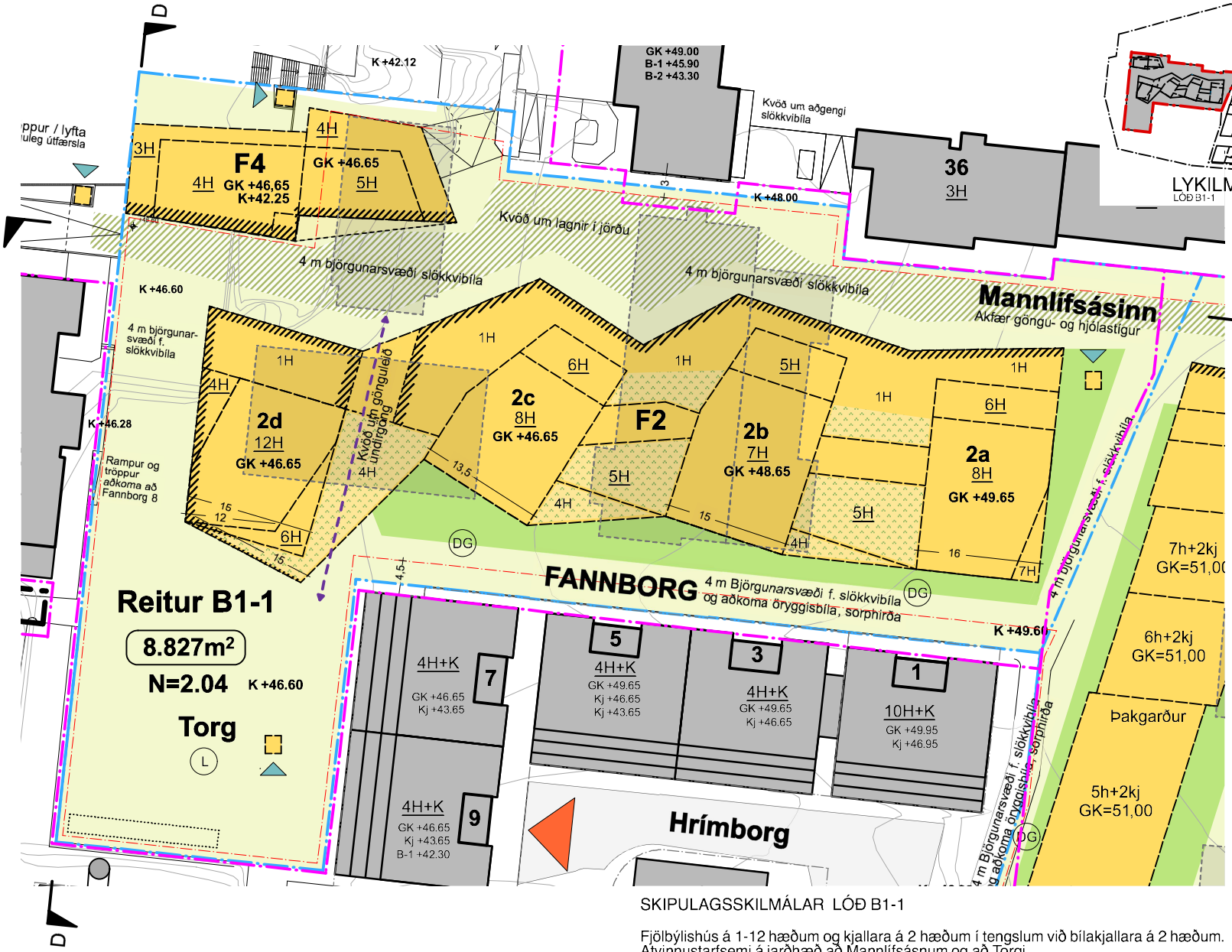
09.10.2024



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Skjal sótt af Reykjavíkurborg 10.2026

SÉRSKILMÁLAR FYRIR LÓÐ B1-1 FANNBORGARREITUR



SKIPULAGSSKILMÁLAR LÓÐ B1-1

Fjölbýlishús á 1-12 hæðum og kjallara á 2 hæðum í tengslum við bílakjallara á 2 hæðum.
Atvinnustarfsemi á jarðhæð að Mannlífsásnum og að Torgi.
Hámarks íbúðafjöldi: 270 íbúðir
Bílastæði í bílakjallara, hámark: 490 stæði

Gólfkótar aðkomuhæða eru leiðbeinandi.

MIÐBÆR KÓPAVOGS

Fannborgarreitur B1-1

DEILISKIPULAG

SKILMÁLAR FYRIR LÓÐ B1-1

VERKHLUTI: DEILISKIPULAG
DAGS.: 01.10.2020
MKV.: 1:500 (A3)

PK ARKITEKTAR
Brautarholt 4 105 Reykjavík
kt 680504-2880 s 551 8050
www.pk.is pk@pk.is

Kópavogsbær

Teikning
1.00

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Afstöðumynd



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Grunnmynd 2.hæðar



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Grunnmynd 3.hæðar



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Grunnmynd 4.hæðar



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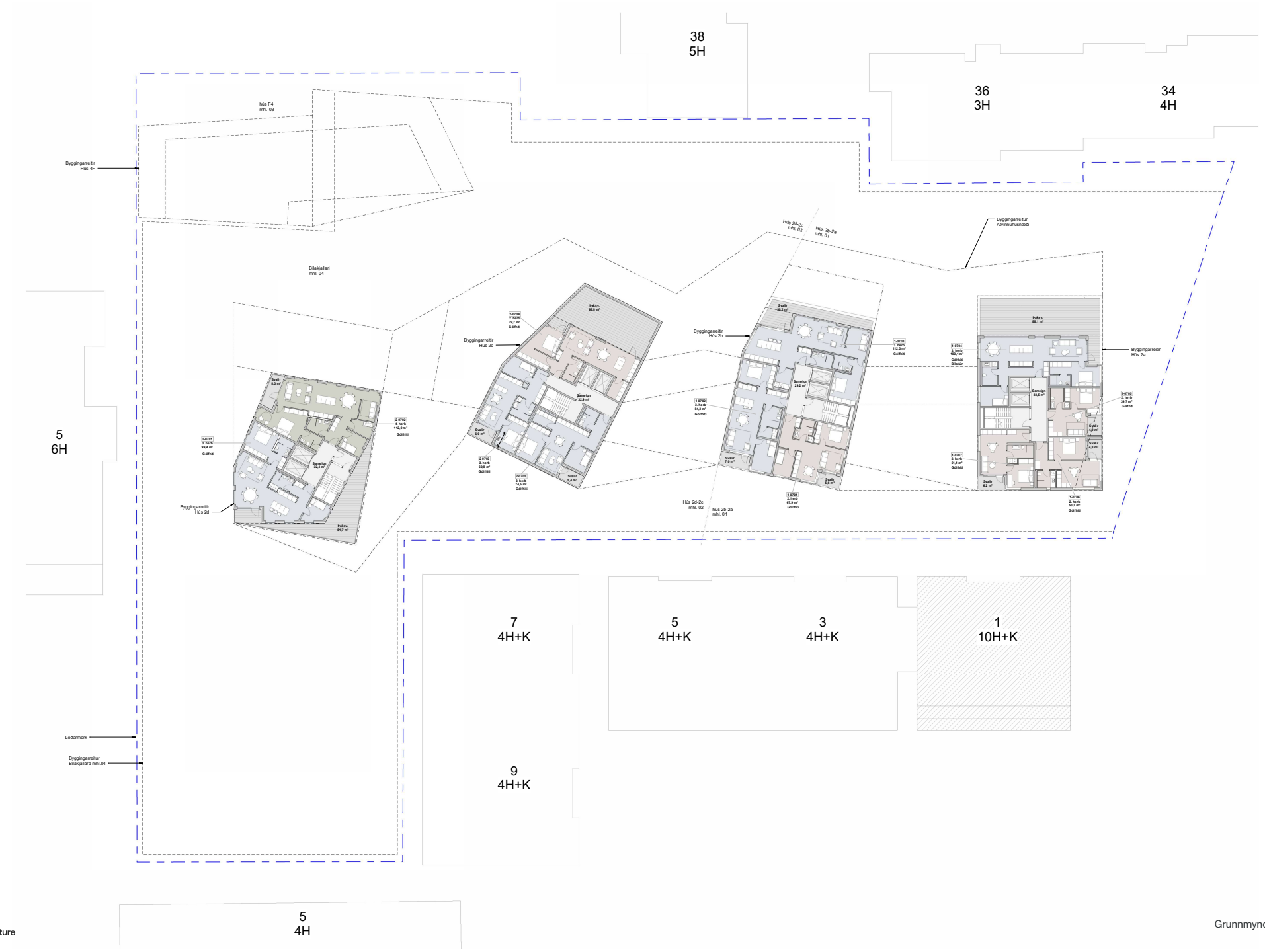
Grunnmynd 5.hæðar



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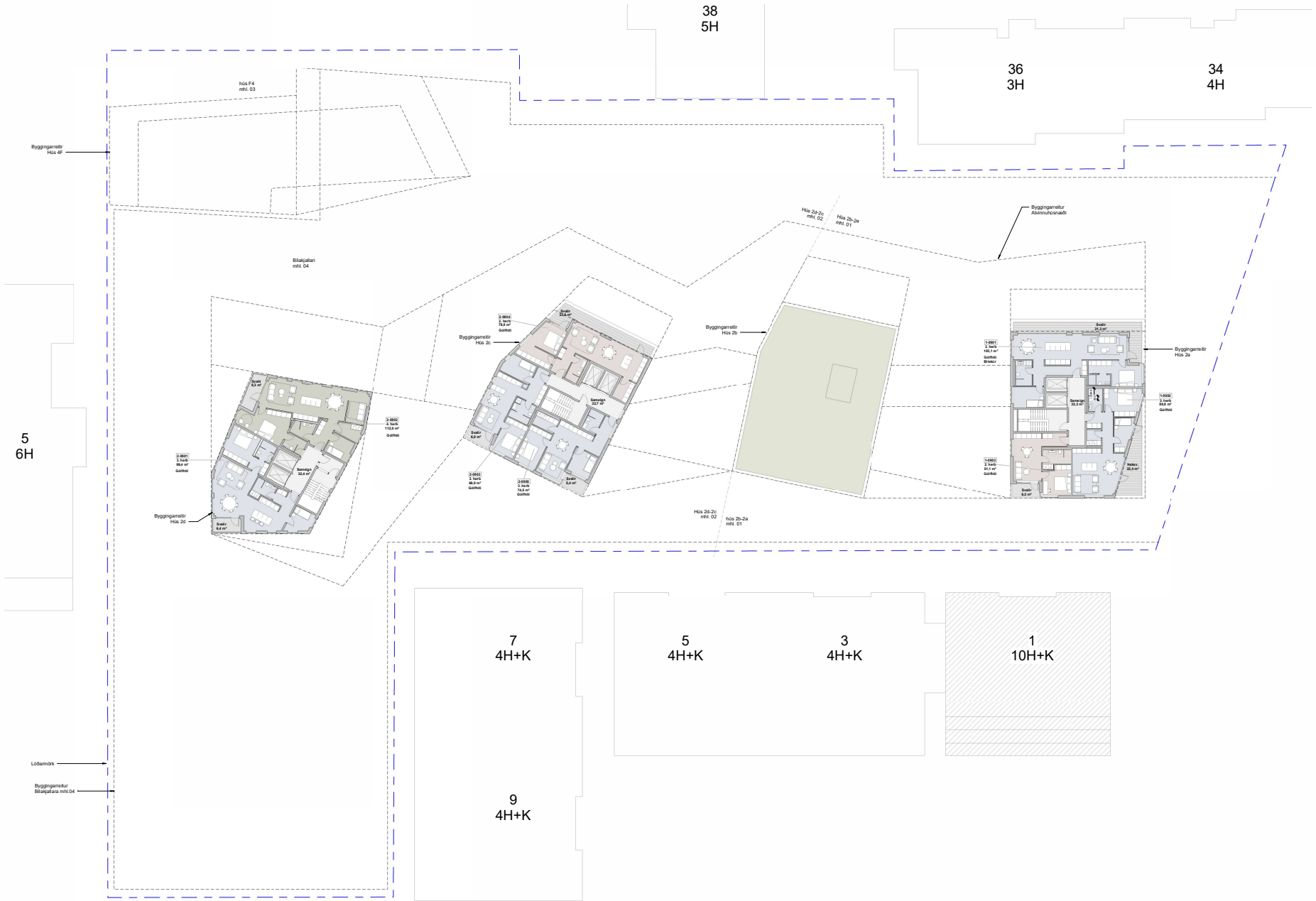
Grunnmynd 6.hæðar



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Grunnmynd 7.hæðar



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Grunnmynd 8.hæðar



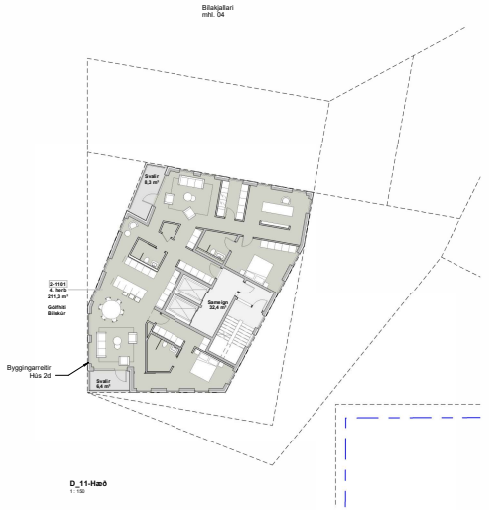
D_10-Hæð
1 : 150



D_12-Hæð
1 : 150



D_09-Hæð
1 : 150



D_11-Hæð
1 : 150

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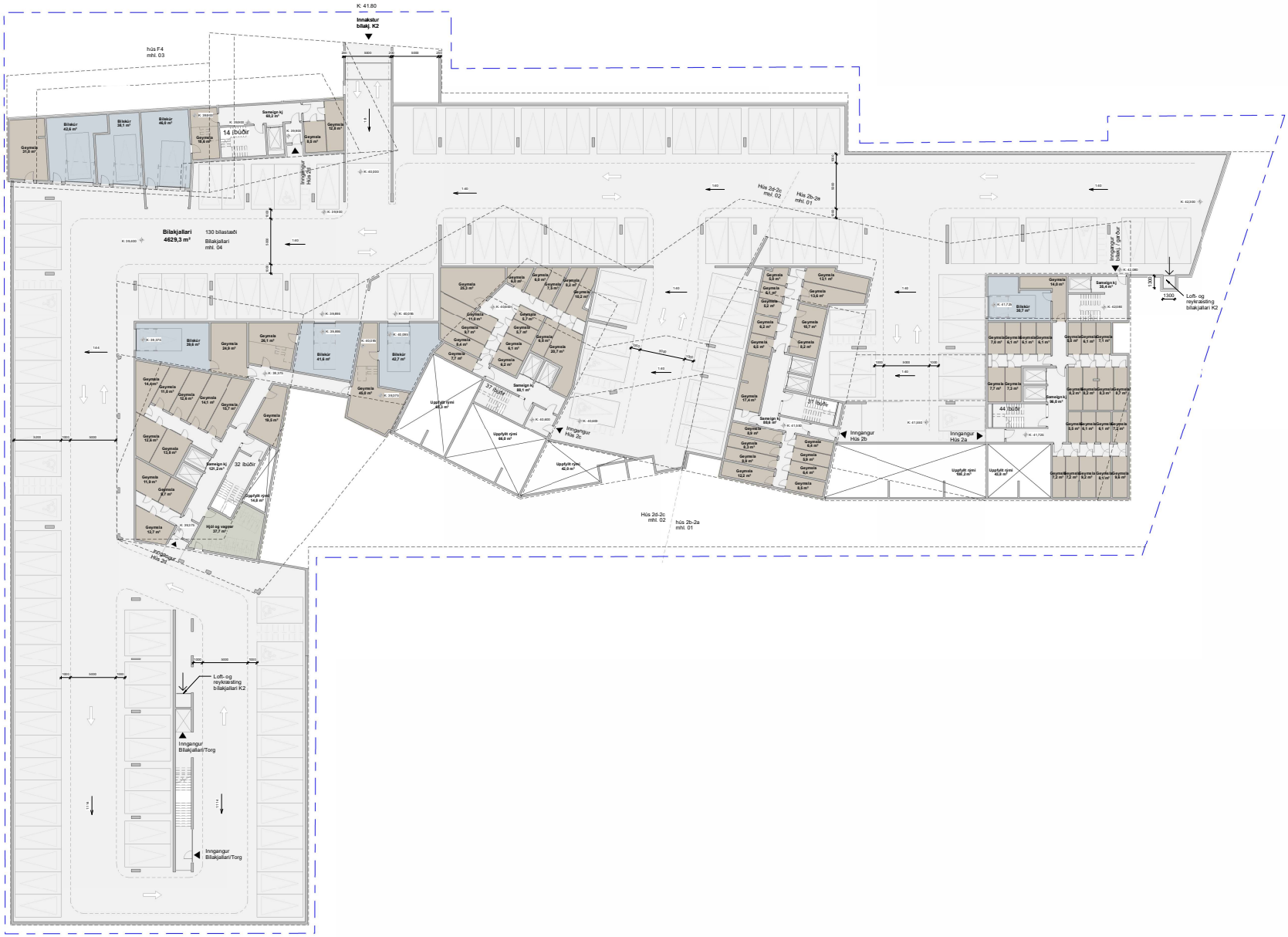
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Grunnmynd K1 (efri kjallara)



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Grunnmynd K2 (neðri kjallara)



Útlit Norður
1 : 250



Útlit Suður
1 : 250

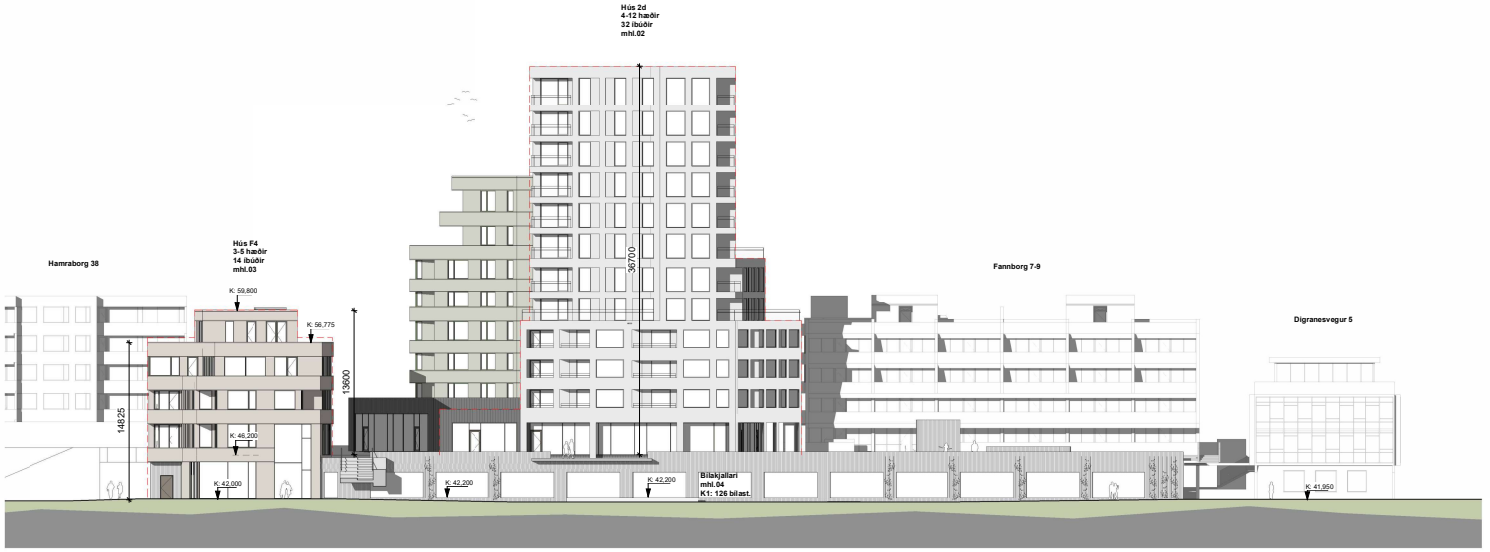
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Útlit norður og suður

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Útlit Austur
1 : 250



Útlit Vestur
1 : 250

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FANNBORG - 09.10.2024

Íbúðadreifing	Hús 2a	Hús 2b	Hús 2c	Hús 2d	Hús F4	Samtals	% skipting
2. herb	31	10	9	6	6	62	39%
3. herb	10	14	27	13	5	69	44%
4. herb og stærri	3	7	1	13	3	27	17%
Samtals:	**44**	**31**	**37**	**32**	**14**	**158**	**100%**

Lykiltölur	Hús 2a	Hús 2b	Hús 2c	Hús 2d	Hús F4	Samtals	max. skv. Dsk
Brúttó m2 ofanjarðar íbúðir	2.468	2.479	2.684	3.133	1.078	**11.842**	
Brúttó m2 ofanjarðar atvinna	215	311	587	386	378	**1.877**	
Brúttó m2 ofanjarðar sameign (stigahús, gangar)	396	307	330	461	160	**1.654**	
Samtals A m2 ofanjarðar	**3.079**	**3.097**	**3.601**	**3.980**	**1.616**	**15.373**	
B m2 (svalir)	193	122	145	206	77	**743**	
C m2 (þaksvalir)	190	232	195	281	396	**1.294**	
Samtals A+B ofanjarðar:	**3.272**	**3.219**	**3.746**	**4.186**	**1.693**	**16.116**	**18.000**
Bílakjallari (+Spennist., Sorp atvinna, stigag. austur. Tæknir.)						**9.370**	
Geymslur og bílskúrar í kjallara	423	307	332	715	290	**2.067**	
Sameign kjallara	272	225	263	325	176	**1.261**	
Samtals m2 neðanjarðar	**695**	**532**	**595**	**1.040**	**466**	**3.328**	
Samtals m2 ofan- og neðanjarðar	**3.967**	**3.751**	**4.341**	**5.226**	**2.159**	**28.814**	**31.424**
Byggingarmagn A+B:	**3.967**	**3.751**	**4.341**	**5.226**	**2.159**	**19.444**	
Birtir m2 (sölu m2 íbúðir)	**2.891**	**2.786**	**3.016**	**3.848**	**1.368**	**13.909**	

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Skjal sótt af vefsíðu Skipulagsstofnunar 20.06.2025



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