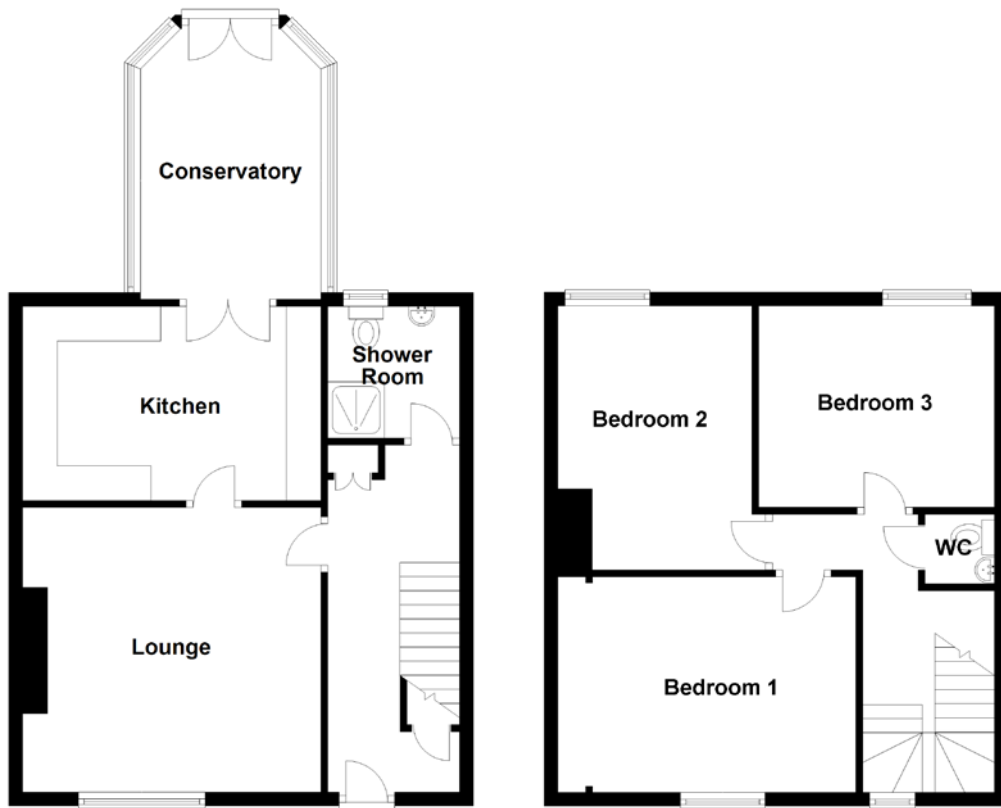


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions
(Taken from the widest point)

Lounge	4.30m (14'1") x 4.10m (13'5")
Kitchen	4.30m (14'1") x 2.80m (9'2")
Conservatory	3.90m (12'10") x 2.60m (8'6")
Shower Room	1.90m (6'3") x 1.90m (6'3")

Bedroom 1	3.80m (12'6") x 3.10m (10'2")
Bedroom 2	3.80m (12'6") x 3.00m (9'10")
Bedroom 3	3.40m (11'2") x 2.90m (9'6")
WC	1.00m (3'3") x 1.00m (3'3")

Gross internal floor area (m²): 97m²
EPC Rating: C

