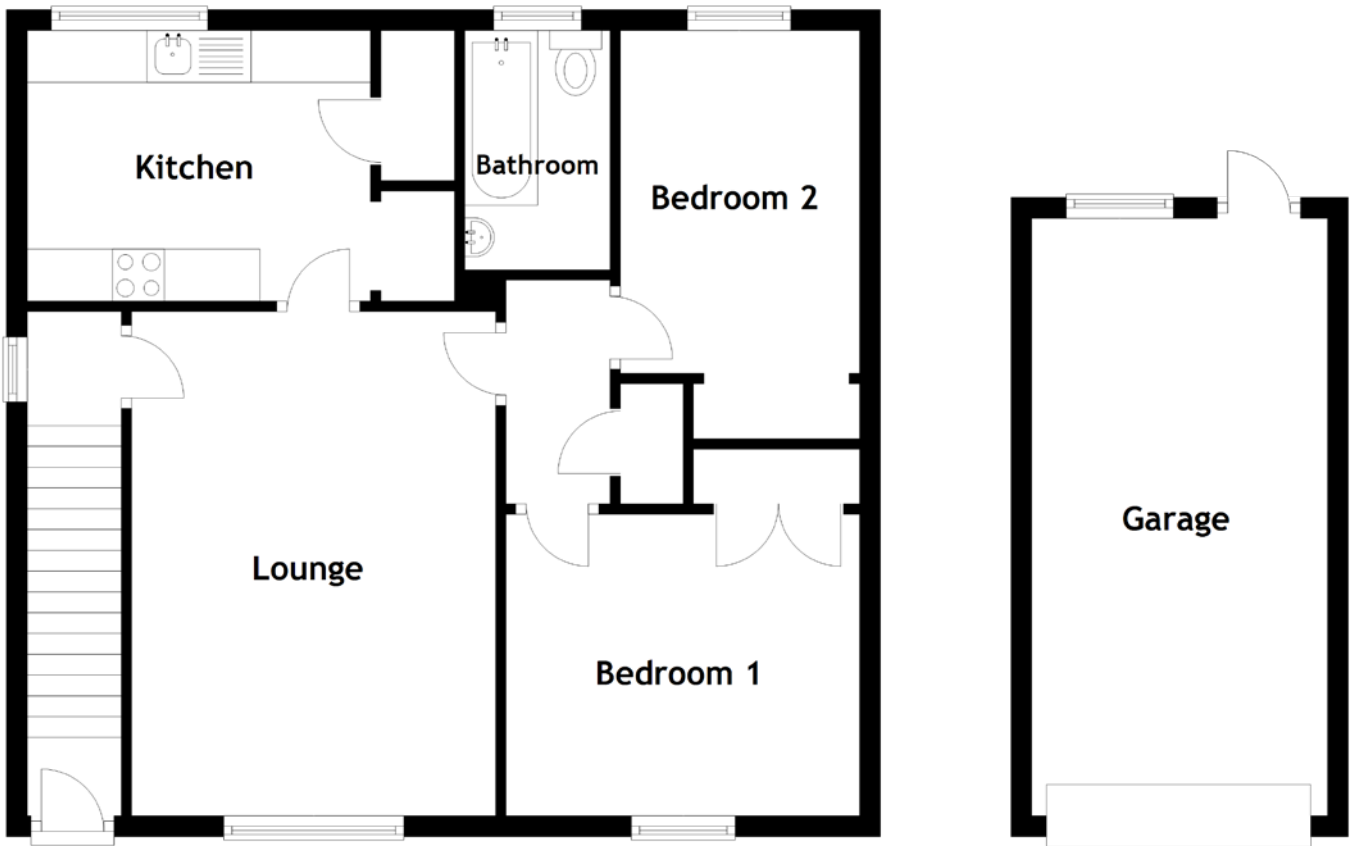


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions  
(Taken from the widest point)

Lounge 4.85m (15'11") x 3.50m (11'6")  
 Kitchen 3.30m (10'10") x 2.60m (8'6")  
 Bedroom 1 3.40m (11'2") x 2.90m (9'6")  
 Bedroom 2 3.30m (10'10") x 2.30m (7'7")

Bathroom  
 Garage

2.30m (7'7") x 1.40m (4'7")  
 5.75m (18'10") x 2.85m (9'4")

Gross internal floor area (m<sup>2</sup>): 61m<sup>2</sup>  
 EPC Rating: C

Buyer's Premium Value: £1500.00

