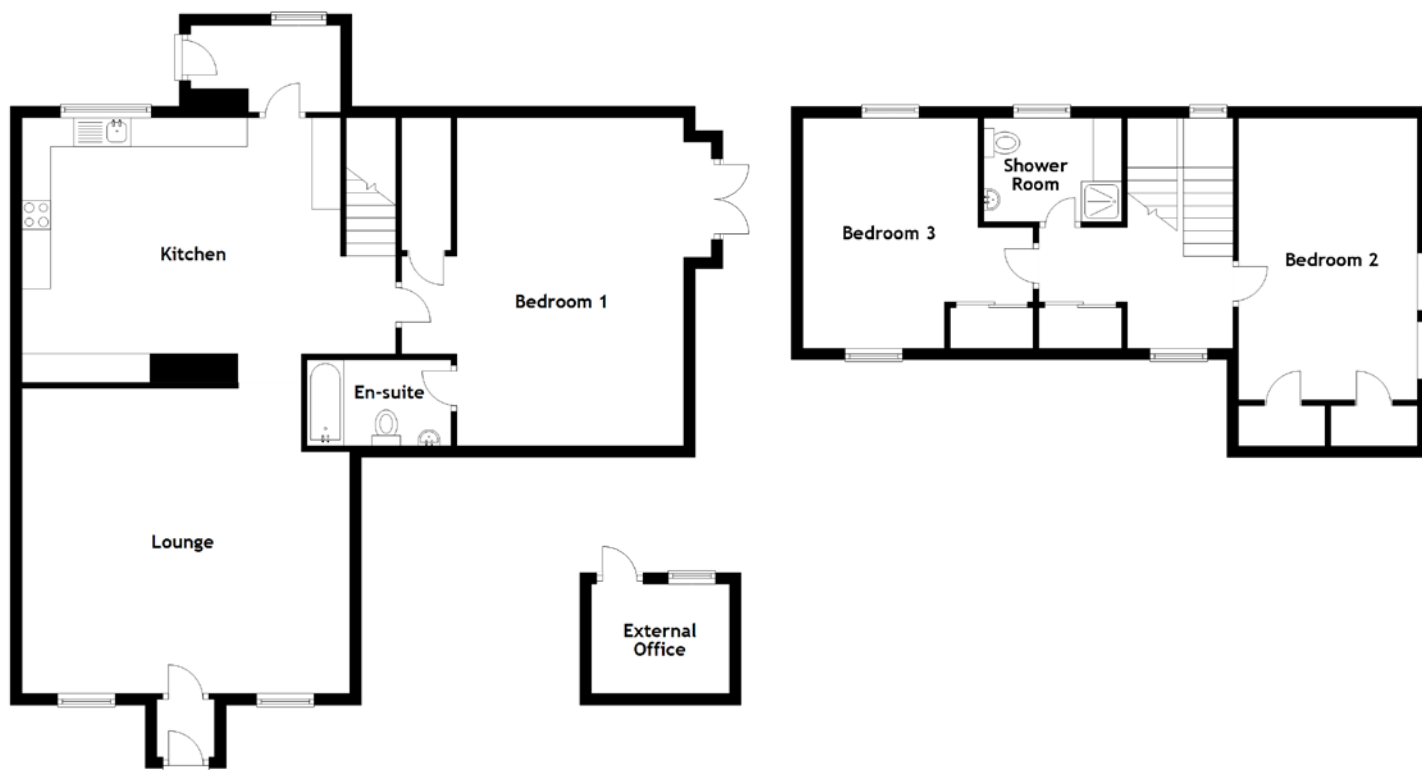


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions
(Taken from the widest point)

Lounge	5.70m (18'8") x 5.30m (17'5")
Kitchen	5.54m (18'2") x 4.60m (15'1")
Bedroom 1	5.70m (18'8") x 4.90m (16'1")
En-suite	2.50m (8'2") x 1.50m (4'11")

Bedroom 2	5.00m (16'5") x 3.10m (10'2")
Bedroom 3	4.00m (13'1") x 3.04m (10')
Shower Room	2.40m (7'10") x 1.80m (5'11")
External Office	2.40m (7'11") x 1.90m (6'3")

Gross internal floor area (m²): 148m²
EPC Rating: C

