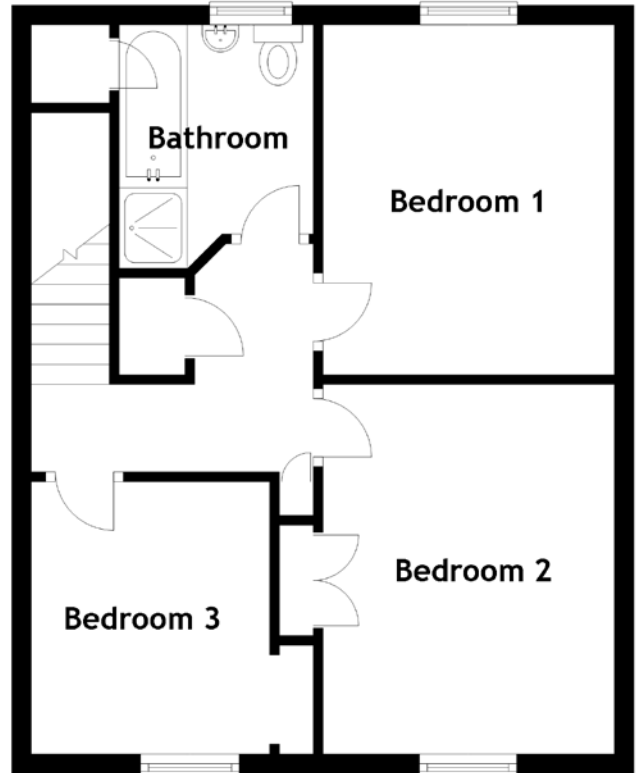
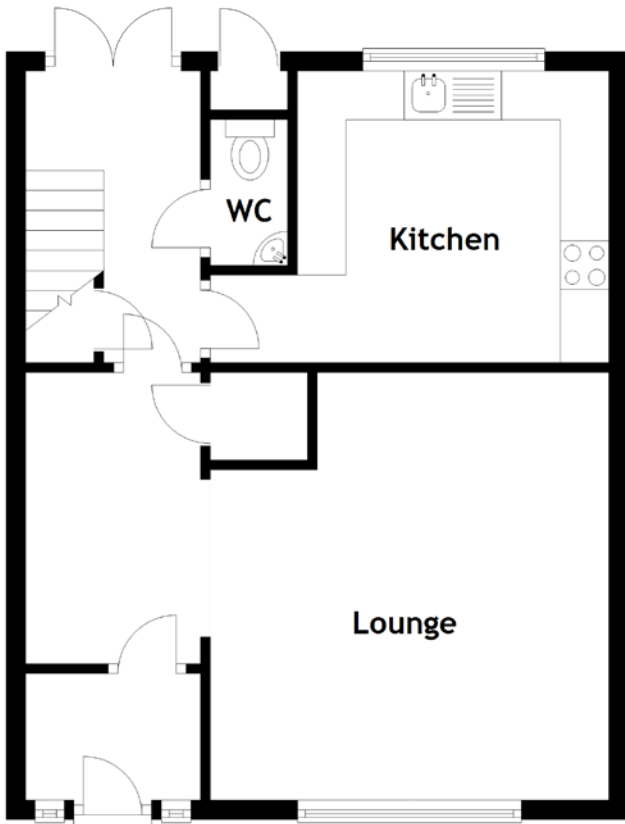


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions  
(Taken from the widest point)

Lounge	4.40m (14'5") x 4.10m (13'5")
Kitchen	4.10m (13'5") x 3.00m (9'10")
WC	1.50m (4'11") x 0.80m (2'7")
Bedroom 1	3.60m (11'10") x 3.00m (9'10")
Bedroom 2	3.80m (12'6") x 3.00m (9'10")

Bedroom 3 2.80m (9'2") x 2.45m (8'1")  
Bathroom 2.50m (8'3") max x 2.00m (6'7")

Gross internal floor area (m<sup>2</sup>): 90m<sup>2</sup>  
EPC Rating: D

Extras (Included in the sale): Freestanding appliances may be available by separate negotiation.

