

# 72 Perry Road

EDZELL WOODS, ANGUS, DD9 7XL

Approximate Dimensions  
(Taken from the widest point)

Lounge/Diner	7.30m (23'11") x 3.35m (11')
Kitchen	3.25m (10'8") x 3.05m (10')
Bedroom 1	3.60m (11'10") x 3.55m (11'8")
Bedroom 2	3.55m (11'8") x 3.35m (11')
Bedroom 3	3.40m (11'2") x 2.90m (9'6")
Bedroom 4	4.15m (13'7") x 3.20m (10'6")
Bathroom	2.20m (7'3") x 1.50m (4'11")
WC	2.20m (7'3") x 1.45m (4'9")

Gross internal floor area (m<sup>2</sup>): 116m<sup>2</sup>

EPC Rating: D

