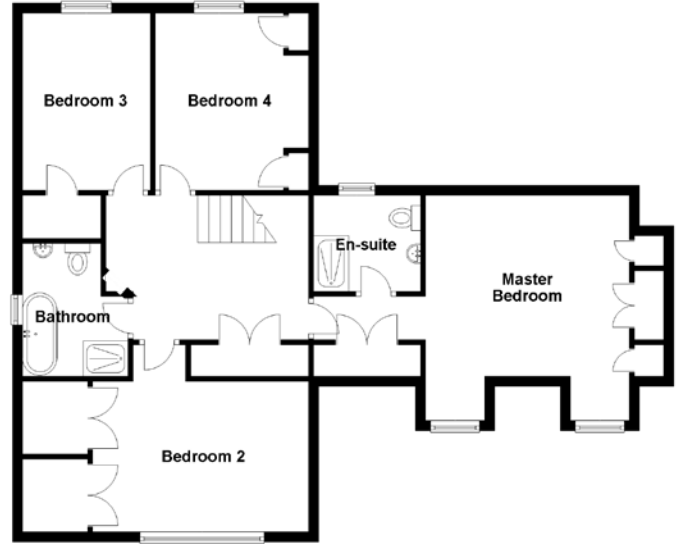
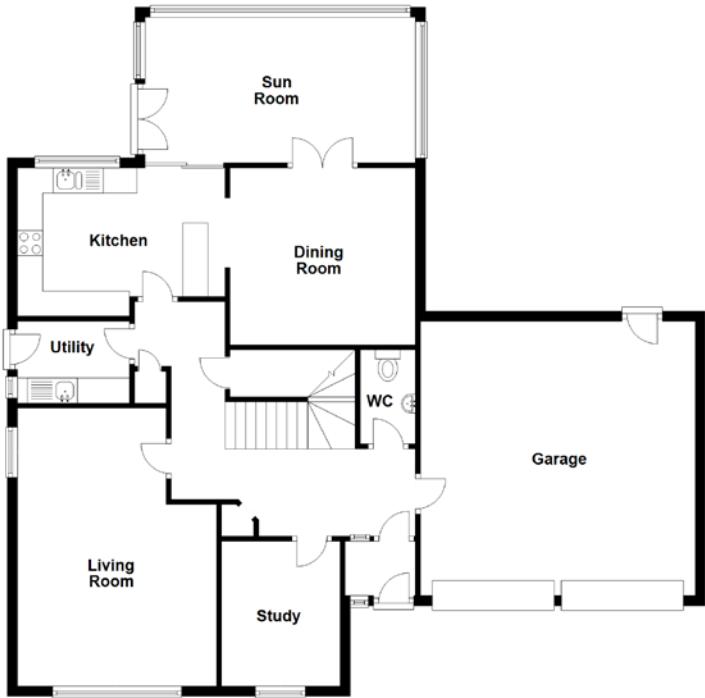


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions
(Taken from the widest point)

Living Room	5.53m (18'2") x 3.96m (13')
Study	2.88m (9'5") x 2.36m (7'9")
Kitchen	4.13m (13'7") x 2.95m (9'8")
Dining Room	3.52m (11'7") x 3.26m (10'8")
Sun Room	5.38m (17'8") x 2.90m (9'6")
Utility	2.23m (7'4") x 1.63m (5'4")
WC	1.87m (6'2") x 1.10m (3'7")

Master Bedroom	6.29m (20'8") x 4.48m (14'8")
En-suite	2.13m (7') x 1.91m (6'3")
Bedroom 2	4.30m (14'1") x 3.72m (12'2")
Bedroom 3	3.55m (11'8") x 2.54m (8'4")
Bedroom 4	3.55m (11'8") x 3.05m (10')
Bathroom	2.64m (8'8") x 2.10m (6'11")
Garage	5.47m (17'11") x 5.47m (17'11")

Gross internal floor area (m²): 182m²
EPC Rating: C

