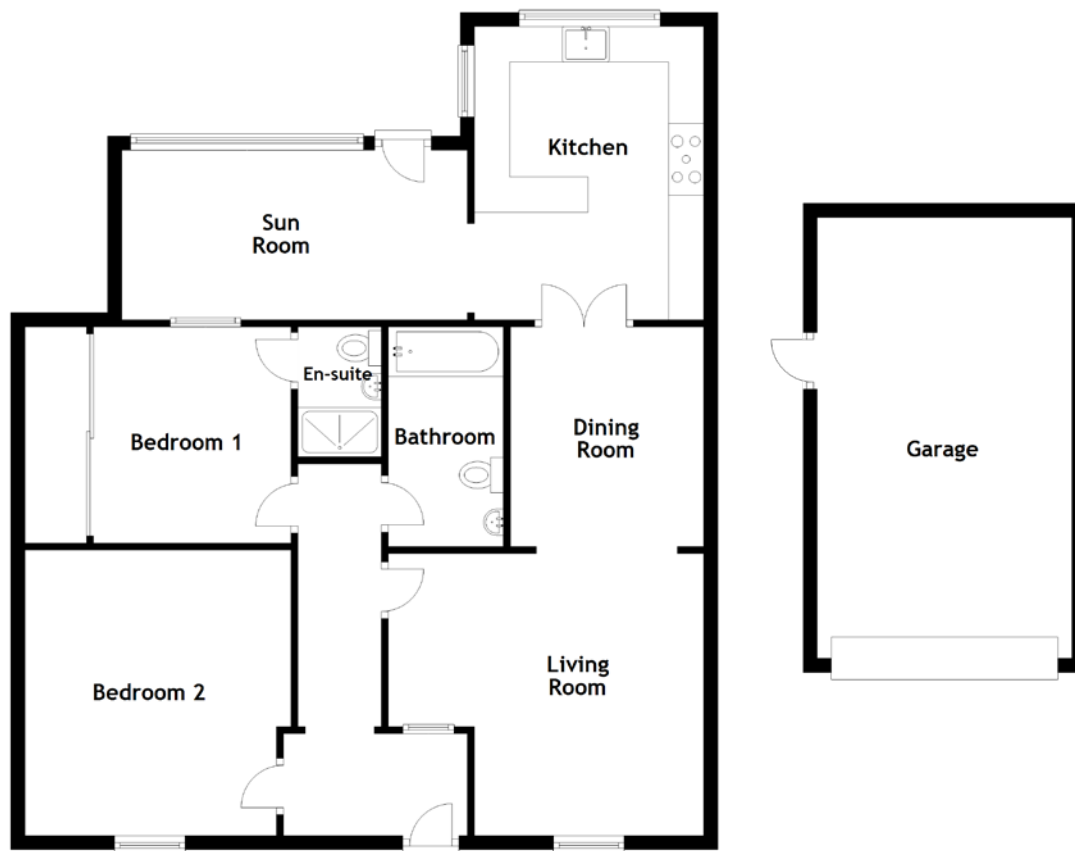


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions
(Taken from the widest point)

Living Room	4.47m (14'8") x 3.99m (13'1")
Dining Room	3.11m (10'2") x 2.74m (9')
Kitchen	4.15m (13'7") x 3.25m (10'8")
Sun Room	4.90m (16'1") x 2.40m (7'10")
Bedroom 1	3.06m (10') x 2.80m (9'2")
En-suite	1.84m (6') x 1.18m (3'10")

Bedroom 2	3.90m (12'10") x 3.77m (12'4")
Bathroom	3.11m (10'2") x 1.55m (5'1")
Garage	6.24m (20'6") x 3.61m (11'10")

Gross internal floor area (m²): 89m²
EPC Rating: D

Extras (Included in the sale): Some larger items of furniture may be available by separate negotiation.

