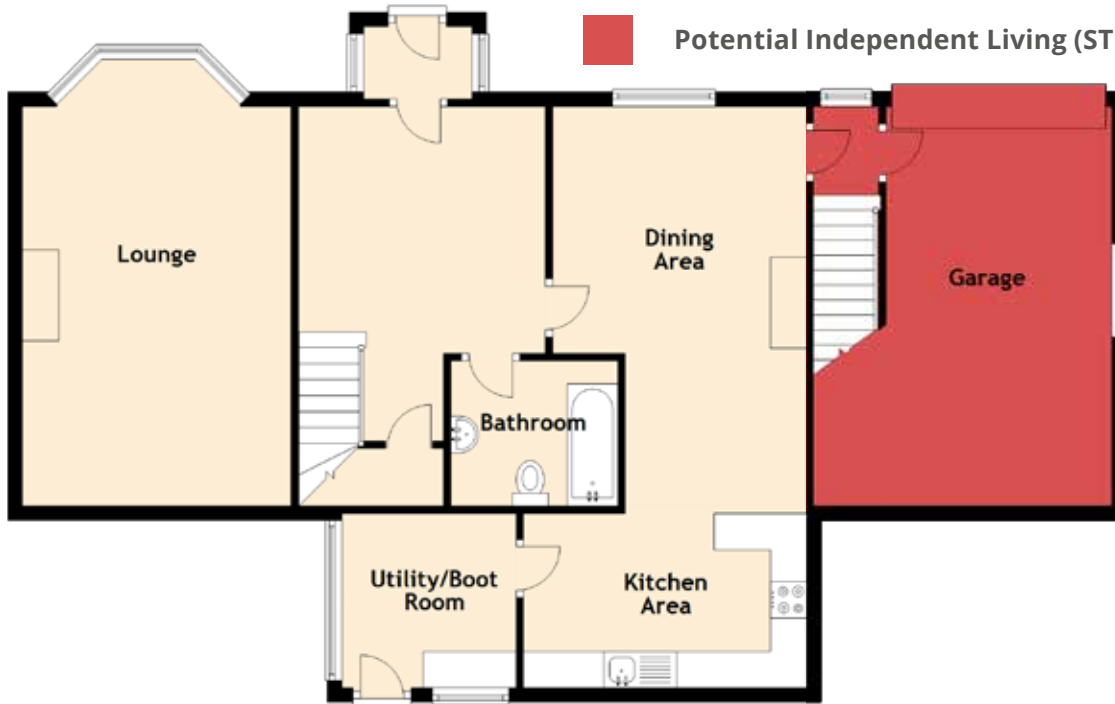


Potential Independent Living (STPP)

*Approximate Dimensions
(Taken from the widest point)*



Ground Floor

Lounge	6.20m (20'4") x 3.70m (12'2")
Dining Area	5.50m (18'1") x 3.50m (11'6")
Kitchen Area	3.90m (12'10") x 2.40m (7'10")
Utility/Boot Room	2.40m (7'10") x 2.40m (7'10")
Bathroom	2.30m (7'7") x 2.10m (6'11")
Garage	5.30m (17'5") x 4.10m (13'5")

First Floor

Master Bedroom	5.40m (17'9") x 3.80m (12'6")
Bedroom 2	5.40m (17'9") x 3.90m (12'10")
Bedroom 3	3.20m (10'6") x 1.90m (6'3")
Shower Room	2.20m (7'3") x 1.90m (6'3")
Library/Study/ Bedroom 4	5.10m (16'9") x 5.00m (16'5")

Gross internal floor area (m²): 167m²
EPC Rating: E