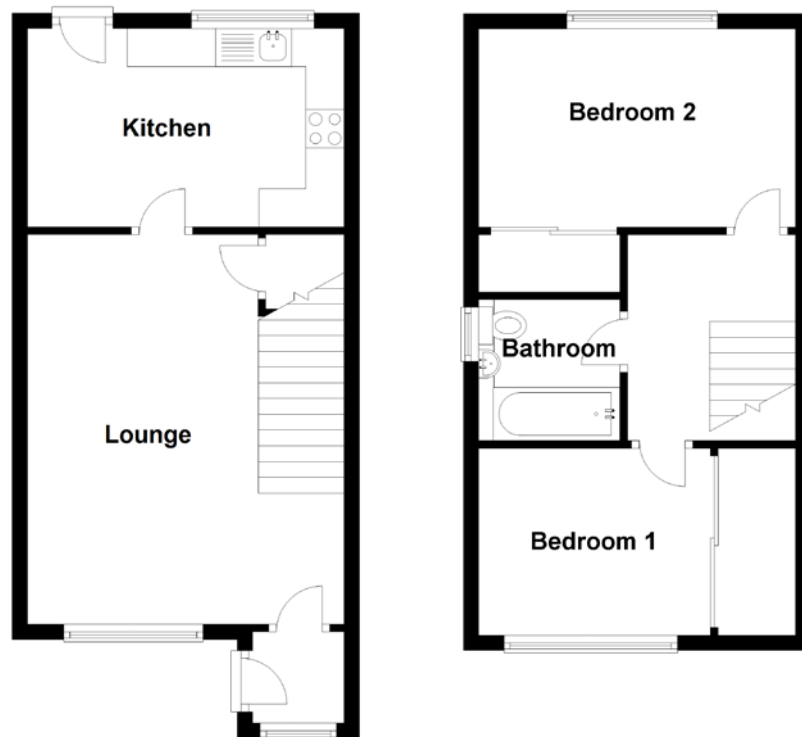


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Lounge	5.10m (16'9") x 4.10m (13'5")
Kitchen	4.10m (13'5") x 2.60m (8'6")
Bathroom	2.10m (6'11") x 1.90m (6'3")
Bedroom 1	3.05m (10') x 2.40m (7'10")
Bedroom 2	4.10m (13'5") x 2.60m (8'6")

Gross internal floor area (m<sup>2</sup>): 67m<sup>2</sup>  
EPC Rating: C

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

