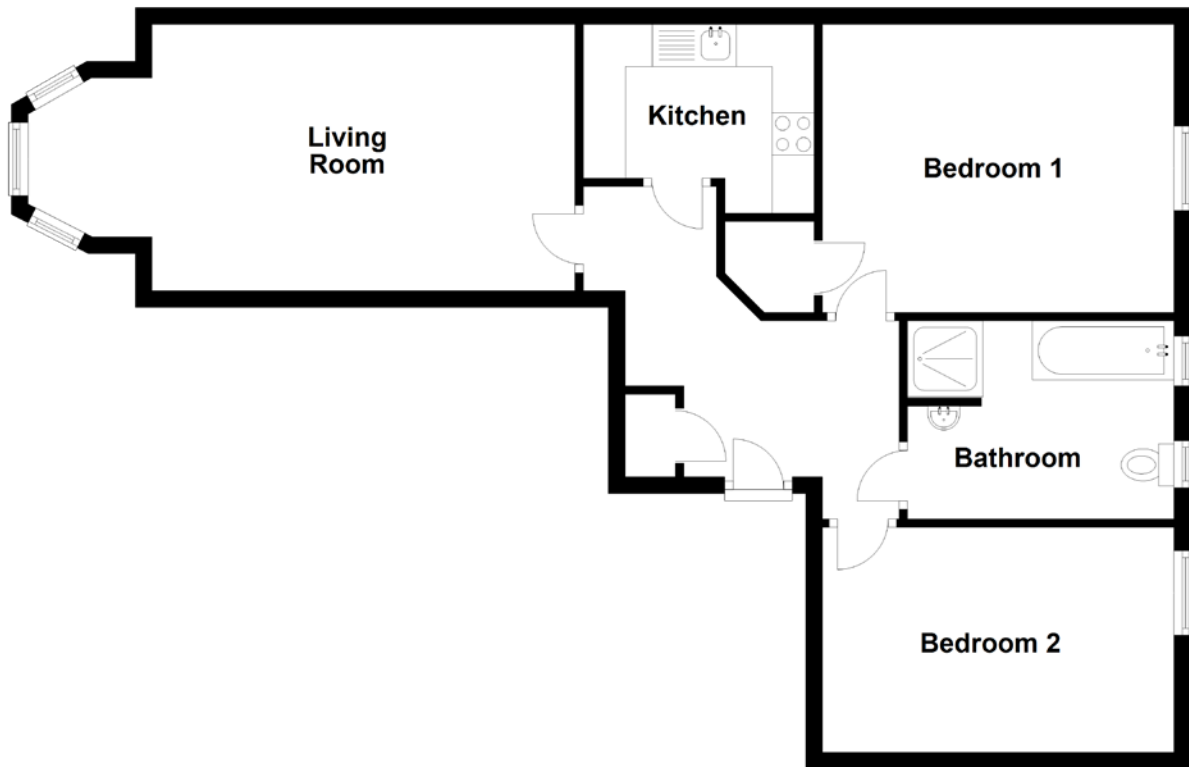


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Living Room 6.49m (21'4") x 3.16m (10'4")  
Kitchen 2.74m (9') x 2.24m (7'4")  
Bedroom 1 4.17m (13'8") x 3.42m (11'3")

Bedroom 2 3.93m (12'11") x 2.67m (8'9")  
Bathroom 3.16m (10'4") x 2.35m (7'9")

Gross internal floor area (m<sup>2</sup>): 71m<sup>2</sup>  
EPC Rating: D

