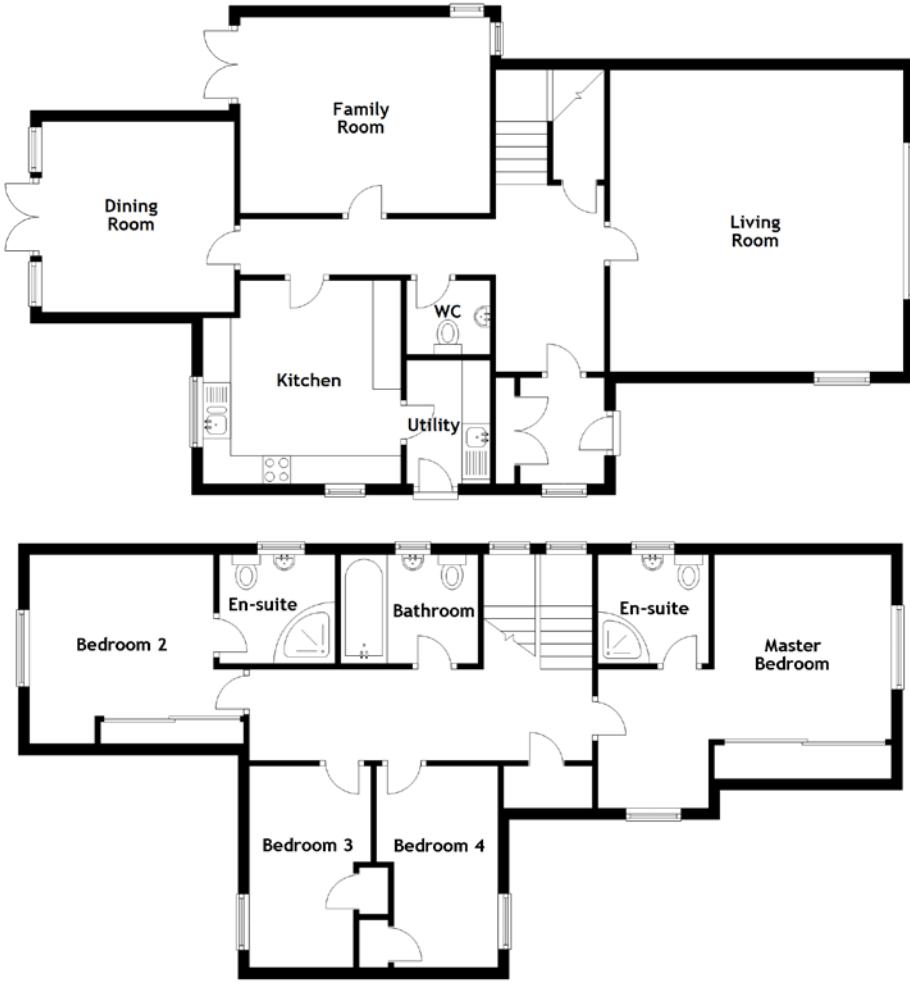


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Living Room	5.40m (17'9") x 5.26m (17'3")
Family Room	4.48m (14'8") x 3.51m (11'6")
Dining Room	3.46m (11'4") x 3.41m (11'2")
Kitchen	3.64m (11'11") x 3.55m (11'8")
Utility	2.21m (7'3") x 1.50m (4'11")
WC	1.50m (4'11") x 1.33m (4'4")
Master Bedroom	5.28m (17'4") x 3.31m (10'10")

En-suite	1.99m (6'6") x 1.95m (6'5")
Bedroom 2	3.84m (12'7") x 3.39m (11'1")
En-suite	2.08m (6'10") x 1.95m (6'5")
Bedroom 3	3.71m (12'2") x 2.00m (6'7")
Bedroom 4	3.61m (11'10") x 1.87m (6'2")
Bathroom	2.46m (8'1") x 1.95m (6'5")

Gross internal floor area (m²): 196m²
EPC Rating: B

