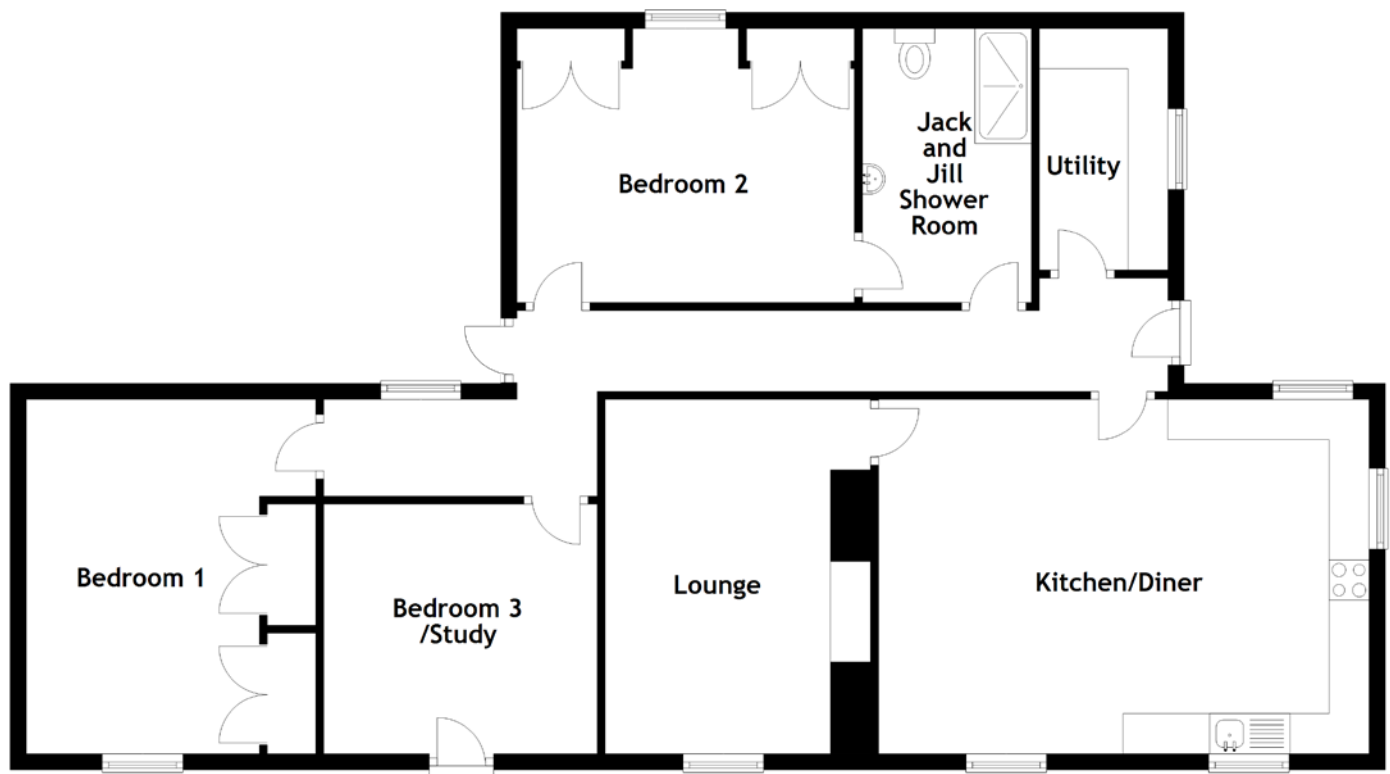


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Lounge	4.40m (14'5") x 3.30m (10'10")
Kitchen/Diner	6.10m (20') x 4.40m (14'5")
Utility	3.00m (9'10") x 1.60m (5'3")
Bedroom 1	7.60m (24'11") x 3.60m (11'10")

Bedroom 2	4.20m (13'9") x 3.40m (11'2")
Bedroom 3/Study	3.40m (11'2") x 3.10m (10'2")
Jack and Jill Shower Room	3.40m (11'2") x 2.10m (6'11")

Gross internal floor area (m²): 118m²
EPC Rating: E

