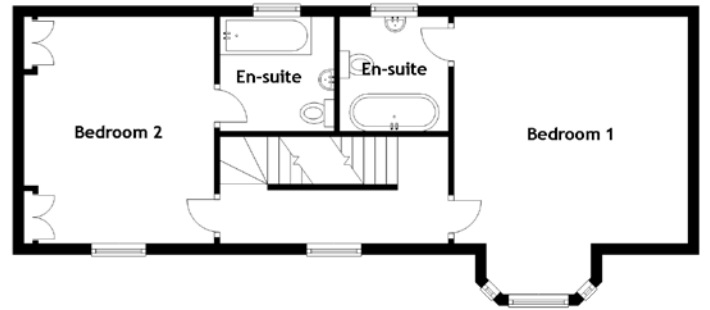


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Lounge	6.00m (19'8") x 4.94m (16'3")
Kitchen	3.80m (12'6") x 3.00m (9'10")
Utility	2.20m (7'3") x 2.10m (6'11")
WC	1.60m (5'3") x 1.40m (4'7")
Bedroom 1	5.10m (16'9") x 4.30m (14'1")
En-suite	2.10m (6'11") x 2.00m (6'7")
Bedroom 2	4.40m (14'5") x 3.50m (11'6")

En-suite	2.10m (6'11") x 2.10m (6'11")
Bedroom 3	4.60m (15'1") x 4.20m (13'9")
En-suite	2.80m (9'2") x 2.00m (6'7")

Gross internal floor area (m²): 157m²
EPC Rating: E

Extras (Included in the sale): All fitted floor coverings, blinds, curtains and light fittings.

