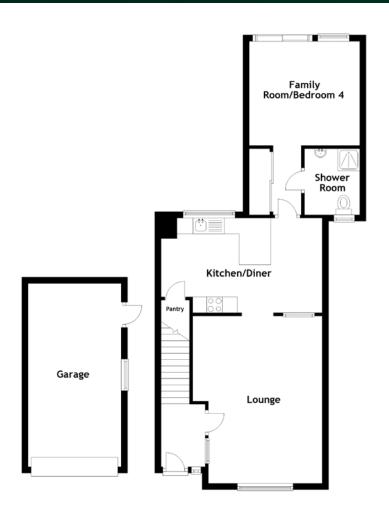
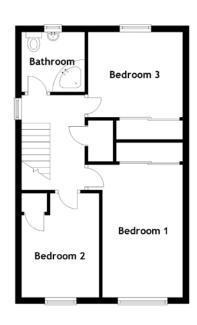
## FLOOR PLAN, DIMENSIONS & MAP





Approximate Dimensions (Taken from the widest point)

 Lounge
 5.30m (17'5") x 4.10m (13'5")

 Kitchen/Diner
 5.10m (16'9") x 3.00m (9'10")

 Family Room/Bed 4
 5.50m (18') x 3.50m (11'6")

 Shower Room
 2.10m (6'11") x 1.75m (5'9")

 Bathroom
 2.00m (6'7") x 1.90m (6'3")

 Bedroom 1
 4.20m (13'9") x 2.55m (8'4")

 Bedroom 2
 3.30m (10'10") x 2.45m (8'1")

Bedroom 3 3.00m (9'10") x 2.70m (8'10") Garage 5.80m (19'1") x 2.95m (9'8")

Gross internal floor area (m<sup>2</sup>): 105m<sup>2</sup> | EPC Rating: C

Buyer's Premium Value: £3000.00

Extras (Included in the sale): Furniture and freestanding appliances may be available by separate negotiation.

