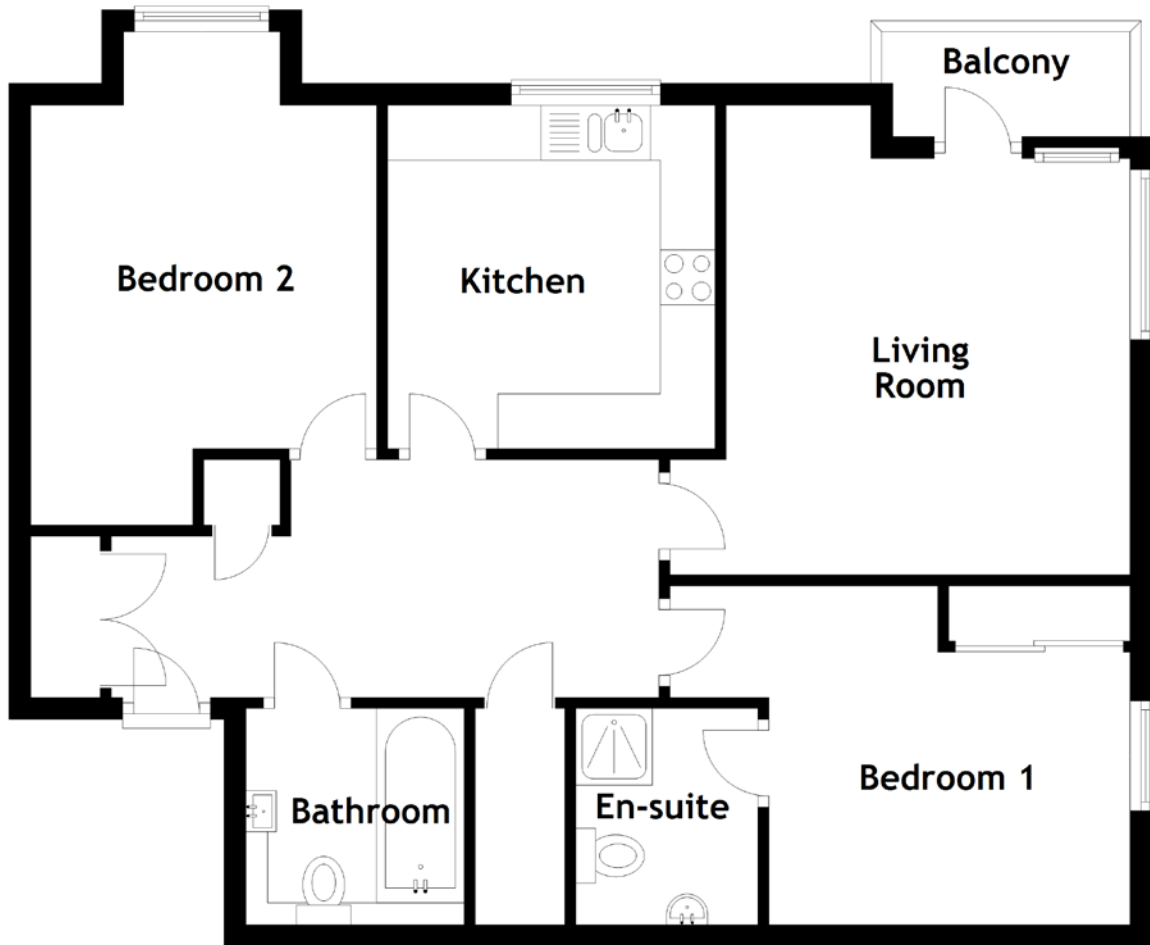


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions  
(Taken from the widest point)

Living Room 4.28m (14'1") x 4.20m (13'9")  
 Kitchen 3.13m (10'3") x 2.99m (9'10")  
 Bathroom 1.99m (6'7") x 1.97m (6'6")

Bedroom 1 4.20m (13'9") x 3.09m (10'2")  
 En-suite 1.97m (6'6") x 1.66m (5'5")  
 Bedroom 2 4.50m (14'9") x 3.15m (10'4")

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

