



## Floor Plan & Dimensions

Approximate Dimensions (Taken from the widest point)

Lounge	5.50m (18'1") x 5.10m (16'9")
Living Room	5.50m (18'1") x 5.10m (16'9")
Kitchen	3.40m (11'2") x 3.20m (10'6")
Shower Room	1.90m (6'3") x 1.80m (5'11")
Boiler Room	4.47m (14'8") x 3.15m (10'4")
Bathroom	3.30m (10'10") x 2.00m (6'7")
Bedroom 1	5.40m (17'9") x 5.20m (17'1")
Bedroom 2	5.40m (17'8") x 3.40m (11'2")
Bedroom 3	3.86m (12'8") x 2.50m (8'2")
Woodshed	4.85m (15'11") x 4.85m (15'11")

Gross internal floor area (m<sup>2</sup>): 155m<sup>2</sup>  
 EPC Rating: D