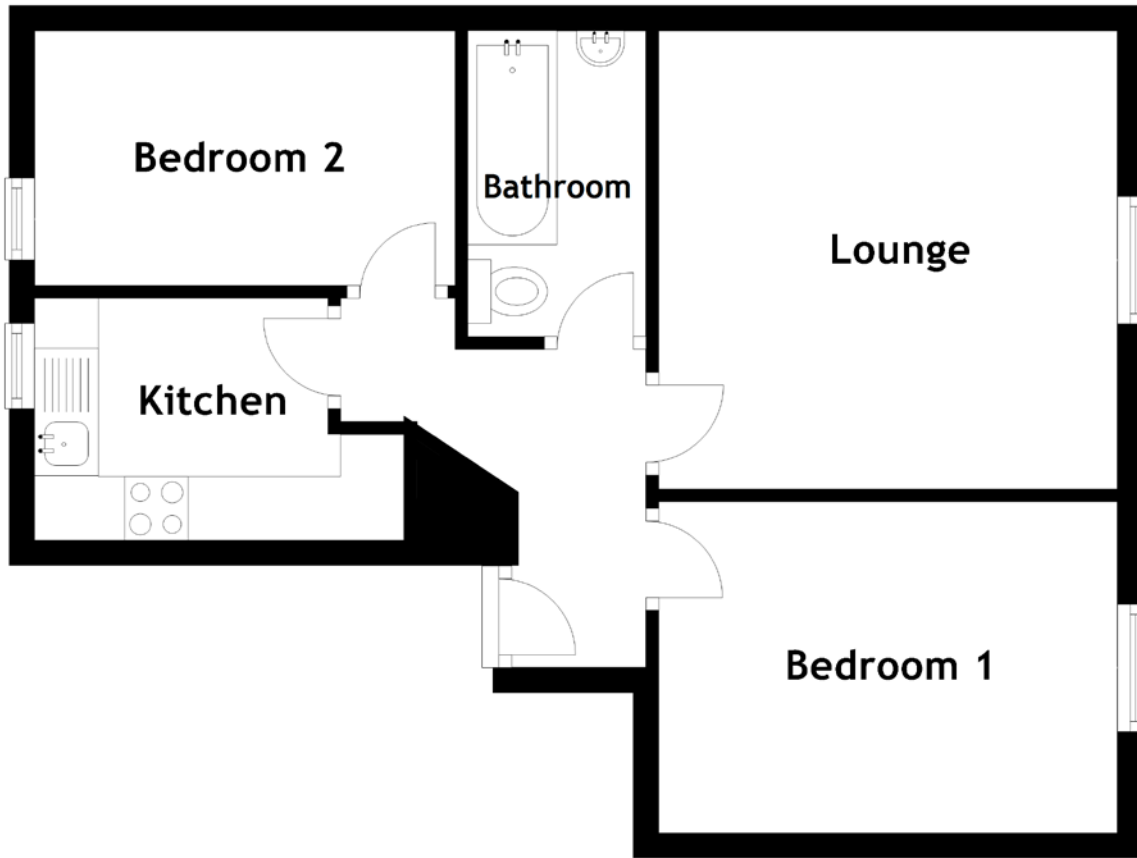


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

| | |
|-----------|---------------------------------|
| Lounge | 3.60m (11'10") x 3.60m (11'10") |
| Kitchen | 2.30m (7'7") x 1.90m (6'3") |
| Bedroom 1 | 3.60m (11'10") x 2.60m (8'6") |
| Bathroom | 2.40m (7'10") x 1.40m (4'7") |
| Bedroom 2 | 3.30m (10'10") x 2.00m (6'7") |

Gross internal floor area (m²): 46m²
EPC Rating: D

Extras: All fitted floor coverings, curtains, blinds, and light fittings are included. Additional soft furnishings and electrical items are by separate negotiation.

