



## SPECIFICATIONS & DETAILS

### FLOOR PLAN, DIMENSIONS & MAP

#### Approximate Dimensions (Taken from the widest point)

Lounge	3.80m (12'6") x 3.70m (12'2")
Kitchen	3.90m (12'10") x 2.30m (7'7")
Bedroom	4.00m (13'1") x 3.50m (11'6")
Bathroom	2.70m (8'10") x 1.50m (4'11")

Gross internal floor area (m<sup>2</sup>): 49m<sup>2</sup>

EPC Rating: C

**Extras (Included in the sale):** Parking permits can be applied for that can be used close to this property.

