



SPECIFICATION & DETAILS

Approximate Dimensions (Taken from the widest point)

Ground Floor	
Lounge	6.00m (19'8") x 4.15m (13'7")
Drawing Room	6.92m (22'9") x 3.82m (12'6")
Kitchen	6.60m (21'8") x 3.37m (11'1")
Family/Dining Room	5.90m (19'4") x 4.23m (13'11")
Utility	4.79m (15'9") x 3.36m (11')
Shower Room	2.70m (8'10") x 2.33m (7'8")
Boot Room	3.17m (10'5") x 1.78m (5'10")
Bedroom 2	3.99m (13'1") x 2.68m (8'10")
Bedroom 3	3.79m (12'5") x 2.98m (9'9")
Bedroom 4	3.27m (10'9") x 2.71m (8'11")
Bedroom 5	2.71m (8'11") x 2.68m (8'10")

First Floor	
Master Bedroom	5.51m (18'1") x 4.06m (13'4")
Bathroom	3.53m (11'7") x 2.79m (9'2")

Gross internal floor area (m²): 212m²

EPC Rating: D

