



Approximate Dimensions
(Taken from the widest point)

Lounge	5.30m (17'5") x 3.80m (12'5")
Kitchen	2.35m (7'9") x 2.10m (6'11")
Bedroom 1	3.90m (12'10") x 3.61m (11'10")
Bedroom 2	3.95m (12'11") x 3.40m (11'2")
Bathroom	3.20m (10'6") x 1.23m (4')
En-suite	2.20m (7'3") x 1.25m (4'1")

Gross internal floor area (m²): 65m²

EPC Rating: C