

FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions
(Taken from the widest point)

Living Room	4.33m (14'2") x 3.64m (11'11")
Kitchen	3.63m (11'11") x 2.43m (8')
Dining Room	5.77m (18'11") x 2.97m (9'9")
Family Room	4.86m (15'11") x 3.64m (11'11")
Utility	2.55m (8'4") x 2.25m (7'5")
Study	3.74m (12'3") x 2.25m (7'5")

WC	1.54m (5'1") x 1.06m (3'6")
Master Bedroom	4.86m (15'11") x 3.64m (11'11")
Bedroom 2	4.39m (14'5") x 3.64m (11'11")
Bedroom 3	3.18m (10'5") x 2.44m (8')
Bathroom	2.40m (7'10") x 1.72m (5'8")
Attic Room	6.53m (21'5") x 2.73m (9')

Gross internal floor area (m²): 140m²
EPC Rating: D

