

# Woodend Cottage

JUNIPER BANK, WALKERBURN, BORDERS, EH43 6DE



Approximate Dimensions (Taken from the widest point)

Lounge (Upper Floor)	4.56m (15') x 4.20m (13'9")
Kitchen	4.86m (15'11") x 2.00m (6'7")
Bedroom 1	3.55m (11'8") x 3.40m (11'2")
Bedroom 2	4.20m (13'9") x 2.94m (9'8")
Bedroom 3	4.20m (13'9") x 2.83m (9'3")
Bathroom	1.97m (6'6") x 1.70m (5'7")

Gross internal floor area (m<sup>2</sup>) - 112m<sup>2</sup>

EPC Rating - E