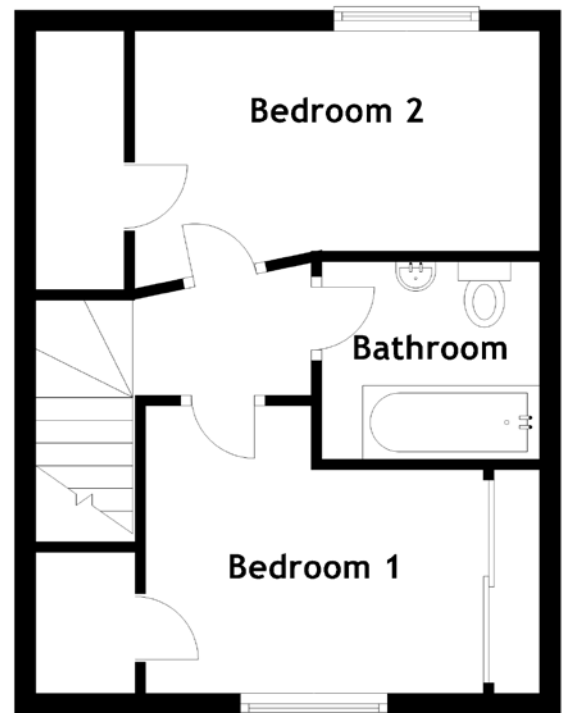
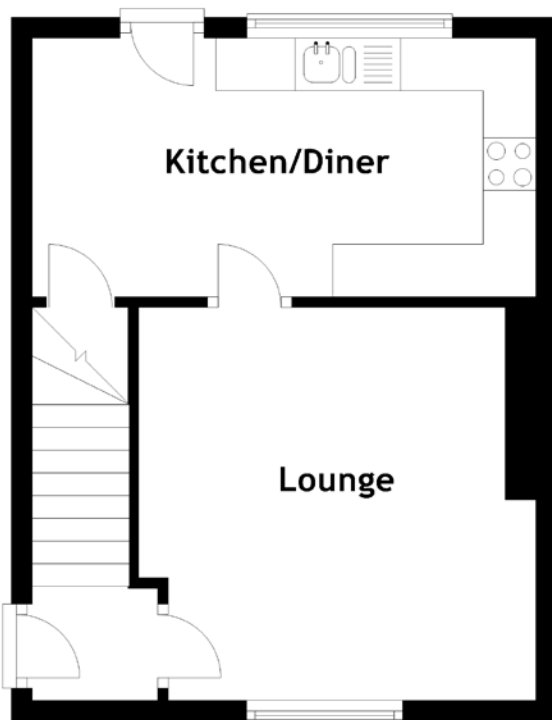


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions  
(Taken from the widest point)

Lounge	3.78m (12'5") x 3.74m (12'3")
Kitchen/Diner	4.79m (15'9") x 2.46m (8'1")
Bedroom 1	3.21m (10'6") x 2.83m (9'3")
Bedroom 2	3.85m (12'8") x 2.53m (8'4")

Bathroom 2.07m (6'9") x 1.88m (6'2")

Gross internal floor area (m<sup>2</sup>): 59m<sup>2</sup>  
EPC Rating: D

Extras (Included in the sale): Carpets and floor coverings, light fixtures and fittings.

