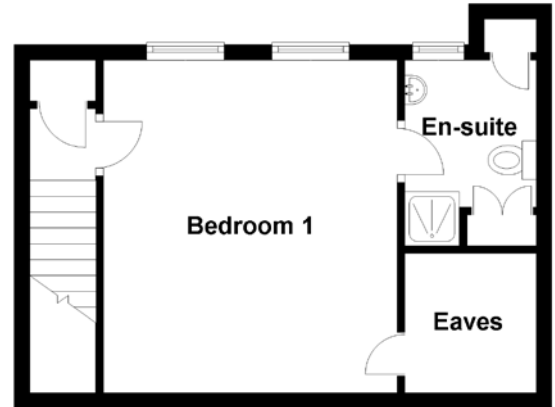
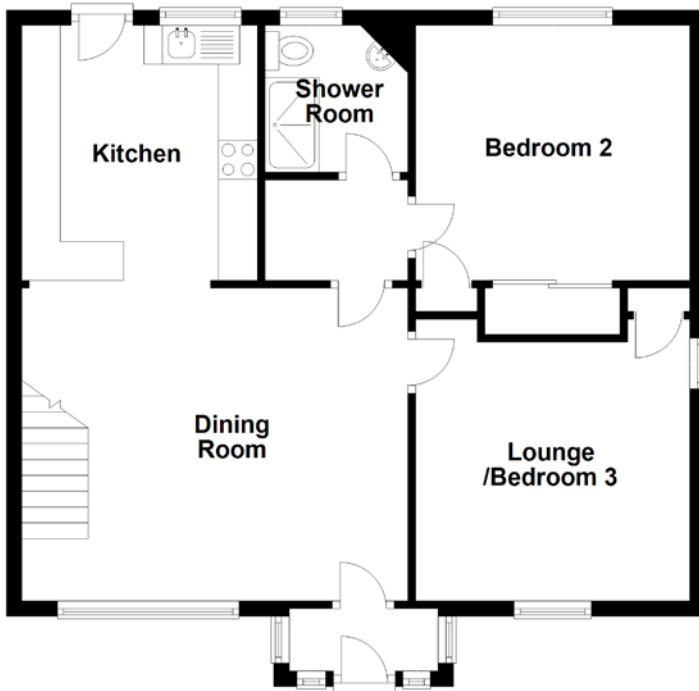


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions  
(Taken from the widest point)

Dining Room	5.00m (16'5") x 4.05m (13'3")
Kitchen	3.30m (10'10") x 3.05m (10')
Lounge/Bedroom 3	3.75m (12'4") x 3.55m (11'8")
Bedroom 2	3.55m (11'8") x 3.10m (10'2")
Shower Room	1.90m (6'3") x 1.85m (6'1")

Bedroom 1	4.30m (14'1") x 3.80m (12'6")
En-suite	2.40m (7'10") x 1.70m (5'7")

Gross internal floor area (m<sup>2</sup>): 87m<sup>2</sup>  
EPC Rating: D

Extras (Included in the sale): Some items may be available by separate negotiation.

