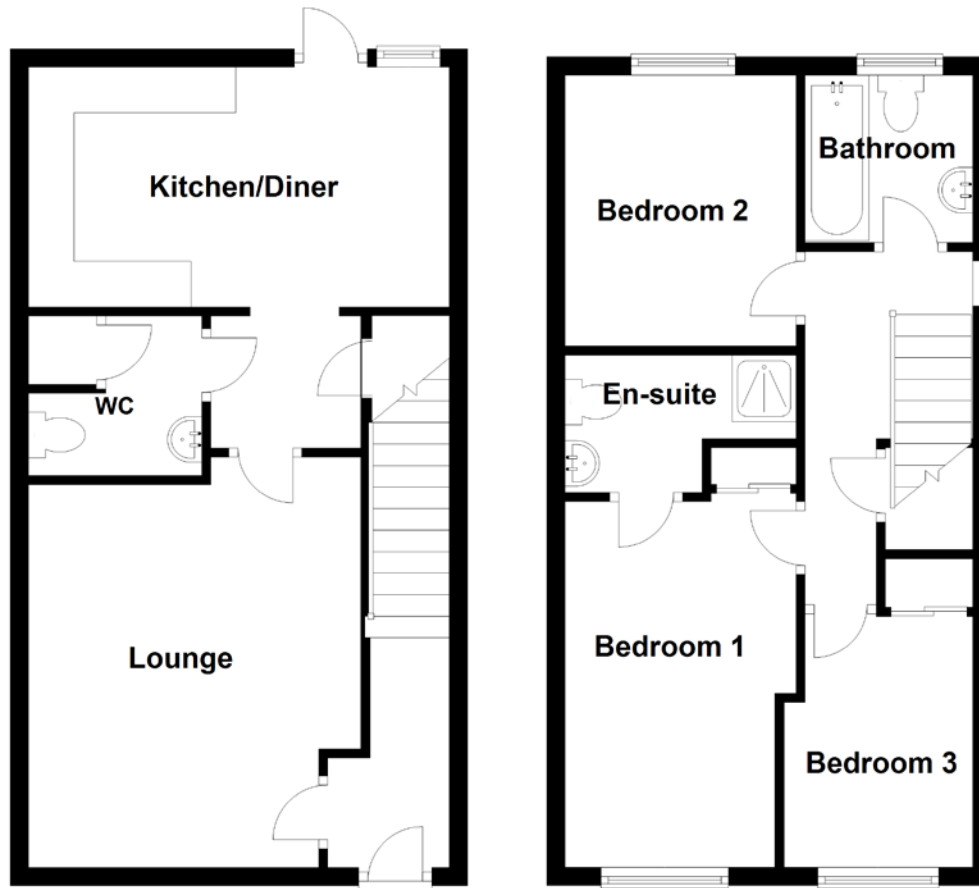


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions  
(Taken from the widest point)

Lounge	4.42m (14'6") x 4.20m (13'9")
WC	2.01m (6'7") x 1.75m (5'9")
Kitchen/Diner	4.61m (15'1") x 2.63m (8'8")
Bedroom 1	3.71m (12'2") x 2.57m (8'5")

En-suite	2.53m (8'4") x 1.36m (4'6")
Bedroom 2	2.98m (9'9") x 2.50m (8'2")
Bedroom 3	2.86m (9'5") x 2.20m (7'3")
Bathroom	2.08m (6'10") x 1.70m (5'7")

Gross internal floor area (m<sup>2</sup>): 75m<sup>2</sup>  
EPC Rating: C

