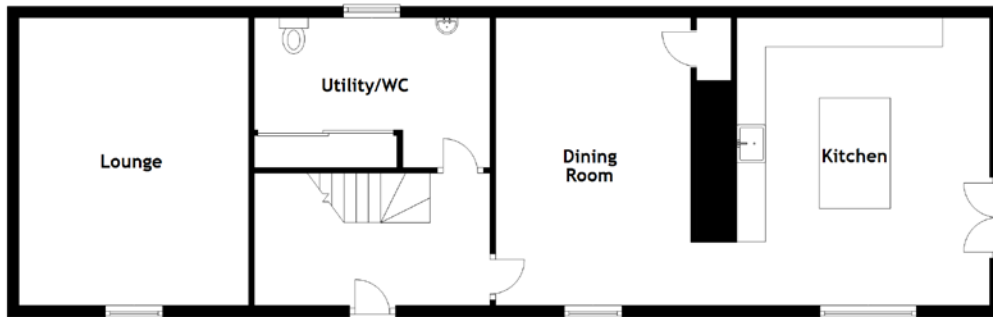
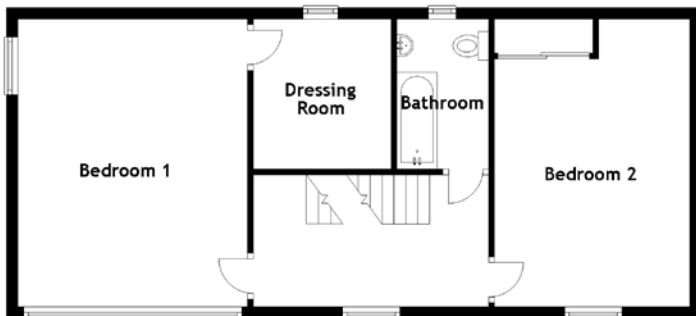


FLOOR PLAN, DIMENSIONS & MAP

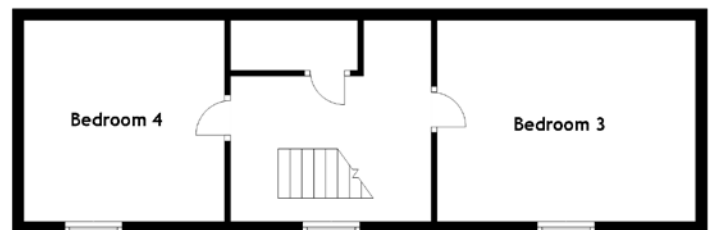
Ground Floor



First Floor



Second Floor



Approximate Dimensions
(Taken from the widest point)

Ground Floor

Lounge	5.00m (16'5") x 4.00m (13'1")
Dining Room	5.00m (16'5") x 3.40m (11'2")
Kitchen	5.00m (16'5") x 4.40m (14'5")
Utility/WC	4.10m (13'5") x 2.60m (8'6")

First Floor

Bathroom	2.60m (8'7") x 1.60m (5'3")
Bedroom 1	5.00m (16'5") x 4.10m (13'5")

Dressing Room
Bedroom 2

2.60m (8'7") x 2.30m (7'7")
5.00m (16'5") x 3.50m (11'6")

Second Floor

Bedroom 3	4.60m (15'1") x 3.50m (11'6")
Bedroom 4	3.50m (11'6") x 3.50m (11'6")

Gross internal floor area (m²): 186m²
EPC Rating: D

Extras (Included in the sale): All fitted floor coverings, blinds, curtains and light fittings.

