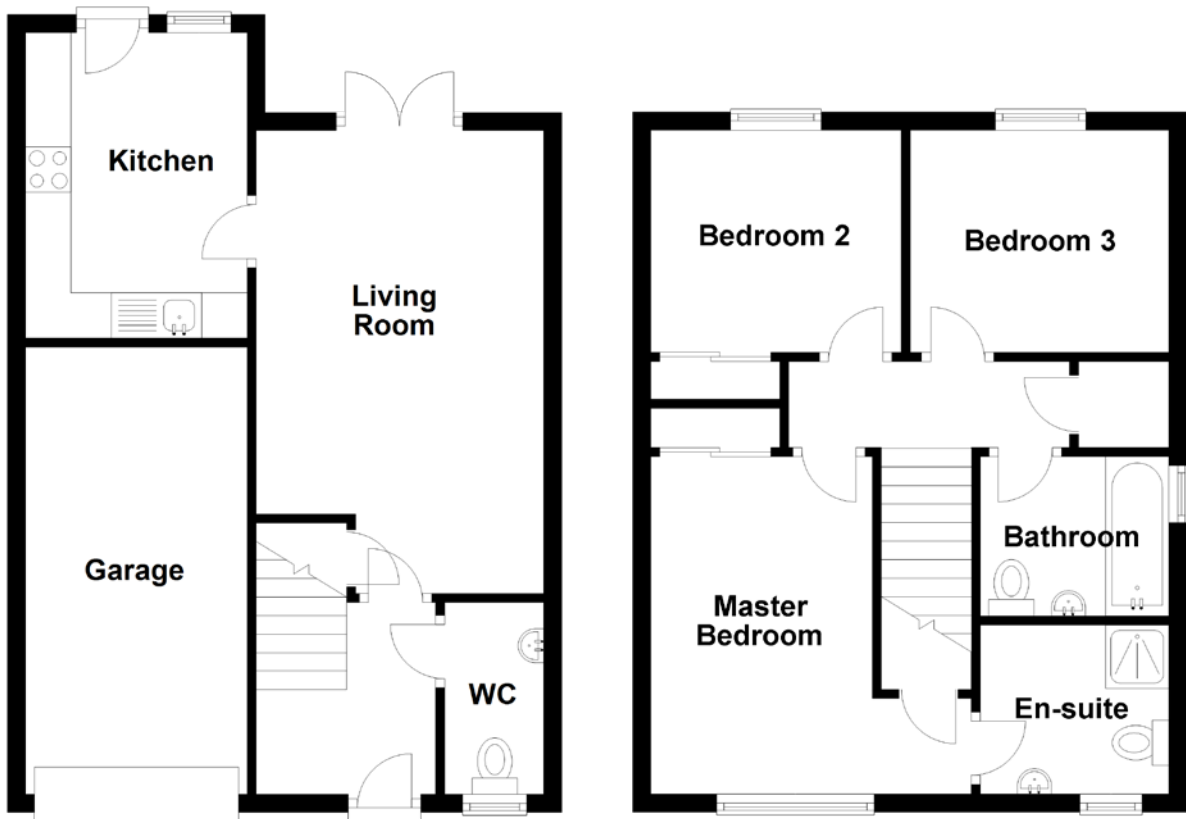


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Living Room	5.12m (16'10") x 3.18m (10'5")
Kitchen	3.38m (11'1") x 2.45m (8')
WC	2.12m (7') x 1.09m (3'7")
Master Bedroom	3.73m (12'3") x 3.60m (11'10")
En-suite	2.04m (6'8") x 1.67m (5'6")

Bedroom 2	2.82m (9'3") x 2.46m (8'1")
Bedroom 3	2.86m (9'5") x 2.46m (8'1")
Bathroom	2.04m (6'8") x 1.72m (5'8")
Garage	4.95m (16'3") x 2.45m (8')

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

