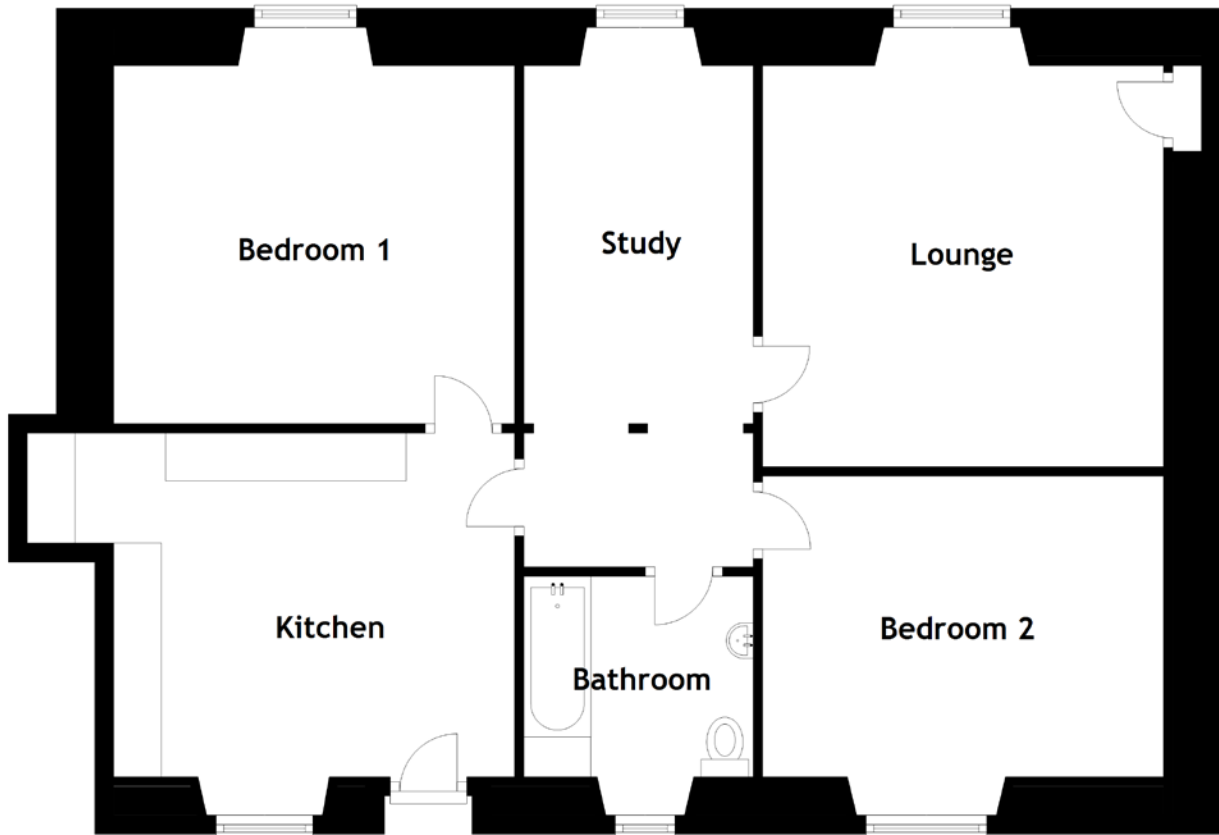


# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions  
(Taken from the widest point)

Lounge 4.60m (15'1") x 4.20m (13'9")  
Kitchen 5.11m (16'9") x 3.70m (12'2")  
Study 3.75m (12'4") x 2.40m (7'10")

Bedroom 1 4.20m (13'9") x 3.75m (12'4")  
Bedroom 2 4.20m (13'9") x 3.15m (10'4")  
Bathroom 2.50m (8'2") x 2.40m (7'10")

Gross internal floor area (m<sup>2</sup>): 84m<sup>2</sup>  
EPC Rating: D

