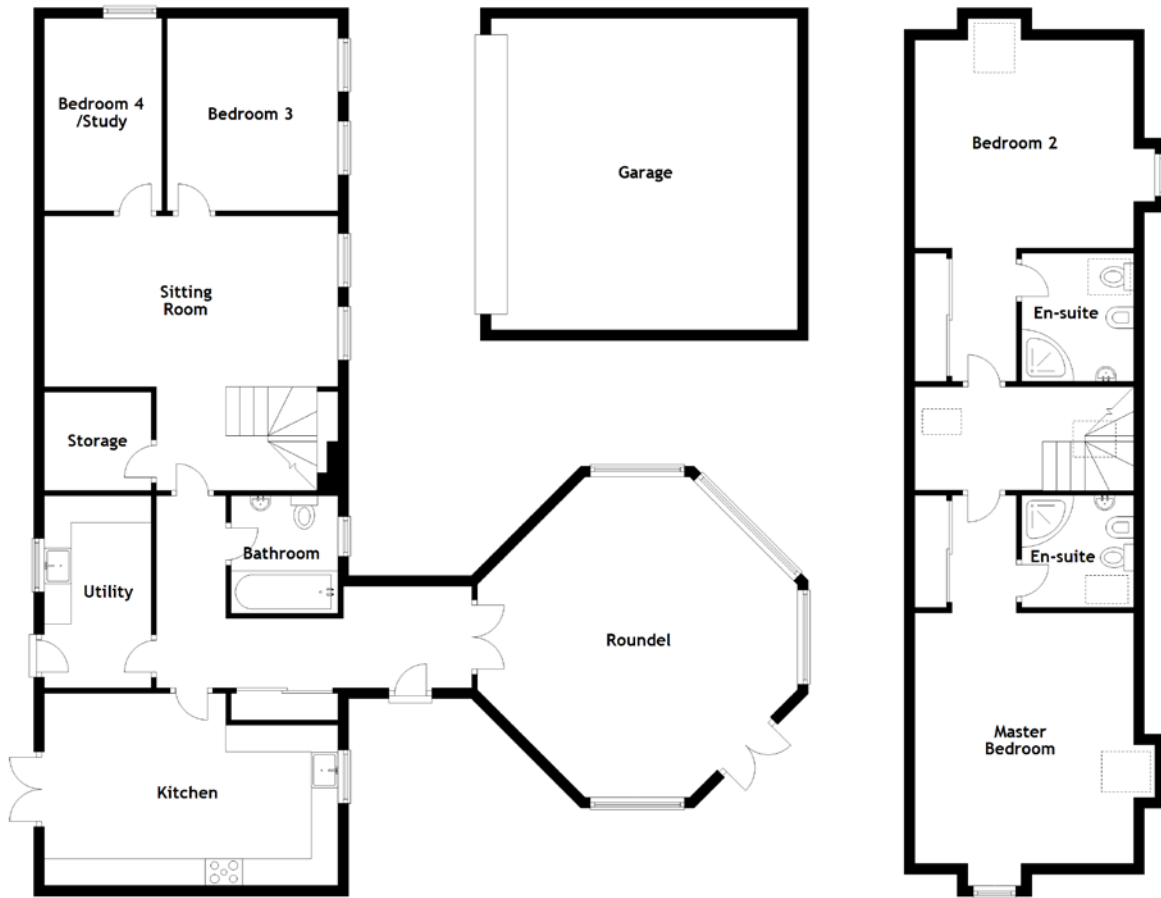


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions
(Taken from the widest point)

Roundel	6.00m (19'8") x 6.00m (19'8")
Sitting Room	5.50m (18'1") x 3.20m (10'6")
Kitchen	5.50m (18'1") x 3.60m (11'10")
Utility	3.60m (11'10") x 2.00m (6'7")
Bedroom 3	3.60m (11'10") x 3.20m (10'6")
Bedroom 4/Study	3.60m (11'10") x 2.20m (7'3")
Storage	2.00m (6'7") x 1.84m (6')
Bathroom	2.20m (7'3") x 2.00m (6'7")

Master Bedroom	4.70m (15'5") x 4.10m (13'5")
En-suite	2.10m (6'11") x 2.10m (6'11")
Bedroom 2	4.10m (13'5") x 3.90m (12'9")
En-suite	2.40m (7'10") x 2.10m (6'11")
Garage	5.84m (19'2") x 5.74m (18'10")

Gross internal floor area (m²): 180m²
EPC Rating: C

Extras: Floor coverings, light fittings, blinds and window dressings.

