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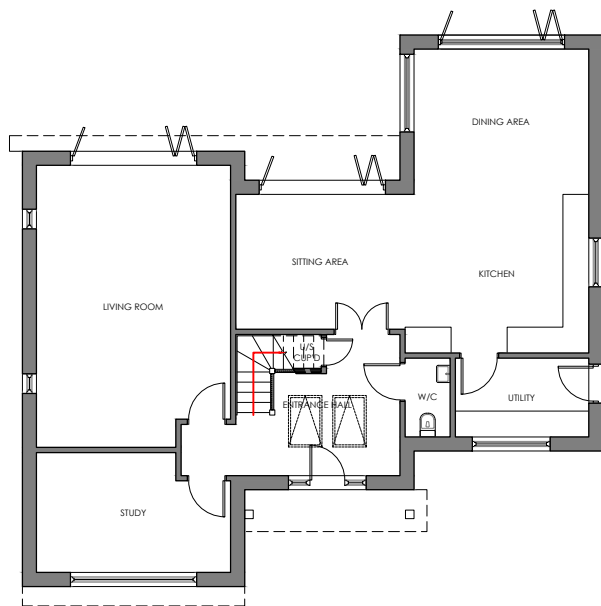
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Ground floor room sizes

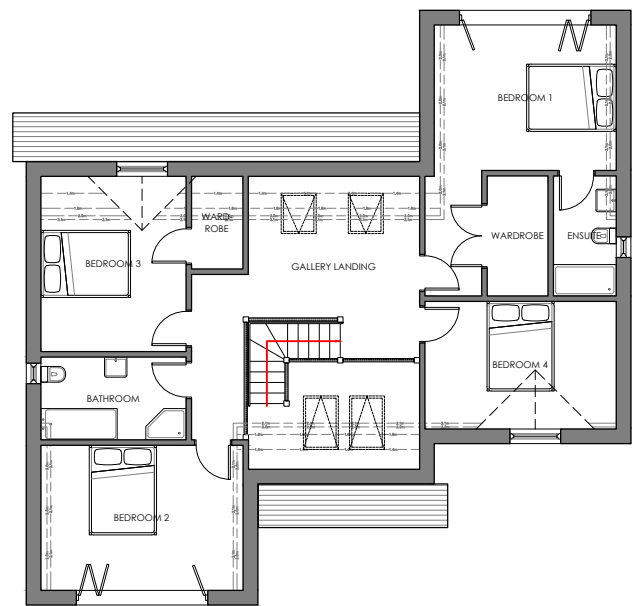
| | |
|-----------------------|------------|
| Kitchen & Dining Area | 7.1 x 4.3m |
| Sitting Area | 3.9 x 3.1m |
| Living Room | 6.6 x 4.5m |
| Study | 4.5 x 2.8m |
| Utility | 3.1 x 1.8m |
| W/C | 1.8 x 1.0m |

First floor room sizes

| | |
|--------------------|------------|
| Bedroom 1 | 6.0 x 4.1m |
| Bedroom 1 En-suite | 2.7 x 1.4m |
| Bedroom 2 | 4.5 x 3.2m |
| Bedroom 3 | 3.9 x 3.2m |
| Bedroom 4 | 4.3 x 2.8m |
| Bathroom | 3.2 x 1.8m |



Ground floor plan



First floor plan

Gross external area of house: 247m² / 2659ft²

