## Approx. 108.0 sq. metres (1162.2 sq. feet) Conservatory 4.77m x 3.31m (15'8" x 10'10") Bedroom 4 **Study** 2.63m x 3.68m (8'8" x 12'1") **Bedroom 2** 3.73m x 2.74m (12'3" x 9') **Bedroom 3** 2.44m x 2.81m (8' x 9'3") Bathroom Store 2.44m x 1.82m (8' x 6') Kitchen/Dining Room 2.95m x 5.66m (9'8" x 18'7") **Lounge** 4.57m (15') x 4.64m (15'3") max Hall 2.69m x 1.68m (8'10" x 5'6") Bedroom 1 4.63m x 2.63m (15'2" x 8'8")

**Ground Floor** 

Total area: approx. 108.0 sq. metres (1162.2 sq. feet)

For illustritive purposes only. Not to scale. All sizes are approximate. Plan produced using PlanUp.

