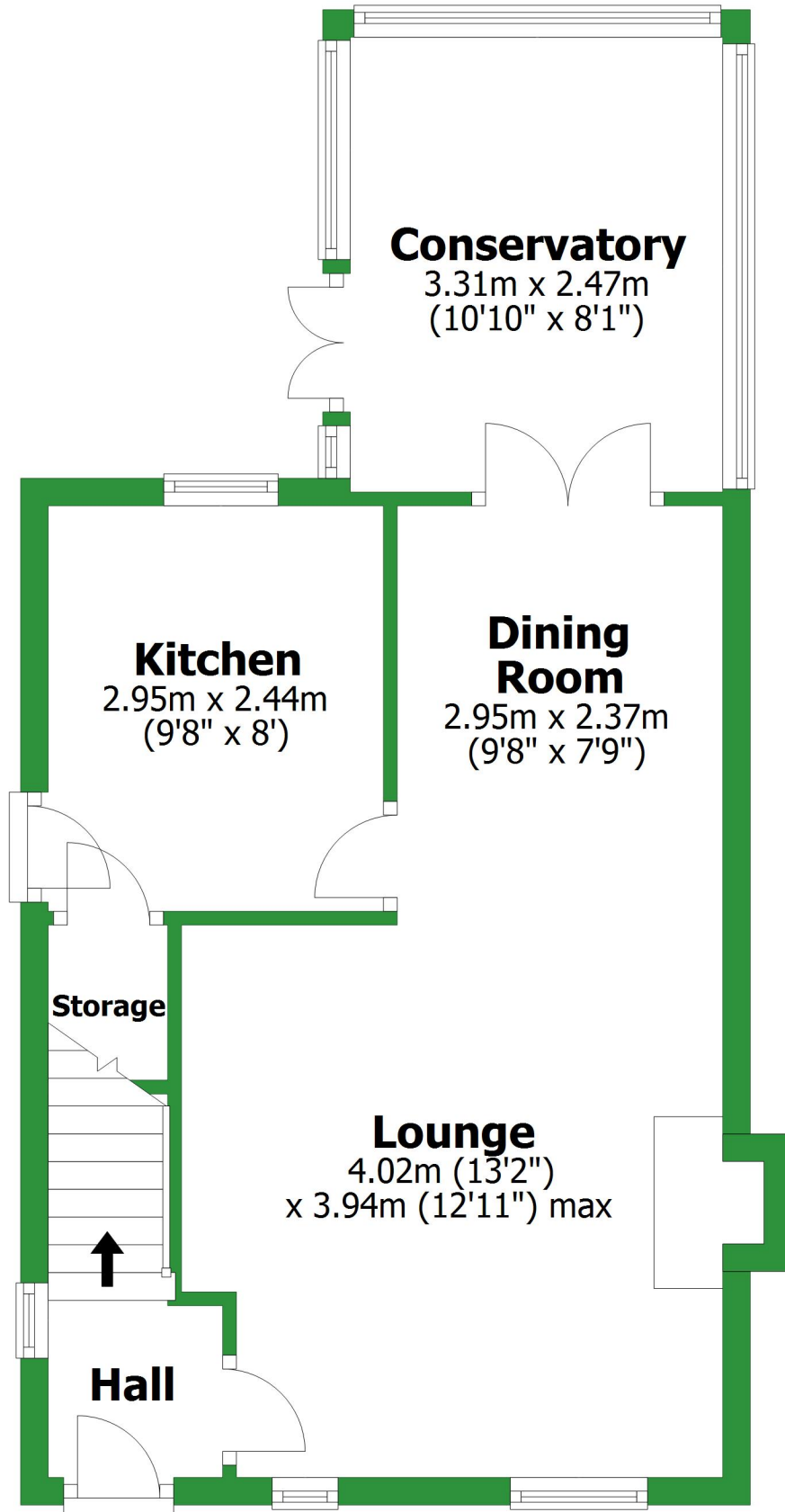


# Ground Floor

Approx. 42.8 sq. metres (461.0 sq. feet)

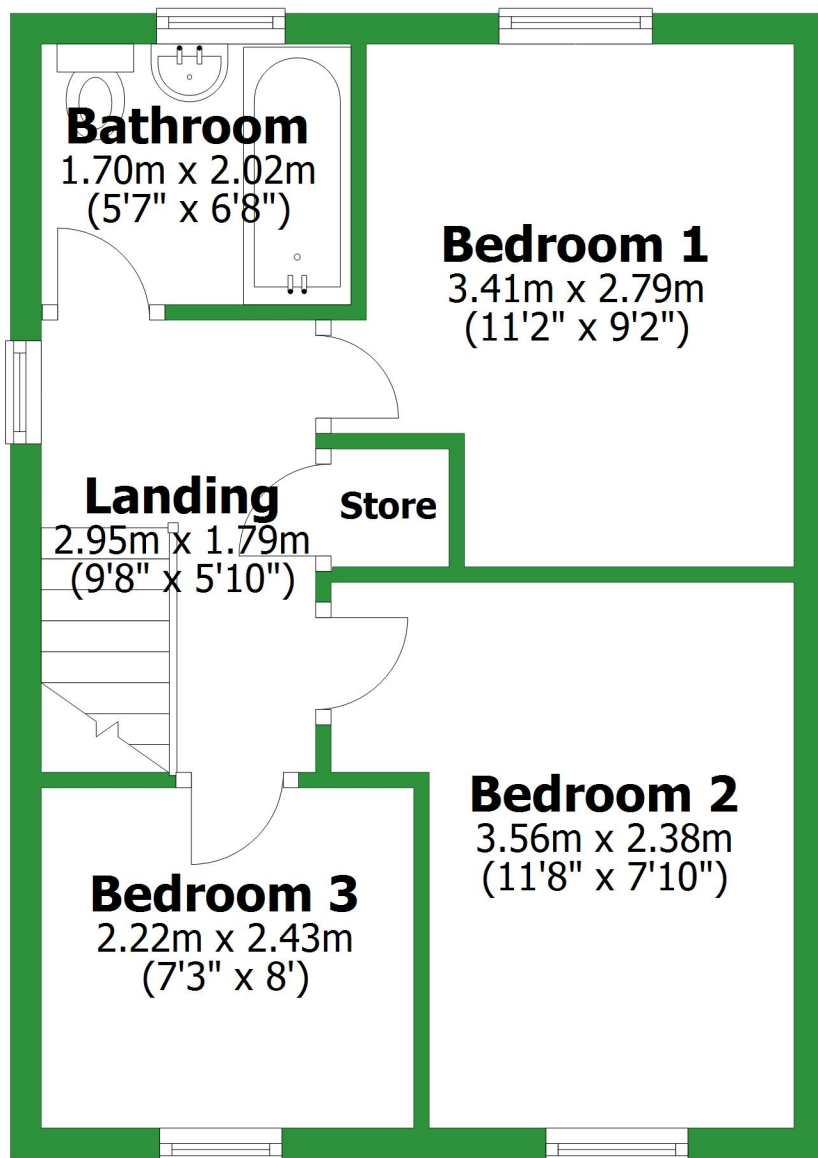


Total area: approx. 77.5 sq. metres (834.7 sq. feet)

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

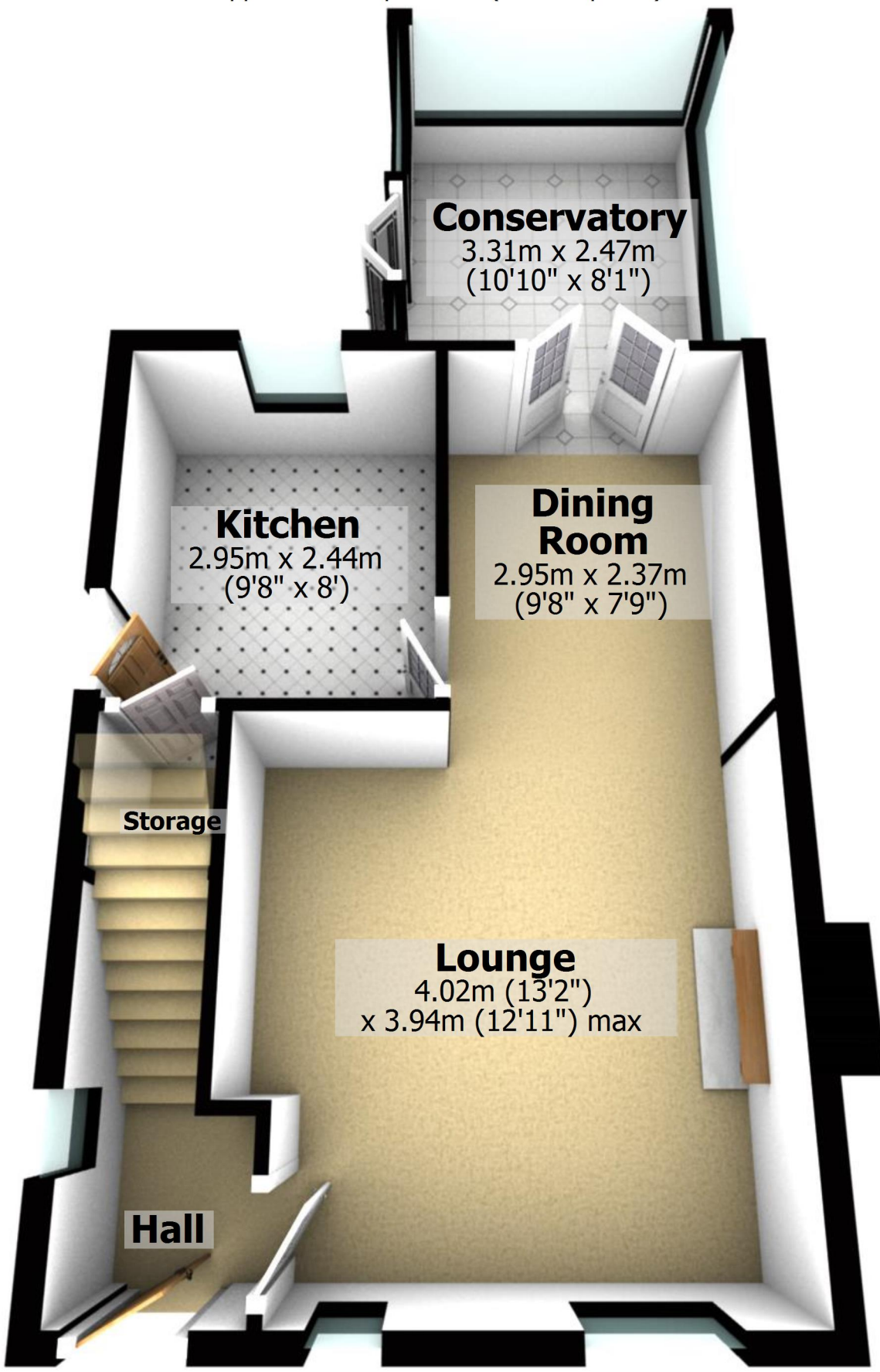
# First Floor

Approx. 34.7 sq. metres (373.7 sq. feet)



# Ground Floor

Approx. 42.8 sq. metres (461.0 sq. feet)



## Conservatory

3.31m x 2.47m  
(10'10" x 8'1")

## Kitchen

2.95m x 2.44m  
(9'8" x 8')

## Dining Room

2.95m x 2.37m  
(9'8" x 7'9")

Storage

## Lounge

4.02m (13'2")  
x 3.94m (12'11") max

Hall

Total area: approx. 77.5 sq. metres (834.7 sq. feet)

For illustrative purposes only. Not to scale. All sizes are approximate.

Plan produced using PlanUp.

# First Floor

Approx. 34.7 sq. metres (373.7 sq. feet)

## Bathroom

1.70m x 2.02m  
(5'7" x 6'8")

## Bedroom 1

3.41m x 2.79m  
(11'2" x 9'2")

## Landing

2.95m x 1.79m  
(9'8" x 5'10")

## Store

## Bedroom 2

3.56m x 2.38m  
(11'8" x 7'10")

## Bedroom 3

2.22m x 2.43m  
(7'3" x 8')

