



Approx. Gross Internal Area = 2,308 sq ft / 214.4 sq m

Cellar = 188 sq ft / 17.5 sq m

Mezzanine = 141 sq ft / 13.1 sq m

Total = 2,637 sq ft / 245 sq m

Floor plans are for illustrative purposes only and not to scale. Compliant with RICS code of measuring practice.