



FIRST FLOOR

BEDROOM
2'11 x 7'11 (6.4m x 2.4m)

RECEPTION ROOM
25'2 x 12'0 (7.6m x 3.6m)

KITCHEN
13'8 x 6'1 (4.1m x 1.8m)

Approx. Gross Internal Area = 654 sq ft / 60.8 sq m

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