



RECEPTION / DINING ROOM / KITCHEN

37'2 x 13'0 (11.3m x 3.9m)

BEDROOM 2

12'6 x 10'4 (3.8m x 3.1m)

BEDROOM 1

15'9 x 9'0 (4.8m x 2.7m)

STUDY

12'9 x 6'8 (3.8m x 2.0m)

BEDROOM 3

12'8 x 6'6 (3.8m x 1.9m)

Approx. Gross Internal Area = 1,298 sq ft / 120.8 sq m

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