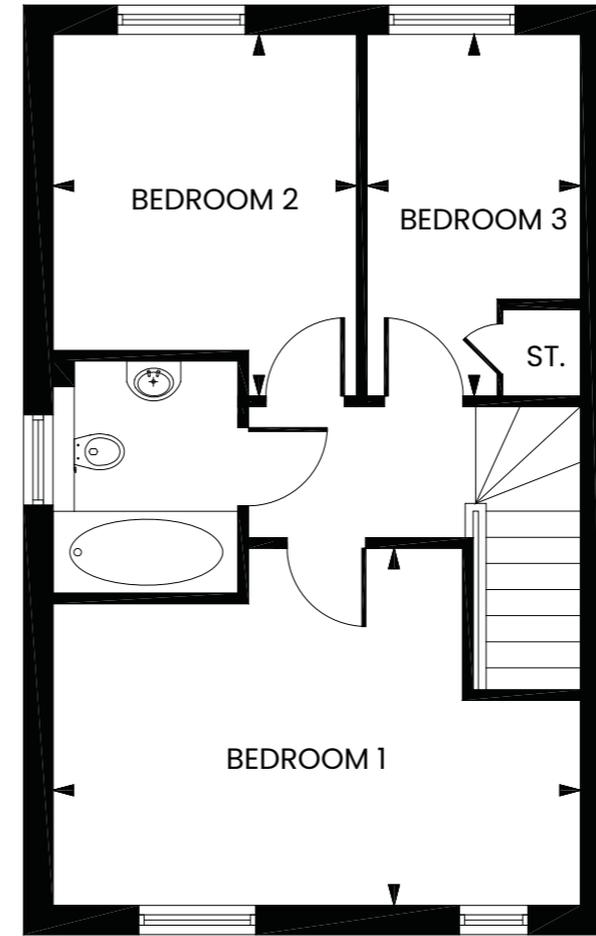


GROUND FLOOR



FIRST FLOOR

	METRIC	IMPERIAL
LIVING ROOM	3.98m (max) x 3.61m	13'1 (max) x 11'10
KITCHEN / DINING ROOM	5.00m x 3.25m	16'5 x 10'10
BEDROOM 1	5.00m (max) x 3.39m (max)	16'5 (max) x 11'1 (max)
BEDROOM 2	3.43m (max) x 2.86m	11'3 (max) x 9'5
BEDROOM 3	3.43m x 2.00m	11'3 x 6'7

Disclaimer: Whilst we endeavour to make our property details accurate and reliable, these particulars are set out as a general outline only for the guidance of intended purchasers or leasees and do not constitute as a full or part offer or contract. Other details are given without responsibility and intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of them. The purchaser is advised to obtain verification from their Solicitor or Surveyor to their own satisfaction. Room dimensions if shown are subject to change and are for guidance only.