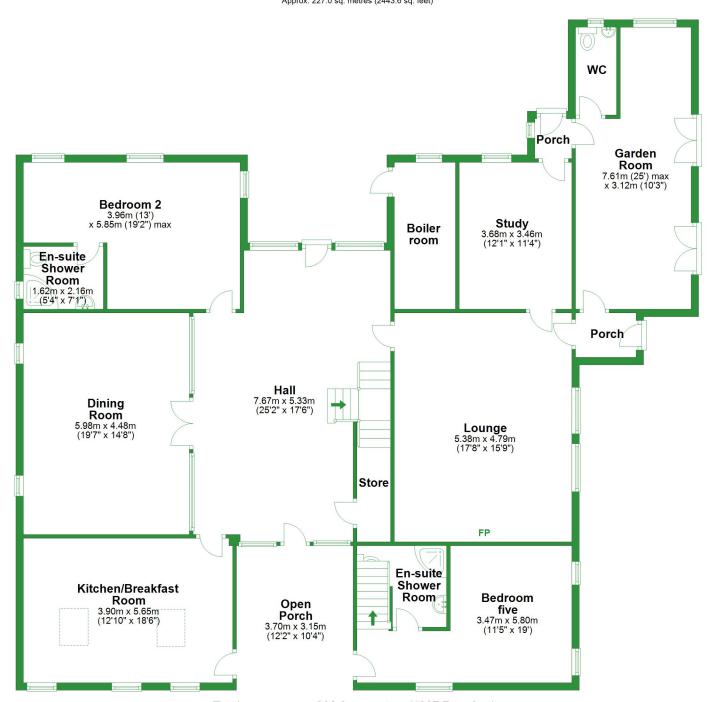
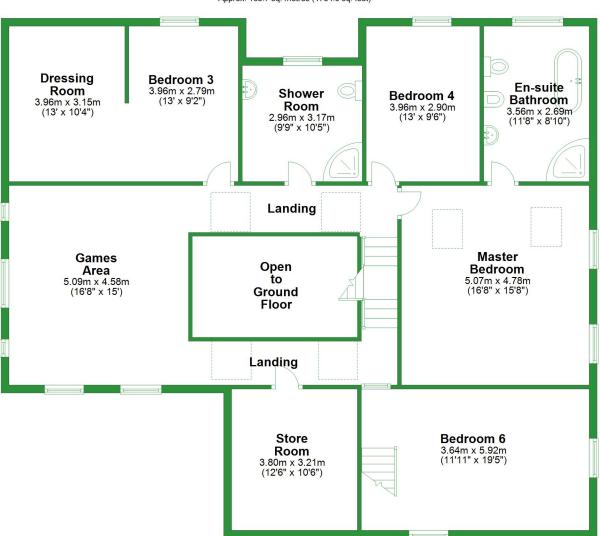
Ground Floor Approx. 227.0 sq. metres (2443.6 sq. feet)



Total area: approx. 392.8 sq. metres (4227.7 sq. feet)

First Floor
Approx. 165.7 sq. metres (1784.0 sq. feet)



Ground Floor Approx. 227.0 sq. metres (2443.6 sq. feet) Porch Garden Room 7.61m (25') max x 3.12m (10'3") **Bedroom 2** 3.96m (13') x 5.85m (19'2") max **Study** 3.68m x 3.46m (12'1" x 11'4") Boiler room En-suite Shower Room .62m x 2.16m (5'4" x 7'1") Porch Hall 7.67m x 5.33m (25'2" x 17'6") Dining Room 5.98m x 4.48m (19'7" x 14'8") Lounge 5.38m x 4.79m (17'8" x 15'9") Store **En-suite** Shower Kitchen/Breakfast Room **Bedroom** Room Open **five** 3.47m x 5.80m (11'5" x 19') 3.90m x 5.65m Porch (12'10" x 18'6") 3.70m x 3.15m (12'2" x 10'4")

First Floor Approx. 165.7 sq. metres (1784.0 sq. feet) Dressing **Bedroom 3 En-suite** 3.96m x 2.79m (13' x 9'2") Shower Room **Bedroom 4 Bathroom** 3.96m x 3.15m (13' x 10'4") Room 3.96m x 2.90m (13' x 9'6") 3.56m x 2.69m (11'8" x 8'10") 2.96m x 3.17m (9'9" x 10'5") Landing Games Master Open **Bedroom** Area to 5.09m x 4.58m (16'8" x 15') 5.07m x 4.78m (16'8" x 15'8") Ground Floor Landing **Bedroom 6** Store 3.64m x 5.92m (11'11" x 19'5") Room 3.80m x 3.21m (12'6" x 10'6")