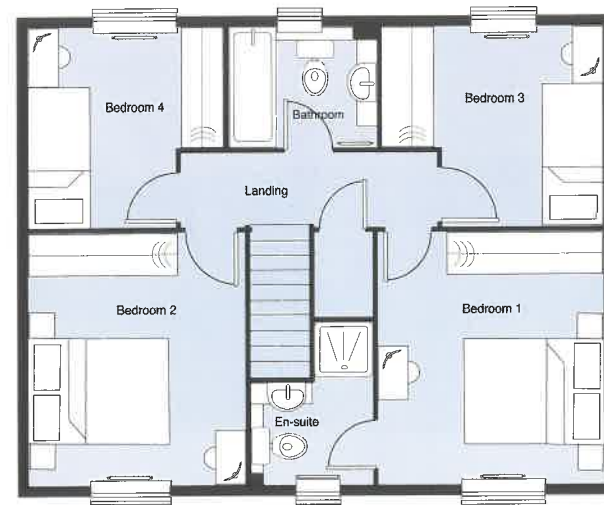


Ground Floor (Approximate dimensions)

Study	2060 x 1910	(6'9" x 6'3")
W.C.	2060 x 900	(6'9" x 2'11")
Kitchen / Breakfast	3160 x 3550 max	(10'4" x 11'7" max)
Utility	1580 x 1550	(5'2" x 5'1")
Dining Room	3430 x 2690	(11'3" x 8'10")
Lounge	4180 x 3760 max	(13'8" x 12'4" max)



First Floor (Approximate Dimensions)

Bedroom 1	3270 x 3610	(10'8" x 11'10")
En-suite	1770 x 2300	(5'10" x 7'6")
Bedroom 2	3130 x 3610	(10'3" x 11'10")
Bedroom 3	3190 x 2900	(10'5" x 9'6")
Bedroom 4	2800 x 2900 max	(9'2" x 9'6" max)
Bathroom	2170 x 1730	(7'1" x 5'8")