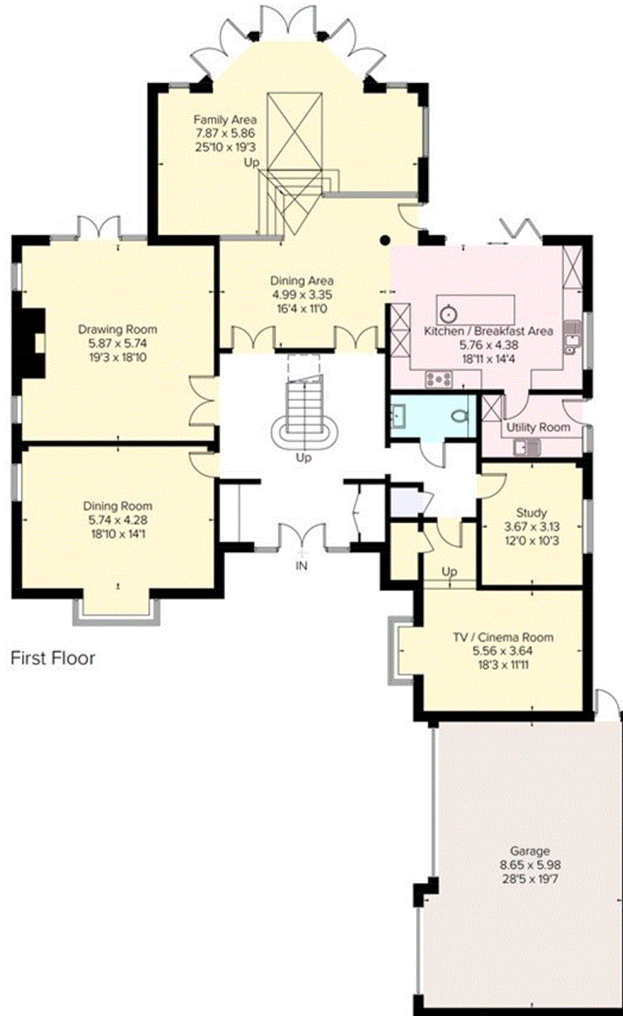
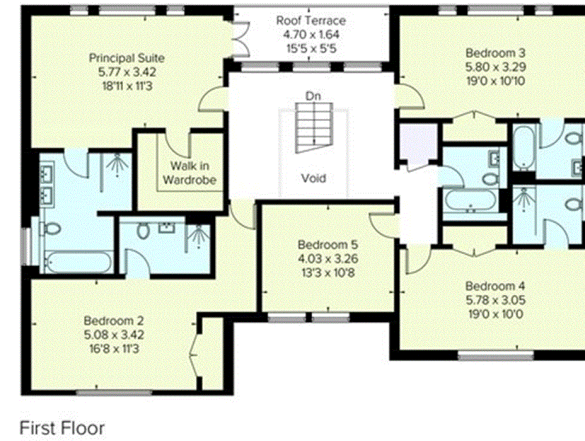


Ruxley Crescent, Claygate

Approximate Gross Internal Area = 390.7 sq m / 4205 sq ft (Excluding Void)
 Garage = 49.7 sq m / 535 sq ft
 Total = 440.4 sq m / 4740 sq ft



= Reduced headroom below 1.5m / 5'0"



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This plan is for layout guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.