

## ROOKFIELD AVENUE

Approximate Gross Internal Area (excluding reduced headroom)

Ground floor = 828 sq. ft. (76.9 sq. m.)

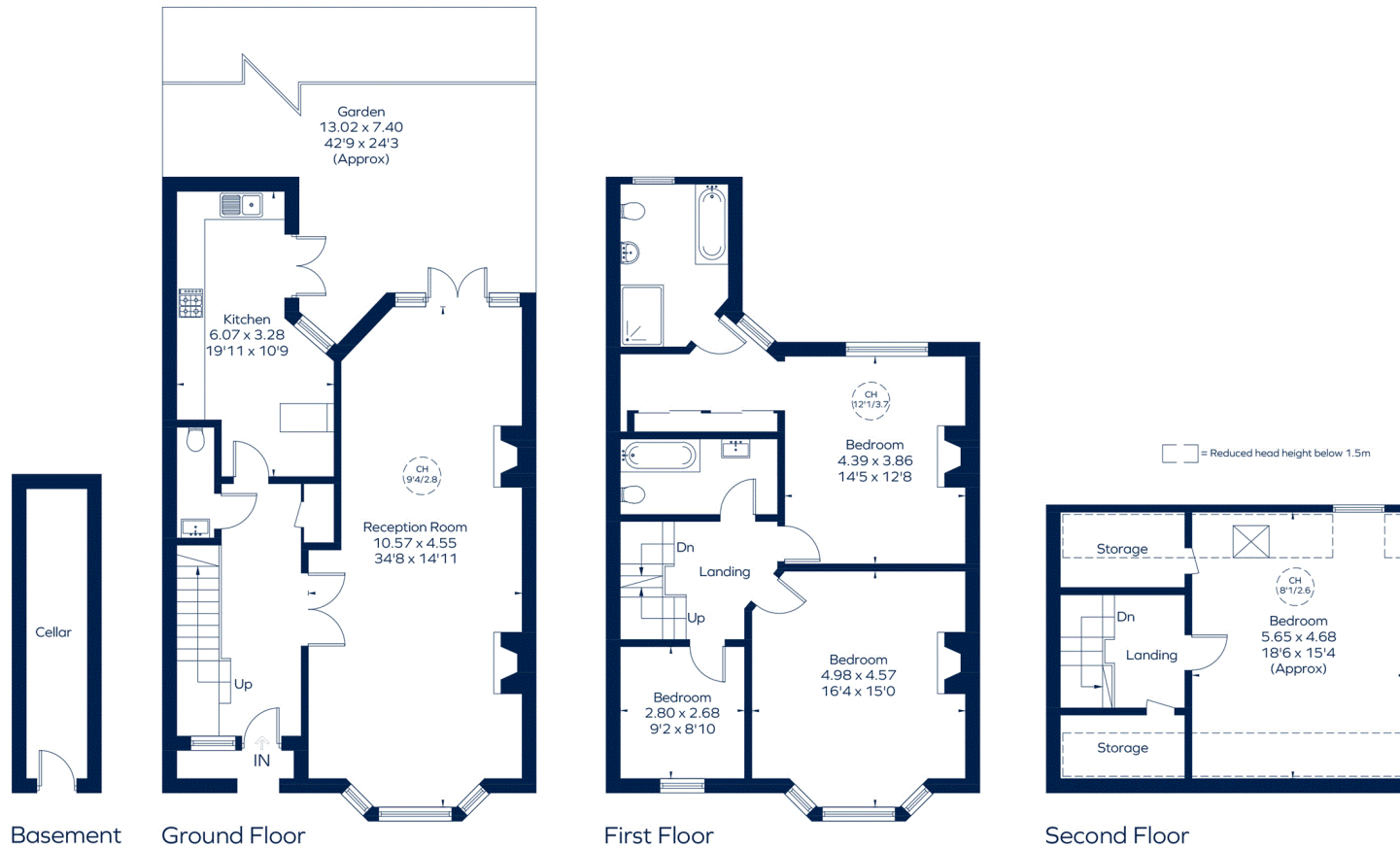
First floor = 817 sq. ft. (75.9 sq. m.)

Second floor = 306 sq. ft. (28.4 sq. m.)

Basement = 87 sq. ft. (8.1 sq. m.)

Reduced headroom = 141 sq. ft. (13.1 sq. m.)

Total = 2179 sq. ft. (202.4 sq. m.)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.  
ID 782757