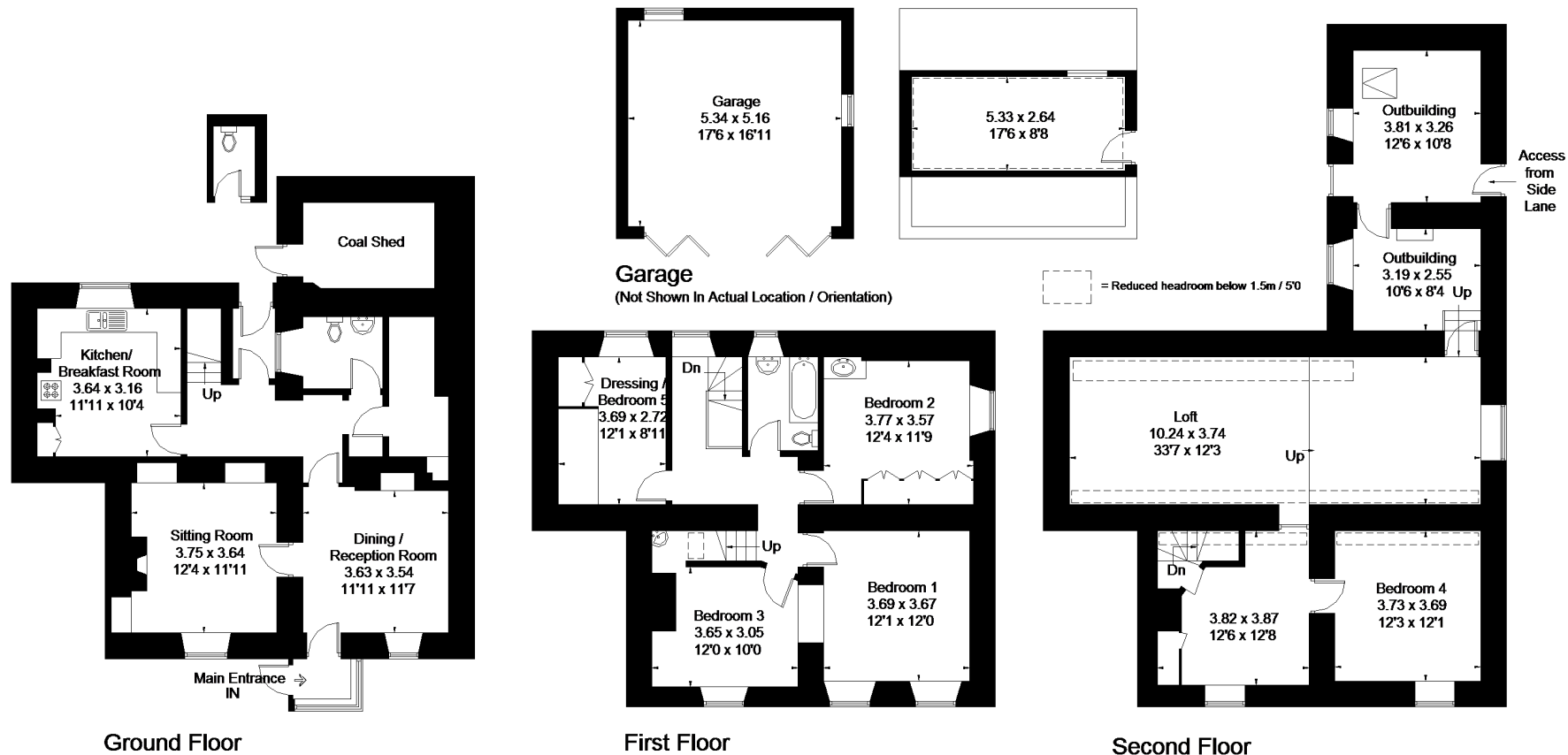


Approximate Gross Internal Area = 178.7 sq m / 1923 sq ft
 Loft = 38.1 sq m / 410 sq ft
 Outbuildings = 62.6 sq m / 673 sq ft
 Coal Shed = 7.4 sq m / 80 sq ft
 W/C = 1.8 sq m / 19 sq ft
 Total = 248.4 sq m / 2674 sq ft



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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.