



CONSERVATORY/SUMMER ROOM: 9' 8" x 7ft. Double glazed windows and matching door with outlook  
and access into the rear garden. FIRST FLOOR LANDING: 6' 6" x 4' 6" Wardrobe access to loft space.  
BEDROOM ONE: 12' 6" x 10' 6" (4.09m x 3.19m) Double glazed window with aspect. Panel cast  
iron fireplace with inset woodburner tiles, radiators. BEDROOM TWO: 11' 6" x 11' 1" (3.51m x  
3.38m) Double glazed window to rear, panel cast iron fireplace, radiator. BREAKFAST ROOM THREE: 12' 6" x 9' 0"  
(3.81m x 2.74m) Double glazed window to front aspect, a modern white suite comprising of a  
panelled bath with electric shower over low level wc. and pedestal wash basin, vinyl floor,  
covering, radiator. REAR GARDEN: Enclosed by timber fencing and a natural stone wall. A low  
maintenance garden which is predominately laid to.