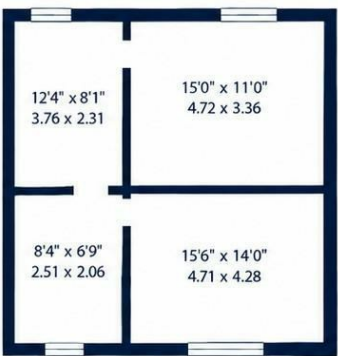
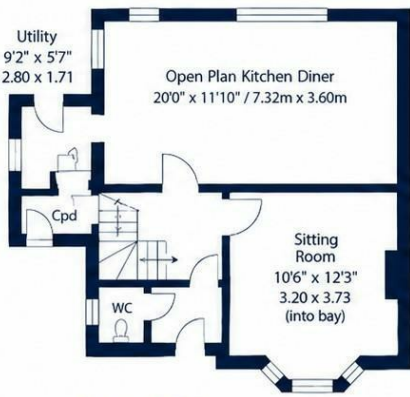




Lower Ground Floor



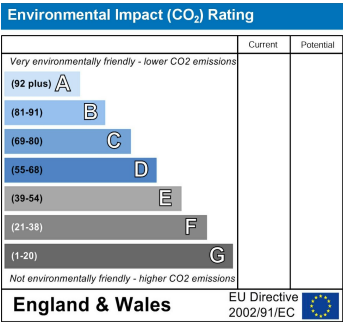
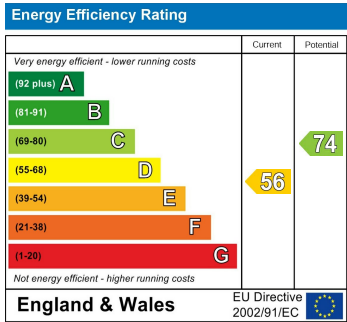
Ground Floor



First Floor



Second Floor



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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All measurements, dimensions and floorplans are approximate and are provided for identification and illustrative purposes only. Prospective purchasers should satisfy themselves as to the accuracy of the information provided.

Buyers are advised to instruct their conveyancer/property solicitor to verify all relevant legal information, including tenure, boundaries, rights, restrictions, planning matters and any other information material to their purchase.

We also recommend that buyers arrange an appropriate

independent property survey and, where valuation advice is required, seek advice from a suitably qualified RICS Chartered Surveyor/Valuer before committing to the purchase.

Any information provided within these particulars should therefore be independently verified where it is important to a buyer's decision to purchase.