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## THE IVETSEY

### Ground floor room sizes

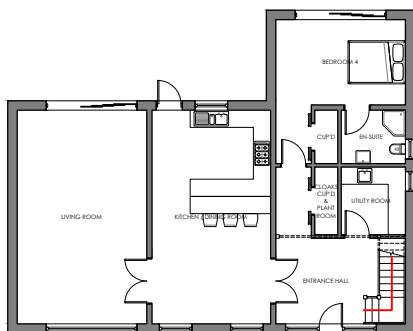
Kitchen & Dining Area	7.4 x 4.1m
Living Room	7.4 x 4.5m
Bedroom 4 / Study	5.0 x 4.5m
Bedroom 4 En-suite	2.2 x 1.9m
Utility	2.3 x 2.2m

### First floor room sizes

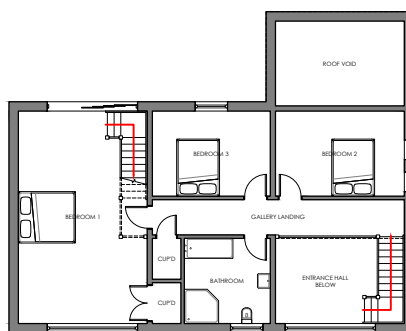
Bedroom 1	7.4 x 4.5m
Bedroom 2	4.5 x 3.0m
Bedroom 3	4.1 x 3.0m
Bathroom	3.0 x 3.0m

### Second floor room sizes

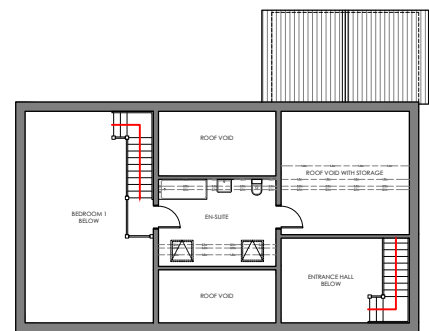
Bedroom 1 En-suite	4.1 x 3.1m
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Ground floor plan



First floor plan



Second floor plan

Gross external area of house: 323m<sup>2</sup> / 3477ft<sup>2</sup>

