

# The Spence

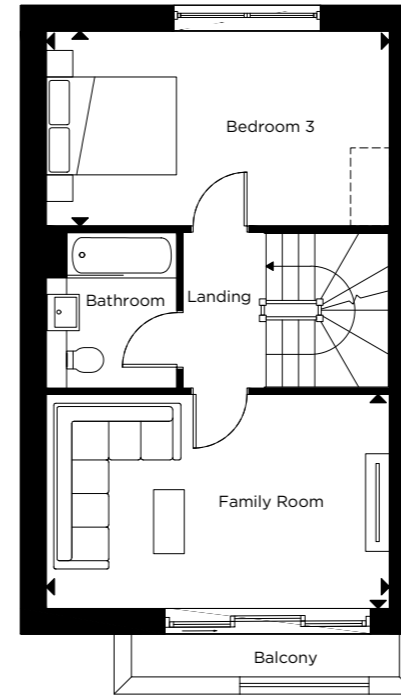
THREE BEDROOM HOUSE

With parking space

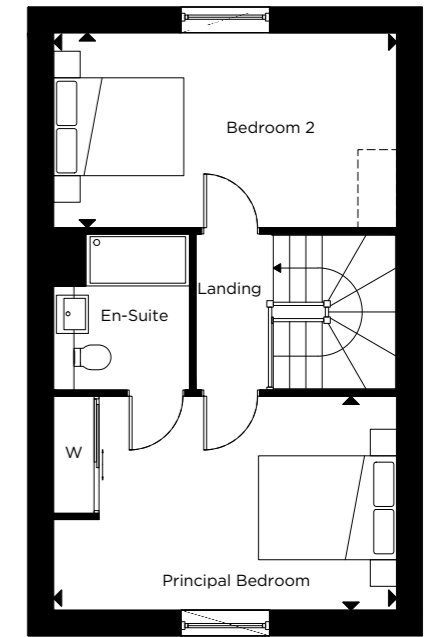
PLOTS 21, 22, 23\* & 24\*



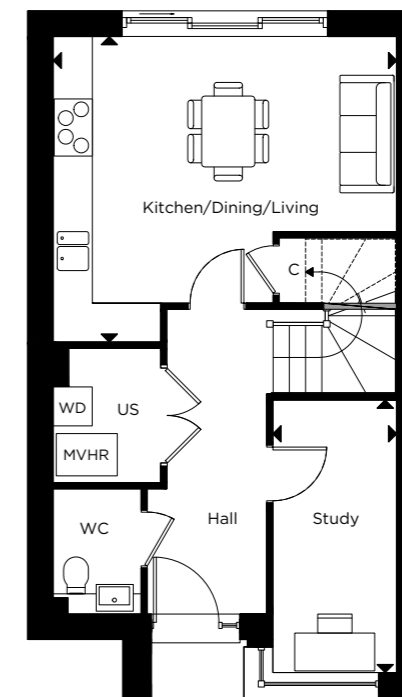
Computer Generated Image of plots 21 & 22 is indicative only.



FIRST FLOOR



SECOND FLOOR



GROUND FLOOR

## GROUND FLOOR

Kitchen/Dining/Living	5.25m x 4.70m	17'2" x 15'4"
Study	1.90m x 4.15m	6'2" x 13'6"

## FIRST FLOOR

Family Room	5.25m x 3.25m	17'2" x 10'8"
Bedroom 3	5.25m x 3.00m	17'2" x 9'8"

## SECOND FLOOR

Principal Bedroom	5.25m x 3.25m	17'2" x 10'6"
Bedroom 2	5.25m x 3.00m	17'2" x 9'8"

\*Handed to floorplan shown

C-CUPBOARD W-WARDROBE US-UTILITY STORE [---] INDICATIVE WARDROBE POSITION

[WD]-WASHER DRYER [MVHR]-MECHANICAL VENTILATION WITH HEAT RECOVERY

Floorplan layouts are not to scale. House layouts provide approximate measurements only and are subject to planning. Dimensions, which are taken from the indicated points of measurements are for guidance only and are not intended to be used for window treatments or items of furniture. Bathroom and kitchen layouts are indicative only and are subject to change. Wardrobe size and position may vary. The information contained within this document does not constitute part of any offer, contract or warranty. Whilst the plans have been prepared with all due care for convenience of the intending purchaser, the information herein is a preliminary guide only.