



# THE LAVENDER

FOUR BED HOME

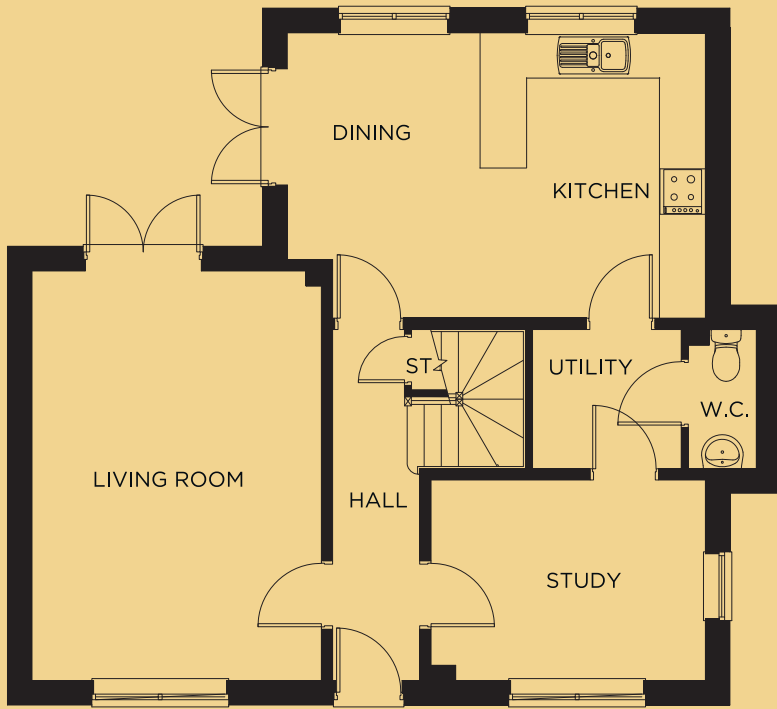


Four bed detached family home with block paved drive leading to detached single or double garage and two parking bays.

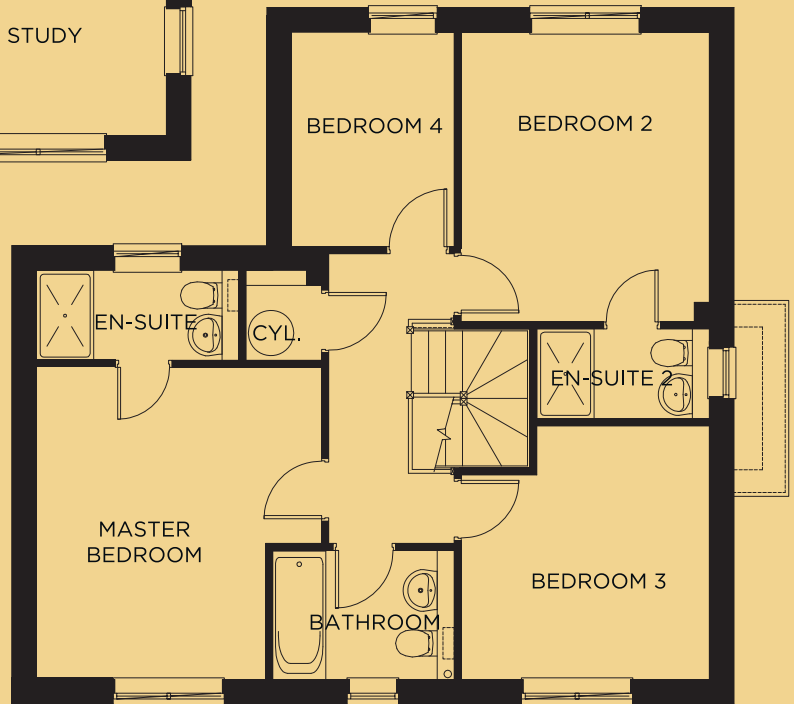
Ground floor entrance hall leading through to living room with dual aspect. Access via french doors to rear patio and garden. Open plan contemporary kitchen/dining room with integrated appliances and further French doors to rear garden. Separate utility and WC. The property also benefits from a ground floor study.

First floor: Master bedroom with double shower en-suite. Bedroom two with en-suite shower. A further two bedrooms and family bathroom.





GROUND FLOOR



FIRST FLOOR

GROUND FLOOR

Living Room.....	5405mm (17' 9") x 3815mm (12' 6")
Kitchen/Dining Room.....	5518mm (18' 1") x 3865mm (12' 8")
Utility .....	1972mm (6' 6") x 1830mm (6' 0")
Study.....	3618mm (11' 10") x 2640mm (8' 8")

FIRST FLOOR

Bedroom 1.....	4120mm (13' 6") x 3865mm (12' 8")
Ensuite.....	2737mm (8' 12") x 1198mm (3' 11")
Bedroom 2.....	3281mm (10' 9") x 2946mm (9' 8")
Ensuite.....	2283mm (7' 6") x 1246mm (4' 1")
Bedroom 3.....	3289mm (10' 9") x 3305mm (10' 10")
Bedroom 4 .....	2808mm (9' 3") x 2150mm (7' 1")
Bathroom.....	2556mm (8' 5") x 1911mm (6' 3")

Information in this document is indicative and is intended to act as a guide only as to the finished product. Accordingly due to Cussins policy of continuous improvement, the finished product may vary from the information provided. Kitchen & tiling choices may not be available depending on the stages of construction. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions act 1991. This information does not constitute a contract or warranty.