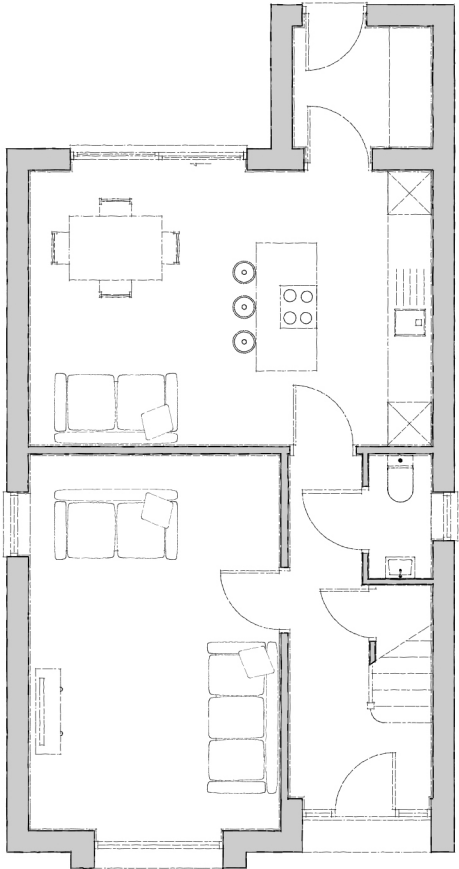




Plots 9, 10, 22
(See Pages 6 & 7)

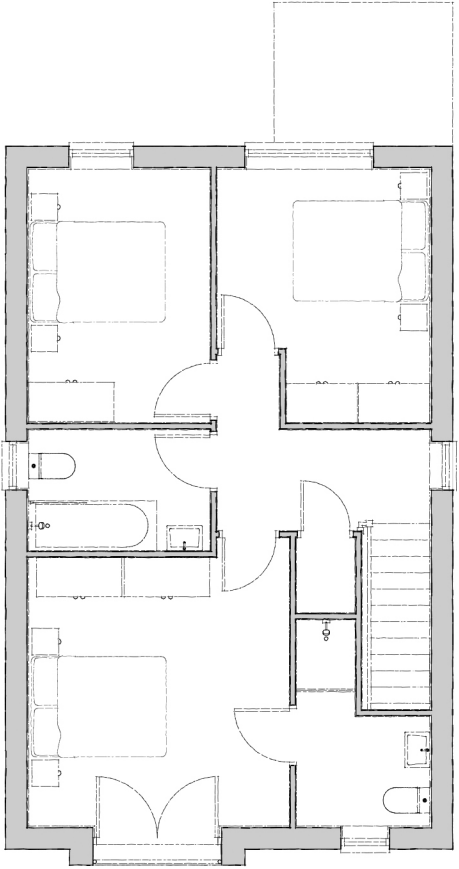
Elwell

The Elwell is an understated elegant three-bedroom house which stands out for its clean architectural lines. A perfectly blended ground floor enjoys an open plan kitchen and day room with sliding doors, as well as a linked utility room. A spacious living room and cloakroom connect from the hall. The first floor has a carefully crafted master bedroom and en-suite with glazed balcony providing admirable views. Two further bedrooms and family bathroom make up an outstanding mix of accommodation and functionality.



GROUND FLOOR

- Kitchen/Day Room**
5600mm x 3800mm 18' 4" x 12' 5"
- Utility**
1875mm x 1600mm 6' 1" x 5' 2"
- Lounge**
5200mm x 3450mm 17' 0" x 11' 3"
- WC**
1700mm x 875mm 5' 6" x 2' 10"



FIRST FLOOR

- Bedroom 1**
3725mm x 3650mm 12' 2" x 11' 11"
- Ensuite**
1850mm x 1500mm 6' 0" x 4' 11"
- Bedroom 2**
3525mm x 3000mm 11' 6" x 9' 10"
- Bedroom 3**
3525mm x 2500mm 11' 6" x 8' 2"
- Bathroom**
2500mm x 1675mm 8' 2" x 5' 5"