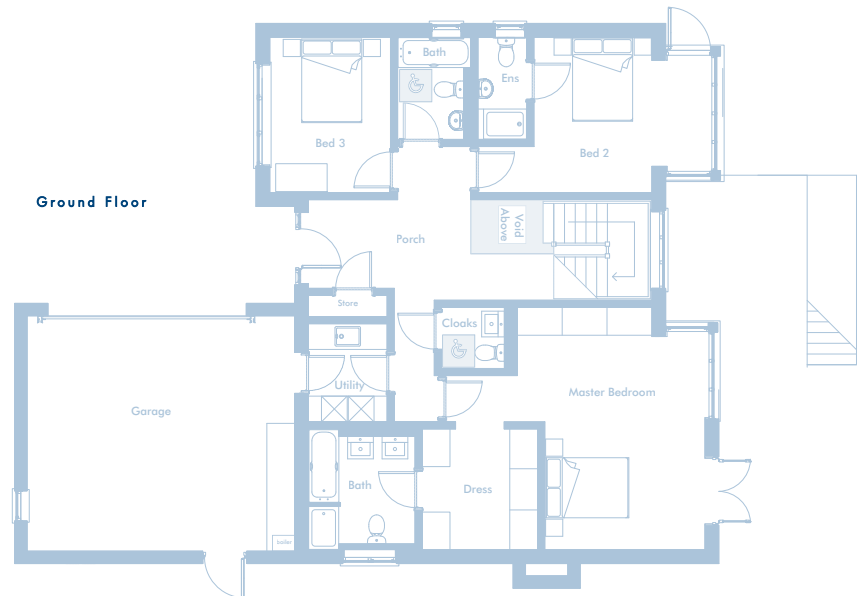


# machynys

(2685sq ft)

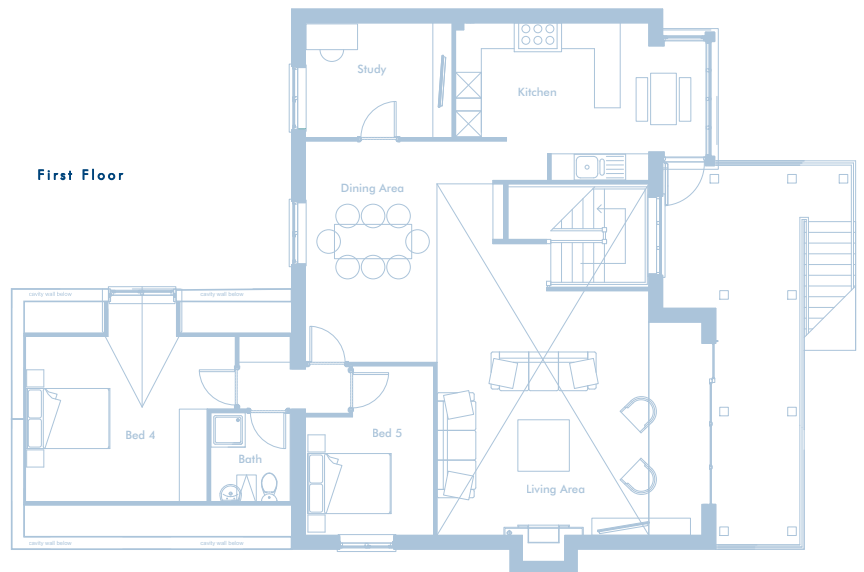
## Ground floor

Garage	6.23m (20'5") x 5.48m (17'11")
Utility room	2.29m (7'6") x 1.80m (5'10")
Bathroom	2.37m (7'9") x 1.80m (6'4")
Master bed	4.97m (16'3") x 3.73m (12'3")
Master En-suite	2.50m (8'2") x 2.50m (8'2")
Dressing Room	2.80m (9'2") x 2.69 (8'10")
Bedroom 2	4.40m (14'5") x 3.60m (11'9")
En-suite	2.38m (7'9") x 1.13m (3'8")
Bedroom 3	3.61m (11'10") x 2.81m (9'3")
Cloaks	1.46m (4'9") x 1.40m (4'7")
Porch	5.47m (17'11") x 2.06m (6'9")



## First floor

Kitchen	4.50m (14'9") x 3.70m (12'2")
Dining area	5.16m (16'11") x 4.37m (14'4")
Living area	6.17m (20'3") x 5.70m (18'8")
Study area	3.42m (11'3") x 2.67m (8'9")
Bathroom	2.07m (6'9") x 1.85m (6'1")
Bedroom 4	4.23m (13'10") x 3.85m (12'7")
Bedroom 5	4.23m (12'11") x 3.85m (9'9")
Landing (bed 4- bed 5)	3.49m <sup>2</sup>



pentre nicklaus village

Sales Office Telephone: 01554 746736

Sales Office Fax: 01554 746727

email: [sales@machynyshomes.co.uk](mailto:sales@machynyshomes.co.uk)

[www.machynyshomes.co.uk](http://www.machynyshomes.co.uk)

Measurements shown may vary slightly.  
For illustration purposes only. Some features may vary from those shown.