

PLOT 2

ELLAND WAY

GRAINTHORPE

3 bed | 2 bath | 1 reception



**THE NEW
HOMES
AGENT**

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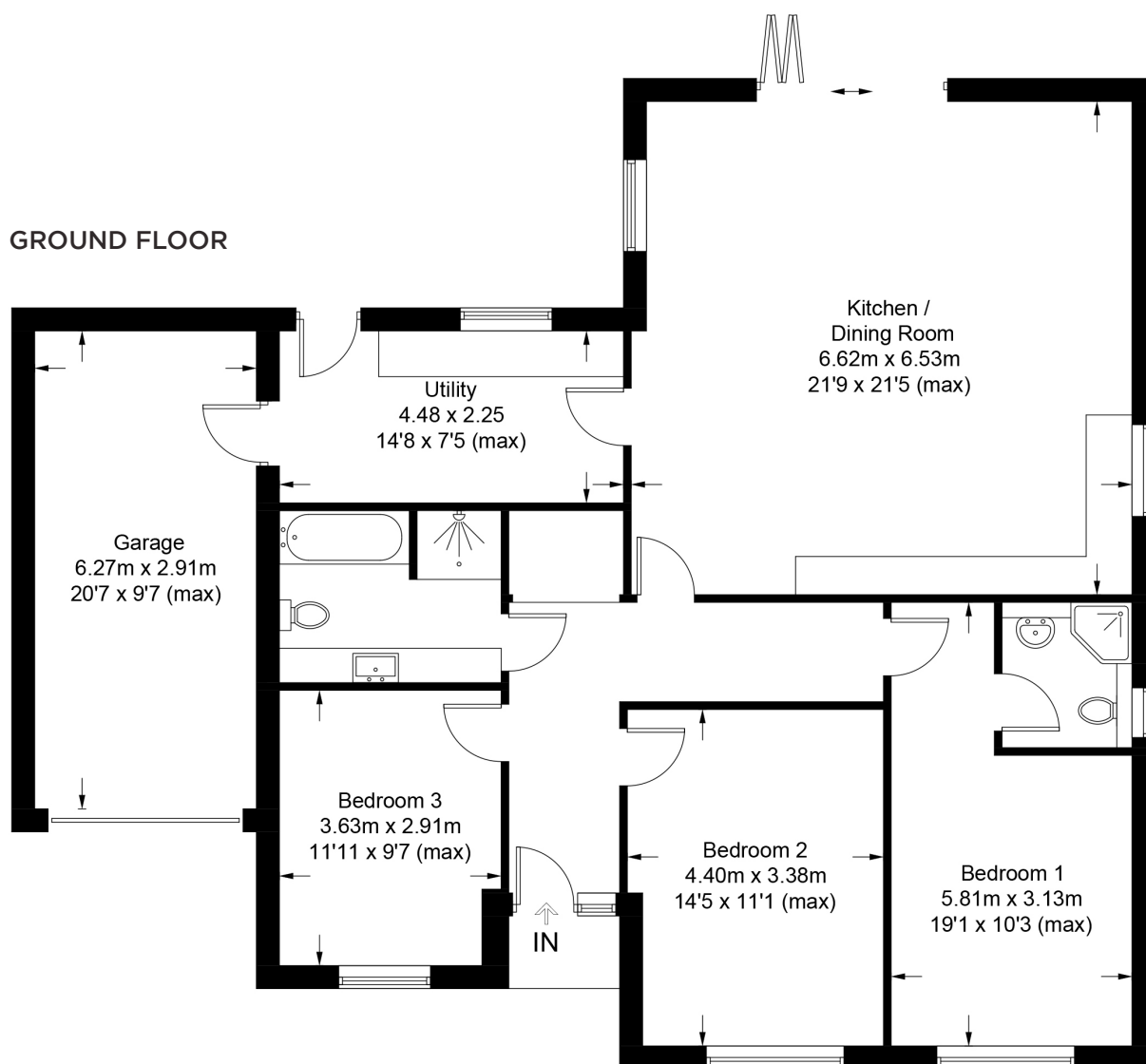
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FLOOR PLANS

Ground Floor	Size (m)	Size (ft)
Hall	3.77m x 4.96m	12'4 x 16'3
Kitchen / Living / Dining Room	6.62m x 6.53m	21'9 x 21'5
Utility	4.48m x 2.25m	14'8 x 7'5
Bedroom 1	3.13m x 5.81m	10'3 x 19'1
Ensuite	1.70m x 1.90m	5'7 x 6'3
Bedroom 2	3.38m x 4.40m	11'1 x 14'5
Bedroom 3	2.91m x 3.63m	9'7 x 11'11
Bathroom	2.91m x 2.30m	9'7 x 7'7
Garage	2.91m x 6.27m	9'7 x 20'7

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FLOOR PLANS ARE FOR LAYOUT GUIDANCE ONLY. NOT DRAWN TO SCALE UNLESS STATED. WINDOWS AND DOOR OPENINGS ARE APPROXIMATE. WHILST EVERY CARE IS TAKEN IN THE PREPARATION OF THESE PLANS, PLEASE CHECK ALL DIMENSIONS, SHAPES AND COMPASS BEARINGS, BEFORE MAKING ANY DECISIONS RELIANT UPON THEM.

a moving experience

ALL VIEWINGS ARE TO BE ORGANISED VIA THE NEW HOMES AGENT.

WHILST EVERY CARE HAS BEEN TAKEN TO PREPARE THESE SALES PARTICULARS, THEY ARE FOR GUIDANCE PURPOSES ONLY. ALL MEASUREMENTS ARE APPROXIMATE AND FOR GENERAL GUIDANCE PURPOSES ONLY AND WHILST EVERY CARE HAS BEEN TAKEN TO ENSURE THEIR ACCURACY, THEY SHOULD NOT BE RELIED UPON AND POTENTIAL BUYERS ARE ADVISED TO RECHECK THE MEASUREMENTS.