



Indicative CGI image of Horse Shoe Cottage

Robin King | Estate Agents

01934 876226
www.robin-king.com



HORSE SHOE COTTAGE

Plot 1- Paddock Rise



PADDOCK RISE

BLAGDON | NORTH SOMERSET

HORSE SHOE COTTAGE

Plot 1 - Paddock Rise

Option 1 - Room Dimensions

Ground Floor

Living Room	6.14 x 7.46m
Kitchen/Dining	4.04 x 8.35m
Utility	3.50 x 1.90m
Garage	6.00 x 3.40m

First Floor

Bedroom 2	4.46 x 6.20m
En-suite 2	1.86 x 2.37m
Bedroom 3	4.04 x 4.44m
Bedroom 4	3.69 x 3.45m
Bedroom 5/Study	2.94 x 3.92m
Bedroom 6	2.64 x 2.93m
Bathroom	3.20 x 2.10m

Second Floor

Bedroom 1	7.22 x 6.32m
Dressing Room	4.04 x 2.94m
En-suite 1	2.98 x 2.15m

Total Exc. garage 260 Sq m/2,798 Sq ft

The floorplans shown here are example floor plans that have been devised to maximise space and layout. Should an alternative layout be required, these can be tailored to suit your specific requirements

Option 1 - Floor plan



DISCLAIMER: The dimensions given are maximum and approximate, taken from the widest part of each room and scaled down from the architects plans. These dimensions may vary based on the internal finish. Furniture measurements should only be taken from the completed property. These details are believed to be correct however neither the developer or the agent accept any liability whatsoever for any misrepresentation made either in these details or orally. Furniture is shown for indicative purposes only. Fitted wardrobes are not included. The images used throughout this brochure are for illustrative purposes only and may not reflect the actual style, layout and finish of the completed properties.



PADDOCK RISE

BLAGDON | NORTH SOMERSET

HORSE SHOE COTTAGE

Plot 1 - Paddock Rise

Option 2 - Room Dimensions

Ground Floor

Living Room	3.94m x 7.36m
Kitchen/Dining	4.04 x 7.48m
Utility	2.10 x 1.86m
Garage	6.00 x 6.27m

First Floor

Bedroom 2	5.68 x 6.26m
En-suite 2	1.89 x 2.37m
Bedroom 3	3.69 x 3.45m
Bedroom 4	2.94 x 3.92m
Bedroom 5/Study	2.20 x 2.93m
Snug	4.04 x 4.44m
Bathroom	3.20 x 2.10m

Second Floor

Bedroom 1	8.10 x 6.02m
Dressing Room	4.04 x 2.94m
En-suite 1	2.98 x 2.15m

Total Exc. garage 243 Sq m/2,615 Sq ft

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Option 2 - Floor plan



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THE PADDOCKS

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Robin King | Estate
Agents

01454 301 500
www.colnsignaturehomes.co.uk

01934 876 226
www.robin-king.com