

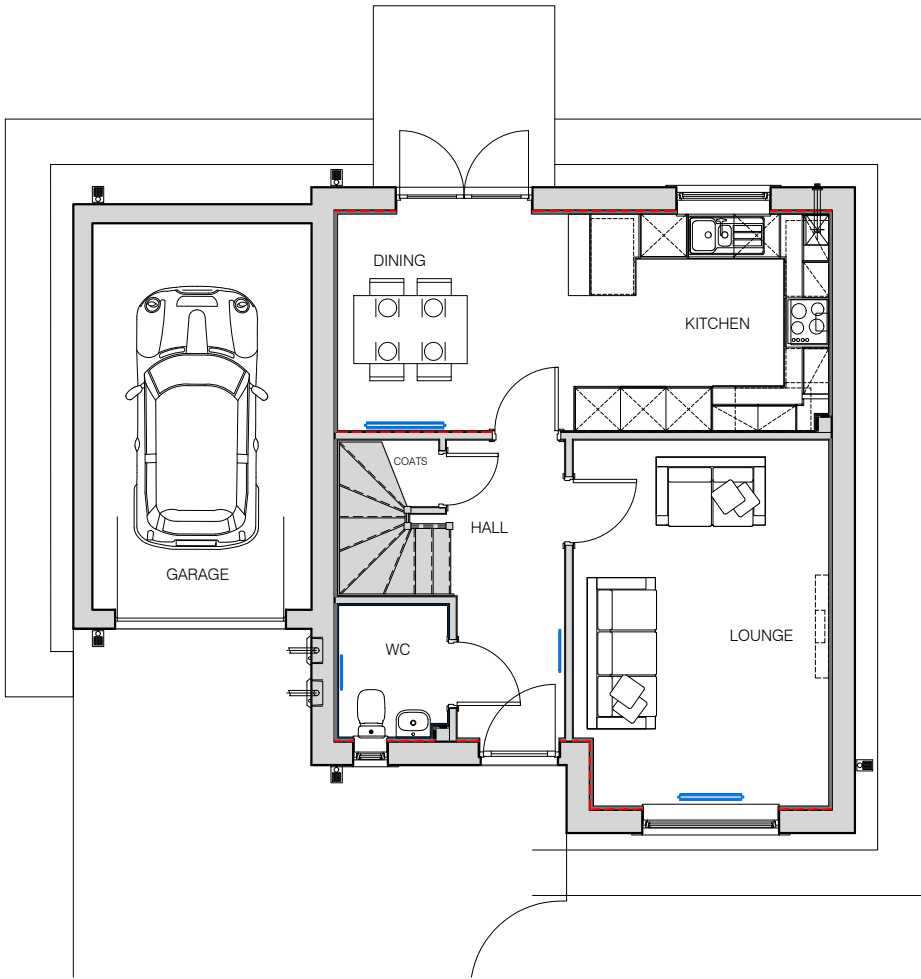


The Derwent M₄(2) SG

3 Bedroom detached property.

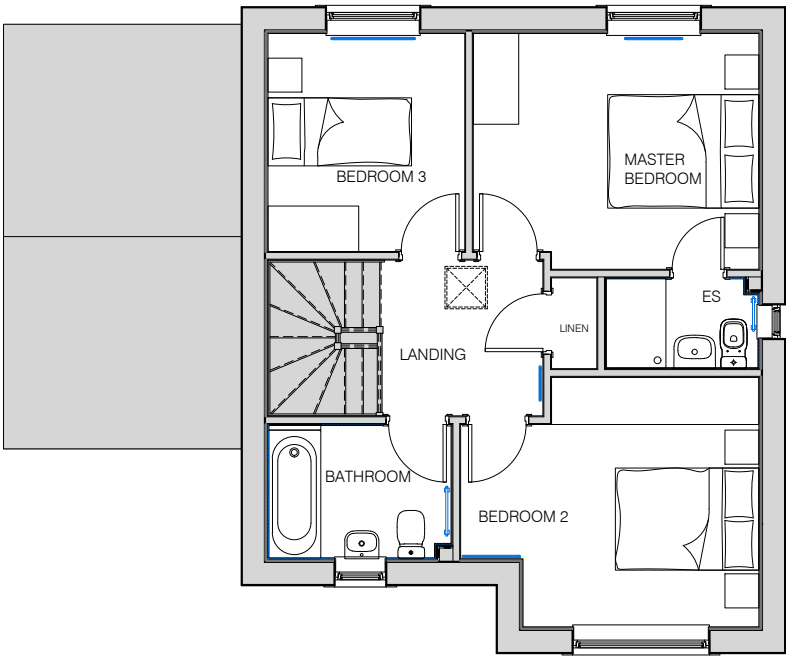
Area
Ground Floor 47.80 sq m
First Floor 47.92 sq m
Total 95.71 sq m (1030 sq ft).

External Single Garage + 14.82 sq m (160 sq ft).



GROUND FLOOR PLAN

Hall	3940 x 1422 [12'-11" x 4'-8"]
WC	1766 x 1467 [5'-10" x 4'-10"]
Kitchen/Dining	2864 x 6495 [9'-5" x 21'-4"]
Lounge	4840 x 3379 [15'-11" x 11'-1"]



FIRST FLOOR PLAN

Landing	2060 x 2127 [6'-9" x 6'-11"]
Bedroom 1	3117 x 3778 [10'-2" x 12'-5"]
Bedroom 2	3300 x 3947 [10'-10" x 12'-11"]
Bedroom 3	2882 x 2603 [9'-5" x 8'-6"]
Bathroom	1775 x 2434 [6'-4" x 8'-0"]
En-suite	1200 x 2031 [3'-11" x 6'-8"]



FLOOR PLANS

PLANNING DWG

The Derwent SG2.
3 Bedroom detached property.
2 Storey.

Area
House 95.71 sq m (1030 sq ft).
External Single Garage +14.82 sq m (160 sq ft).

- F 10/24 Added ply in wet room.
Electrical Update.
Radiator position amended.
- E 09/24 Amended garage sites.
- D 08/24 Part L 2021 Updates.
M4(2) & NDSS Updates.
- C 05/24 M4(2) update.
- B 03/22 General update.
- A 02/22 Substructure amended.

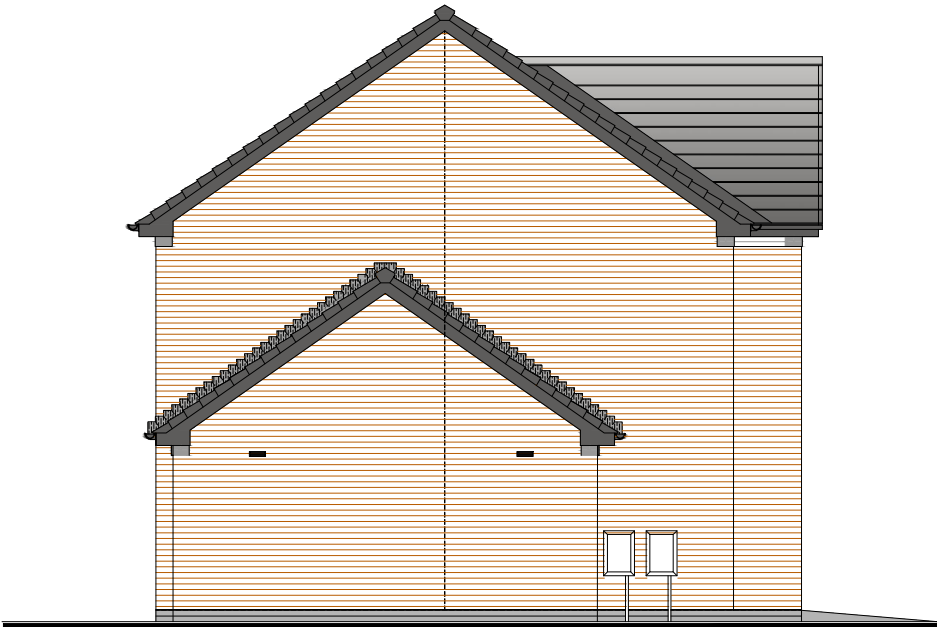
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drawing number: Derwent M4(2) SG -110-F

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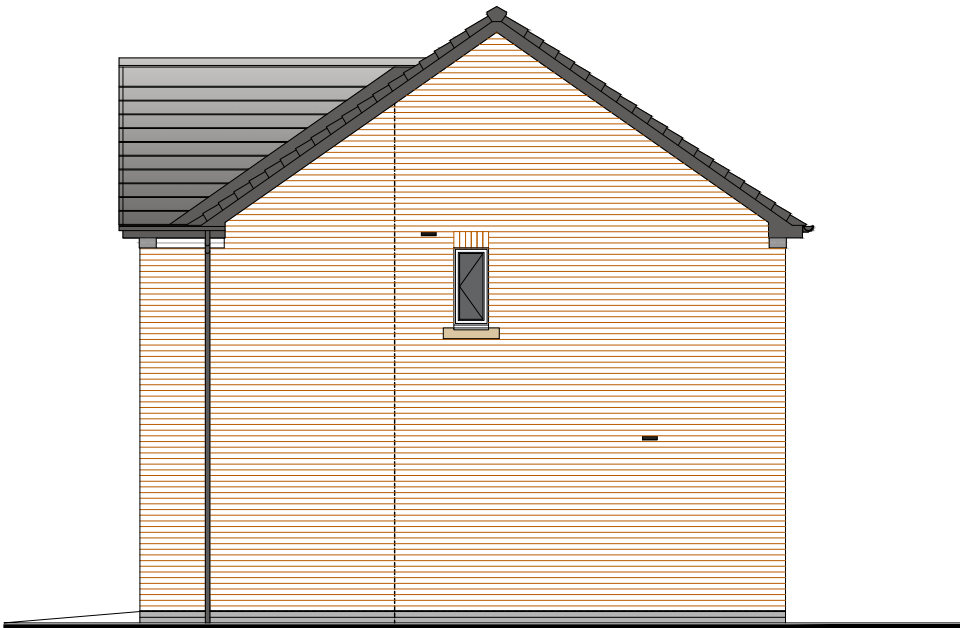
FRONT ELEVATION



SIDE ELEVATION



REAR ELEVATION



SIDE ELEVATION



ELEVATIONS

- F 10/24 Added ply in wet room.
Electrical Update.
Radiator position amended.
- E 09/24 Amended garage sites.
- D 08/24 Part L 2021 Updates.
M4(2) & NDSS Updates.
- C 05/24 M4(2) update.
- B 03/22 General update.
- A 02/22 Substructure amended.

scale @ A1/A3:
1:50/100

drawing number: Derwent M4(2) SG -160-F rev:

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