

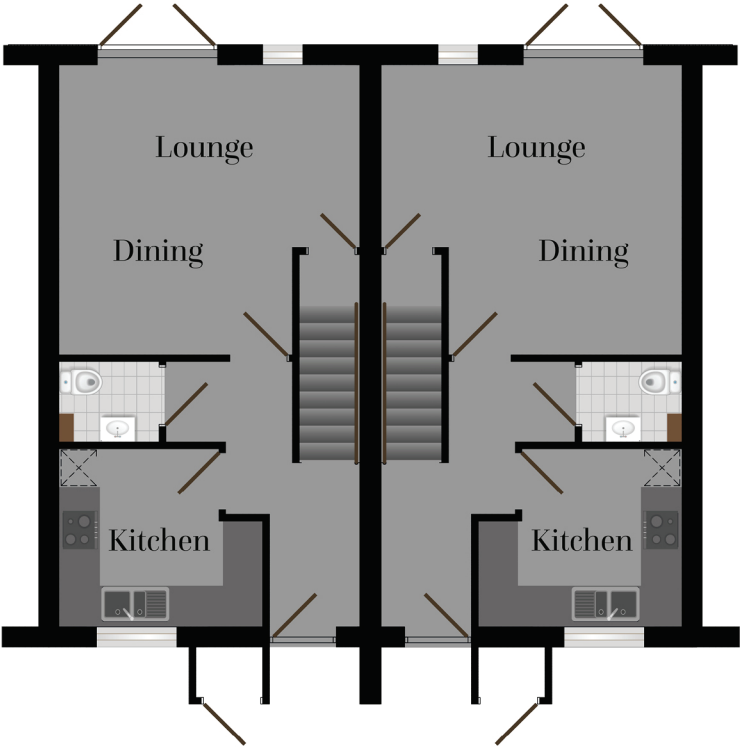
# The Lynher

A stylishly modern home ideal as a first home or for downsizers alike. The spacious accommodation offers two double bedrooms, fitted kitchen, lounge/dining room with French doors to the rear garden patio, bathroom and ground floor WC. You can make the most of a driveway which provides off road parking for two vehicles as well as the enclosed rear garden.



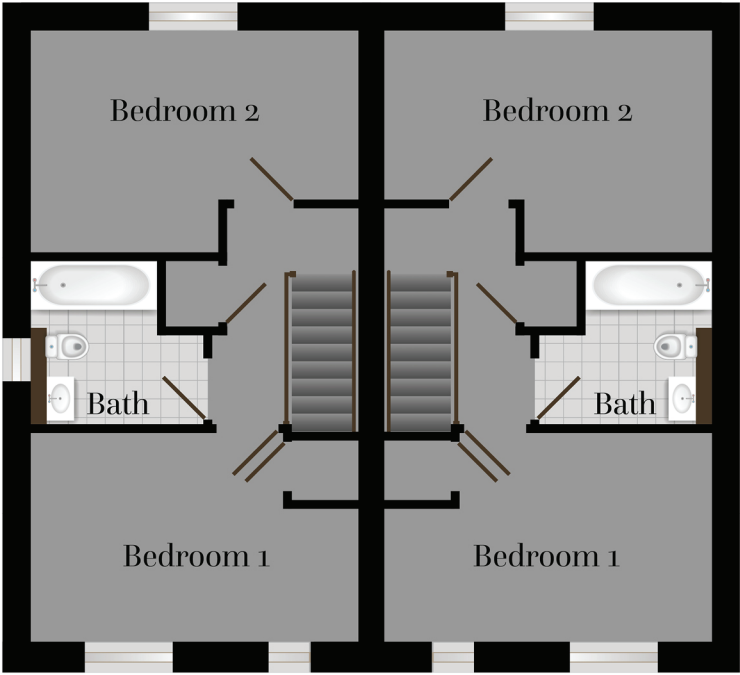


GROUND FLOOR



Kitchen	2.74m x 2.88m (Max) <b>8.99ft x 9.45ft</b>
Lounge/Dining	4.40m x 4.25m <b>14.44 x 13.94ft</b>

FIRST FLOOR



Bedroom 1	4.4m x 2.85m <b>14.44ft x 9.35ft</b>
Bedroom 2	4.4m x 2.97m (Max) <b>14.44ft x 9.74ft</b>

All measurements given are approximate, for further details please contact the agents. Dimensions given are done so in good faith and before construction has commenced. They are approximate and for guidance only and should not be used for furniture or appliance purchases. Purchasers are strongly advised to confirm actual dimensions when the property is nearing completion or is completed.