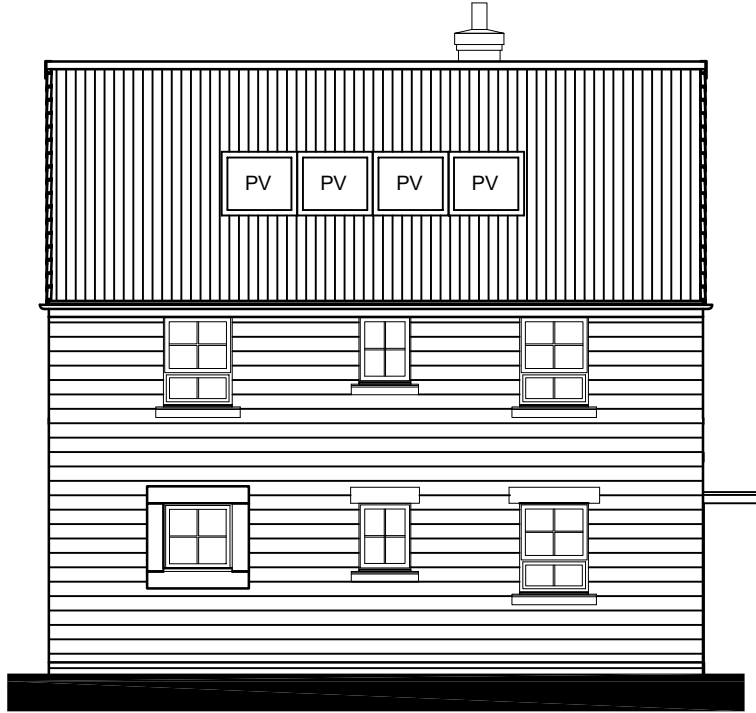




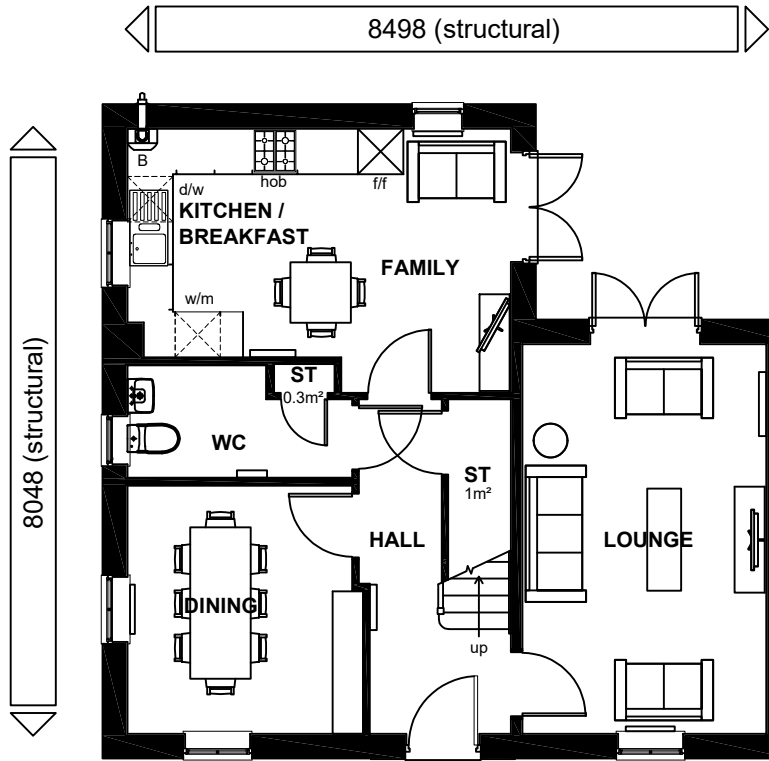
FRONT ELEVATION 1



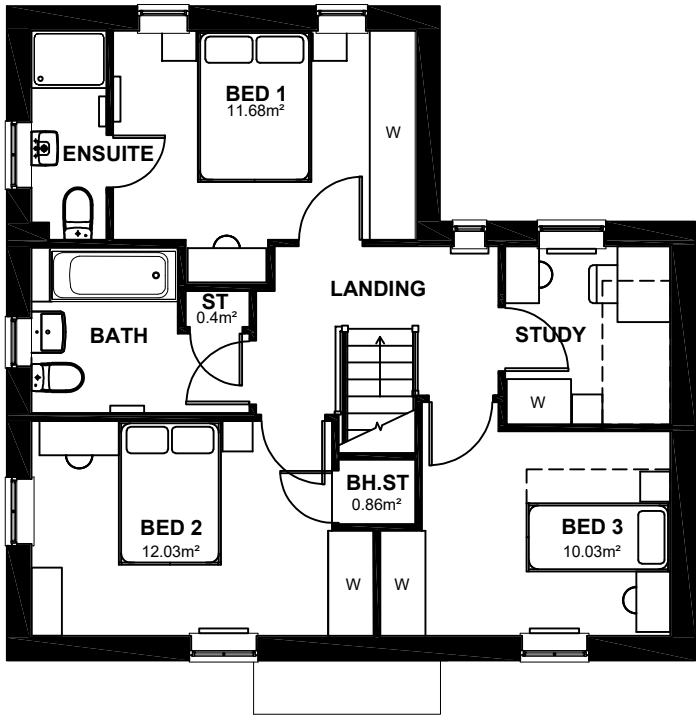
FRONT ELEVATION 2



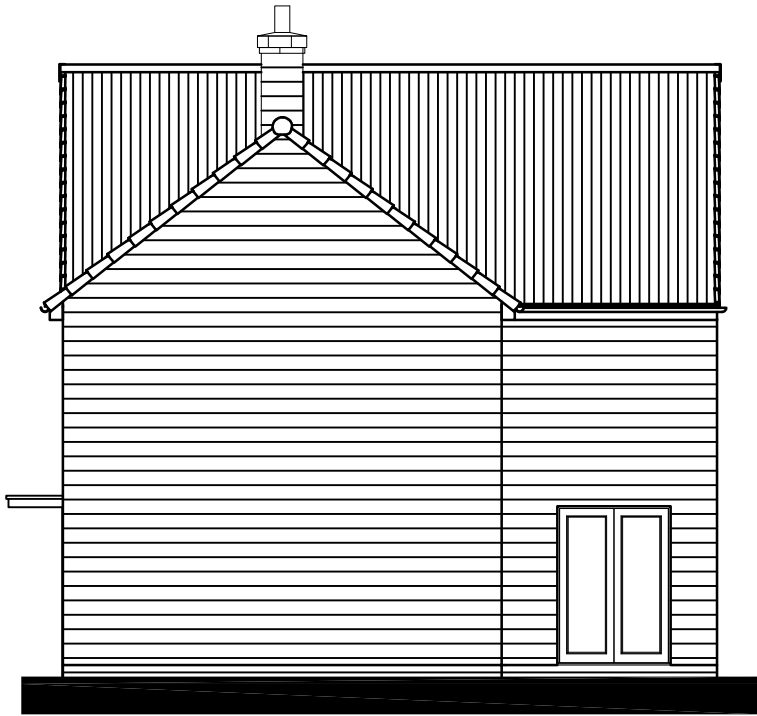
REAR ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN



SIDE ELEVATION

NDSS AREA REQUIREMENTS

BEDS / PEOPLE	REQ,D FLOOR AREA (FINISHED)	FLOOR AREA ACHIEVED (FINISHED)	REQ,D STORAGE AREA (FINISHED)	STORAGE AREA ACHIEVED (FINISHED)
3B / 5P	93m²	115.89m²	2.5m²	2.56m²

CAT 2 +
NDSS

Sales Name: ASHTEAD (ALDERNEY)

House Type Code: YASH X0GD

Spec: EMBASSY

Drawn: GDT

Drawing No: 01

Checked: GDT

Date: JAN 23

Scale: 1: 100

Planning

Rev. A

20.07.25

Solar PV Panels added to elevations.

* Denotes double bed/single could be placed within the room, but this will not comply with NDSS requirements.

WARNING TO HOUSE-PURCHASERS:

Buyers are warned that this is a working drawing and the contents of this drawing may be subject to change during the progress of the build process. The layout, form, content and dimensions specified are included for general guidance only. The finishes or features shown may alter in respect of individual properties. Whilst we make every effort to ensure our drawings are up to date there may be an unavoidable delay in updating these due to changes in regulations and/or re-planning. Purchasers are advised to check with the Sales Adviser whether any alterations have been made to this drawing. The contents of this drawing do not constitute a contract, part of any contract or warranty unless specifically incorporated into the contract. They should not be relied upon for the purposes of entering into a contract to purchase any property.

TOTAL FLOOR AREA : 1265 Sq ft / 117.5m2