

# Clos Coegnant

House Type 5

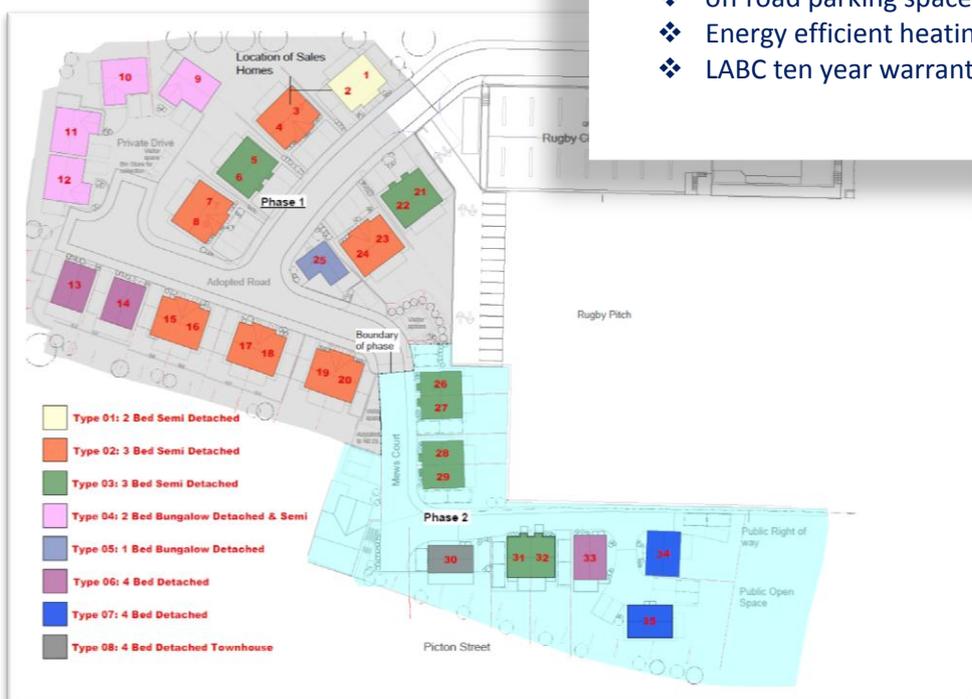
1 Bedroom Detached Bungalow



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in a beautiful  
location**

#### Key features

- ❖ Spacious open plan living, kitchen, dining area with French door
- ❖ Oven, hob and extractor fan
- ❖ Large easy access Entrance hall
- ❖ Family bathroom c/w separate shower cubicle enclosure
- ❖ off road parking space
- ❖ Energy efficient heating systems
- ❖ LABC ten year warranty (or similar approved)



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The dimensions shown are approximate and the precise measurements may vary.



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## ELEVATION PLANS



FRONT ELEVATION (01) | 1:50



SIDE ELEVATION (02) | 1:50



REAR ELEVATION (03) | 1:50



SIDE ELEVATION (04) | 1:50

Kindly note the above drawings are not to scale

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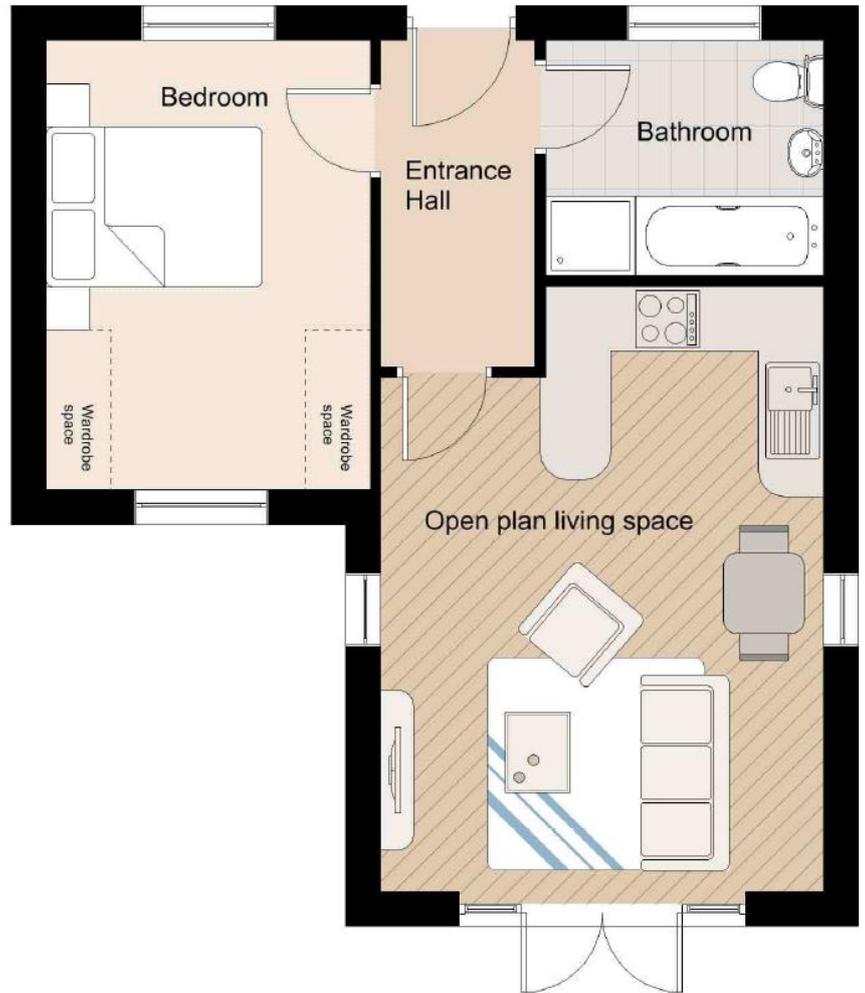
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## LAYOUT PLANS



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### Ground Floor

Kitchen/Living Rm Open Plan

5.707m (max) x 4.189m (max)

18' 9" x 13' 9"

Bathroom

2.627m x 2.257m

8' 7" x 7' 5"

Hall

3.200m x 1.530m

10' 6" x 5' 0"

Bedrm

4.239m x 3.217m

13' 11" x 10' 7"

Kindly note that all the above dimensions are approximate and will be subject to finishing plasterboard and skim coat tolerances. Final measurements will be available upon request prior to completion of sales.

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