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# The Spetisbury -

# FOUR BEDROOM HOME







GROUND FLOOR

#### FIRST FLOOR



Disclaimer: Computer generated images, floor plans, configuration and layouts are purely indicative, intended for guidance only and should not be relied upon. External finishes may vary, please clarify with your Sales Advisor and refer to drawings in the sales office.



# Plot 161 & 162

T O T A L F L O O R A R E A 1 7 0 M<sup>2</sup> 1,825 F T<sup>2</sup>

A four bedroom home with a fitted wardrobe and luxury en suite to the main bedroom and second bedroom, an open plan kitchen and dining room, a separate utility room and a ground floor study for working from home.

## Ground Floor

Kitchen	4.89m x 3.97m	16'0" x 13'0"
Dining	4.58m x 3.40m	15'0" x 11'3"
Living Room	4.91m x 4.41m	16'1" x 14'6"
Study	3.32m x 2.95m	10'11" x 9'8"

### First Floor

Main Bedroom (incl. wardrobe)	4.69m x 3.74m	15'5" x 12'3"
Bedroom 2	3.62m x 3.11m	11'10" x 10'2
Bedroom 3	3.98m x 3.03m	13'1" x 9'11"
Bedroom 4	3.32m x 3.10m	10'11" x 10'2