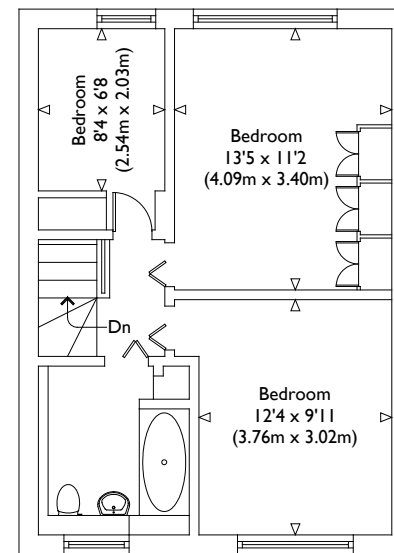


Ground Floor



First Floor



Illustration for identification purposes only, measurements are approximate, not to scale.

**VIEWING ARRANGEMENTS**  
 Telephone: +44 (0)20 3795 5920  
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SOUTH COURT, BEDWARDINE ROAD, LONDON, SE19

Approximate Gross Internal Floor Area :  
 930 sq ft / 86.4 sq m (Excluding Garden Studio)  
 1020 sq ft / 94.8 sq m (Including Garden Studio)

**THE MODERN HOUSE**