## Main House = 1453 Sq Ft/135 Sq M Garage = 184 Sq Ft/17 Sq M Office = 133 Sq Ft/12 Sq M Total = 1770 Sq Ft/164 Sq M Master Bedroom Garage 4.9m x 3.3m 15'11" x 10'9" 4.2m x 4.0m 13'11" x 13'3" Bedroom 3 3.9m x 2.5m 12'11" x 8'0" **Garage Below Office** Bedroom 2 3.7m x 3.0m 12'1" x 10'0" Reception Arėa **Upper Ground Floor** Balcony 8.8m x 1.9m 28'11" x 6'4" 12.2m x 4.7m 40'1" x 15'6" (Maximum) Hall -2.0m x 1.9m 6'6" x 6'4" Dining Area Office 4.2m x 2.9m 13'10" x 9'7" Kitchen 3.0m x 2.7m 9'8" x 8'10" **Ground Floor** Office Below Kitchen

Parkham Wood House, Parkham Road, Brixham Approximate Gross Internal Area

## FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

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