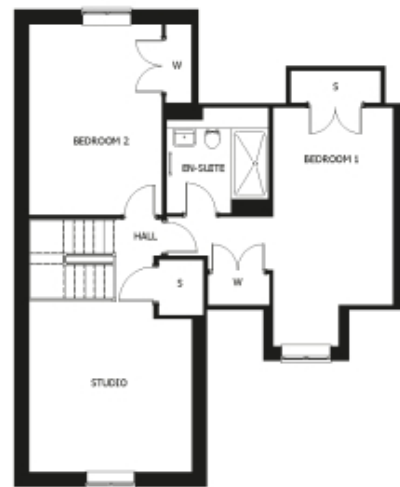


# 9 Magnolia Grove

A beautiful modern home



Price: £POA\*

This beautiful house features a versatile open-plan living space next to the fully equipped kitchen. An en suite master bedroom is supplemented by a second en suite double bedroom, third bedroom and separate shower-room, giving the flexibility to entertain guests all year round. An entrance with ample storage flows into an interior complete with the very latest fixtures, fittings and appliances.

\*Other charges apply. All homes described, the homes are unfurnished.

\* Based on a 125-year lease, and subject to service charge, event fees and ground rent. Please ask for further information.

Version 3 - 19/10/2018

Internal measurements: 1,580sq ft

Living	13' 7" x 22' 10"	4,130 x 6,950mm
Kitchen	13' 3" x 15' 1"	4,030 x 4,590mm
Bedroom 1	9' 6" x 15' 5"	2,890 x 4,680mm
Bedroom 2	10' 6" x 15' 1"	3,190 x 4,580mm
Bedroom 3	8' 10" x 13' 4"	2,680 x 4,060mm
Ensuite 1	8' 1" x 8' 4"	2,440 x 2,530mm
Shower	5' 7" x 8' 1"	1,700 x 2,450mm
Study	12' 10" x 13' 6"	3,910 x 4,110mm
Garden Room	7' 2" x 9' 8"	2,180 x 2,930mm
Patio	10' 5" x 10' 5"	3,150 x 3,150mm