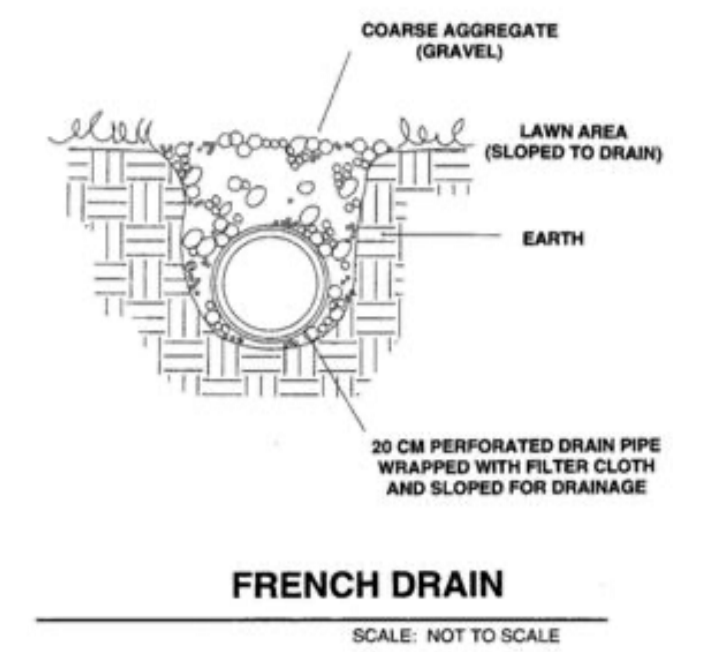


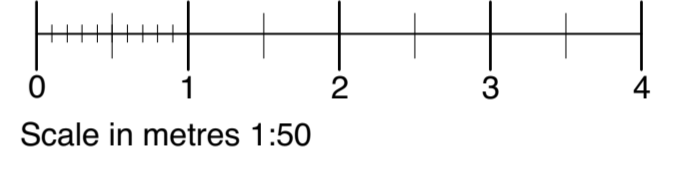
**Services Key**

	Low Energy 48 LED downlight fitting
	Downlighter light switch (fitted between 900 and 1100mm above floor level)
	Towel rail radiator, style and finish to clients choice
	Extract fan - to either wall or ceiling terminal
	Radiator fitted with Thermostatic Valve

- Key**
- Removals - all damage made good
  - French drain to alleviate water ingress issues
  - Plumbing routes - floor level
  - Plumbing routes - ceiling level
  - Plumbing routes - drop from first floor to ground floor
  - Plumbing routes - drop from attic



Harlequin 2000 ITE Bunded Oil Storage Tank (w, l, h - 1320x2360x1415) with a storage capacity of 2092 litres. Oil tank to sit on a non combustible concrete base. Tank to be min 1800mm away from any non fire rated structure and 760mm away from any boundary



Electrics to be rewired using existing routes, or chased into plaster. New sockets to be discretely positioned avoiding historic joinery

New woodburning stove to be fitted to existing fire place. Chimney to be relined. Exact model to be determined by client.

Existing 1930's fireplace to be removed, investigated and replaced. Details to be discussed with Conservation Officer and condition acceptable.

Modern entrance flooring to be removed from western hallway - flagstones to be exposed and repaired if possible

New woodburning stove to be fitted to existing fire place. Chimney to be relined. Exact model to be determined by client.

Ground Floor Plan 1:50 584 sq ft

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