

# Plot 5

Great House Orchard | 4 bedrooms



## Plot particulars

Plot size: 2486 m<sup>2</sup> | House size: 251 m<sup>2</sup>  
Ground floor: 137 m<sup>2</sup> | First floor: 114m<sup>2</sup>  
4 bedrooms | 3.5 bathrooms

## Plot price

£ 305,000

## Details

Nestled in the village of Dilwyn in North Herefordshire is our Great House Orchard site made up of five large plots.

Plot 5 is the largest plot available on this site, boasting its very own entrance giving it a more private feel. The proposed dwelling is a beautiful L-shaped home with a traditional Herefordshire style exterior and sits back from the road and nestles into the plot.

Not quite what you are looking for design wise? You can work with our in-house architectural team to resubmit planning with a design that meets all your lifestyle needs.



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Front elevation



Rear elevation



Proposed dwelling

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Ground floor



First floor

## Ground floor

Kitchen	5.4m x 3.9m
Dining	3.5m x 3.9m
Living room	3.5m x 5.4m
Utility	2.1m x 3.0m
Snug	3.2m x 5.0m
Study	2.9m x 3.9m
WC	1.6m x 2.1m

## First floor

Master bedroom	3.7m x 3.9m
Dressing room	2.3m x 2.6m
En-suite 1	2.1m x 2.6m
Bedroom 2	3.1m x 3.9m
En-suite 2	3.2m x 2.3m
Bedroom 3	2.9m x 3.6m
Bedroom 4	2.3m x 3.6m
Bathroom	3.8m x 1.8m

## Total floor areas

Ground floor	137 m <sup>2</sup> / 2711 ft <sup>2</sup>
First floor	114 m <sup>2</sup> / 1243 ft <sup>2</sup>
GEA	251 m <sup>2</sup> / 2711 m <sup>2</sup>



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