

SHELBOURNE

— ESTATES —



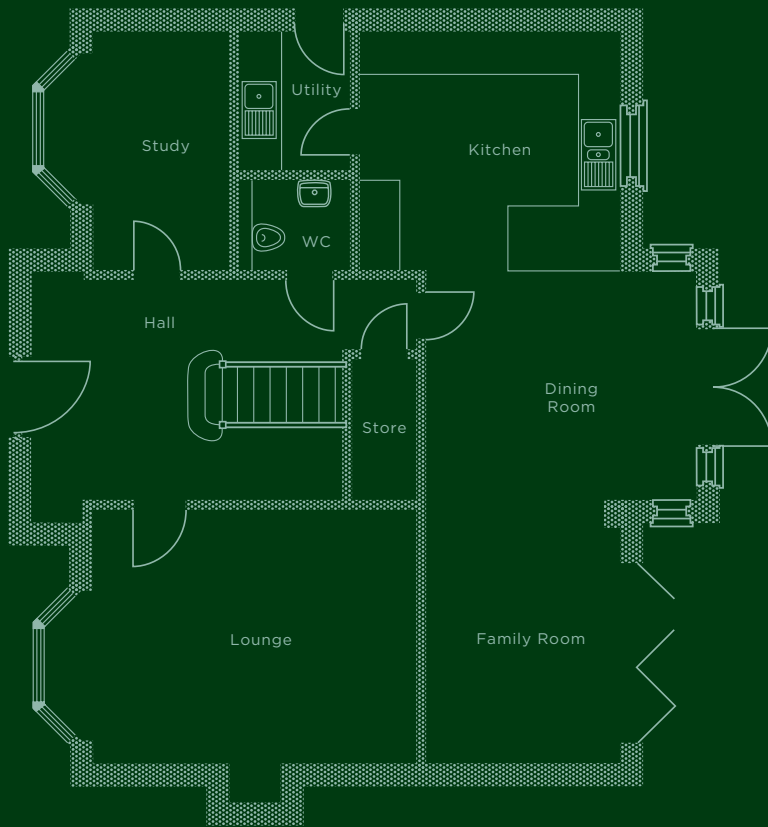
The Polegate

Displaying instant classic charm, The Polegate is everything you look for in the family home of today. Complementing its fine architecture is a modern and spacious interior that is carefully designed around today's lifestyle.

4 Bedrooms

1,816 TOTAL SQ FT

Downstairs



Kitchen	3710 x 3425mm 12'2" x 11'3"
Family	3675 x 2765mm 12'1" x 9'1"
Dining	3820 x 3200mm 12'6" x 10'6"
Lounge	5055 x 3575mm 16'7" x 11'9"
Study	3395 x 2410mm 11'2" x 7'11"
Utility	2000 x 1550mm 6'7" x 5'1"
Cloaks/WC	1550 x 1270mm 5'1" x 4'2"

Upstairs

Bedroom 1	4550 x 3320mm 14'11" x 10'11"
Dressing Room	2785 x 2005mm 9'2" x 6'7"
En-suite 1	2785 x 1745mm 9'2" x 5'9"
Bedroom 2	3410* x 3670*mm 11'2"* x 12'0"*
Bedroom 3	3405* x 3320*mm 11'2"* x 10'11"*
En-suite 2	2555 x 1570mm 8'5" x 5'2"
Bedroom 4	3050* x 3550mm 10'0"* x 11'8"

*Denotes maximum room dimensions.

