

GROUND FLOOR PLAN

1. Porch
2. Hallway
3. Living Room
4. Dining Room
5. Kitchen
6. Snug
7. Shower Room
8. Storage

Proposed Ground Floor Plan
Scale 1:100

FIRST FLOOR PLAN

1. Landing
2. Bedroom
3. Bedroom
4. Bedroom
5. Bathroom

Proposed First Floor Plan
Scale 1:100

Proposed Roof Plan
Scale 1:100

- Roof Tiles to match existing
- Brickwork to match existing
- UPVC Front Door
- Black Composite Cladding
- UPVC Door

Proposed Front Elevation
Scale 1:100

- Velux Rooflights
- Roof Tiles to match existing
- Brickwork to match existing
- Aluminium Bi-Folding Doors

Proposed Rear Elevation
Scale 1:100

- Roof Tiles to match existing
- Brickwork to match existing

Proposed Side Elevation
Scale 1:100

- Roof Tiles to match existing
- Brickwork to match existing
- UPVC Front Door

Proposed Side Elevation
Scale 1:100

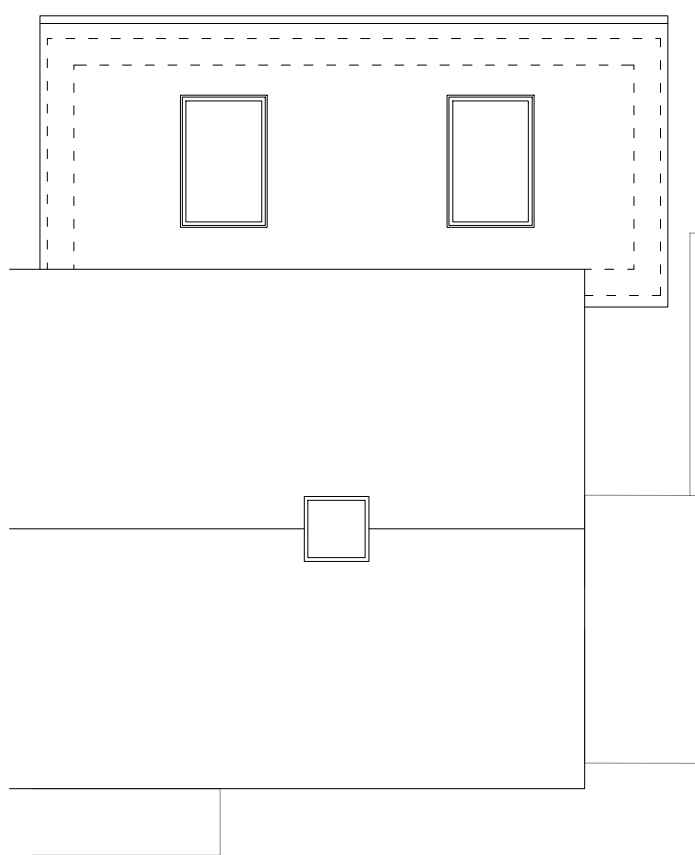
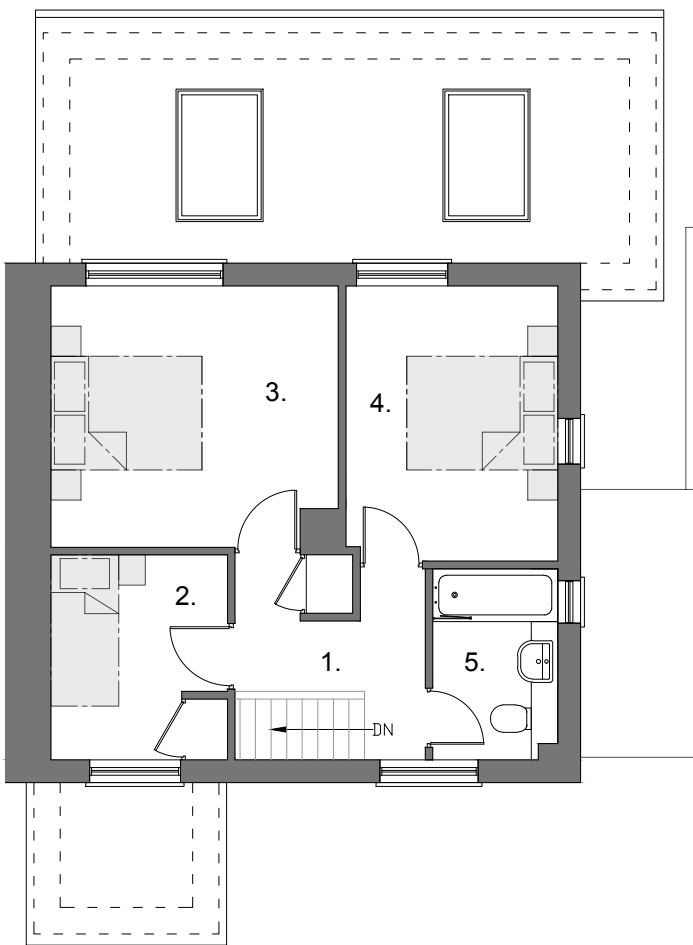
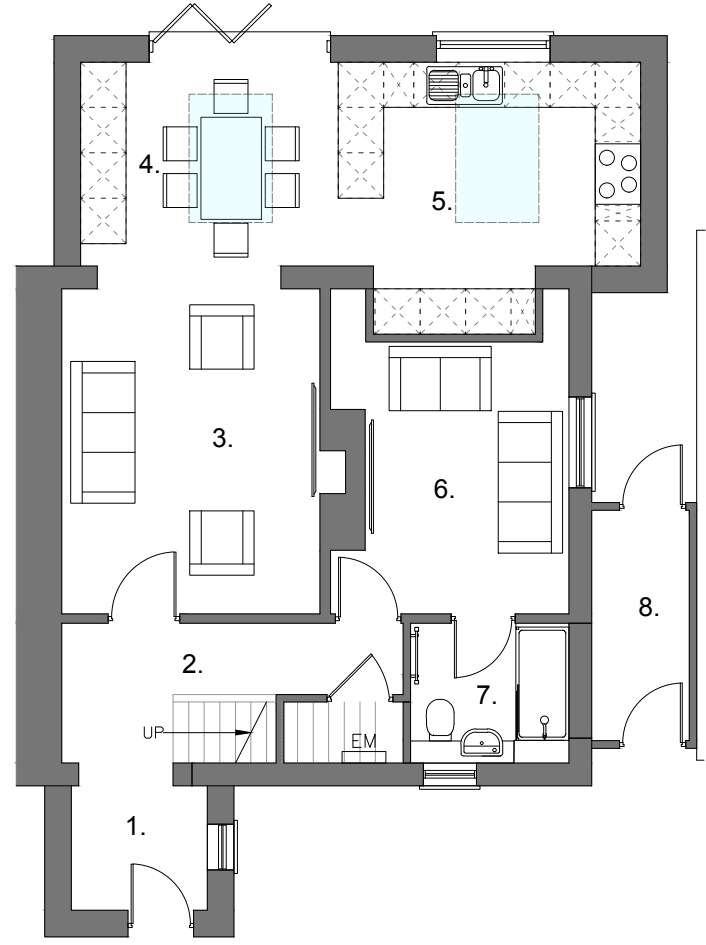
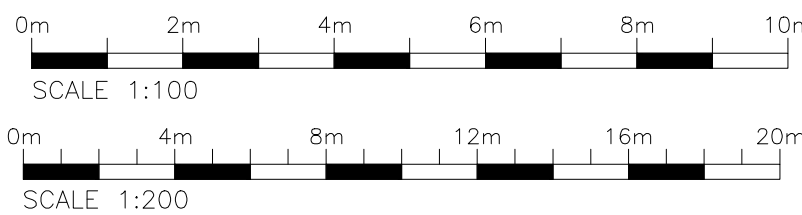
- Roof Tiles to match existing
- Brickwork to match existing
- Brickwork to match existing on abutment to existing wall.

Proposed Site Plan
Scale 1:200

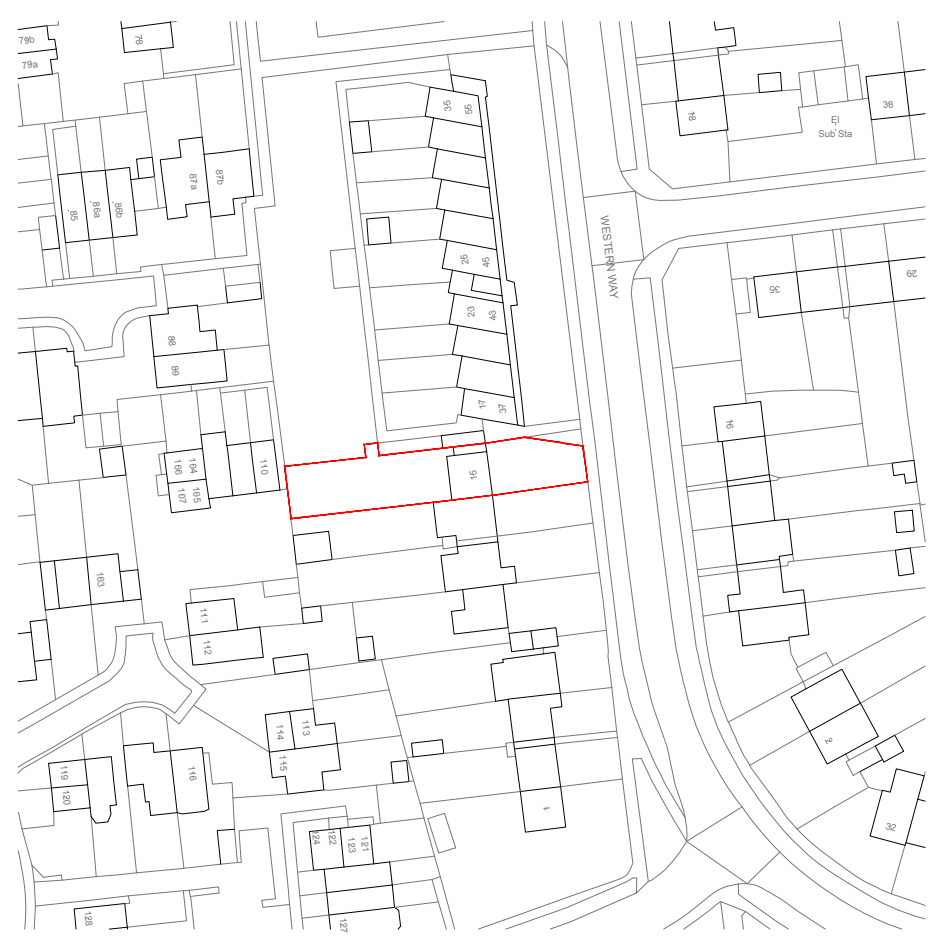
- B Red Line Boundary Amended. 26/04/25 LD
- A First Preliminary Issue 26/04/25 LD

STUDIO 95
DESIGN
contact@studio95design.co.uk
www.studio95design.co.uk

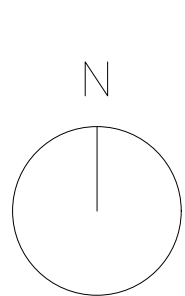
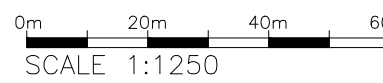
Project
15 Western Way,
Letchworth
Title
Proposed Drawings
Scale
As Stated @ A1
Date
January 2025
Drawn
LD
Drawing No.
128/25/1001
Revision
B



Concept Render Rear



Site Location Plan
Scale 1:1250



Notes
Any discrepancies should be reported immediately. All dimensions should be checked on site prior to commencement of work. Site/survey based on Ordnance Survey information provided by project systems plc. (www.ordnance.co.uk) product does not guarantee that all past or current uses or features will be identified in the product. The product does not give details about the actual state or condition of the site nor should it be used or taken to indicate or exclude actual suitability or unsuitability of the site for any particular purpose, or relied upon for determining suitability or value, or used as a substitute for any physical investigation or inspection.
When printing off pdf's, it is the responsibility of the user to verify that the resulting prints are to scale on the appropriate sized sheet, also that the scale bars on the plan measure correctly.

C.O.L.D