



GARDEN ROOM DETAILS:

Base: Concrete (managed by client) _ Base Dimensions: 4.9x4.9m

Garden Room Dimensions: 5.05m x 5.05m externally (4.63x4.63m internally)

Orientation: 2.5m from side boundary and 9.9m from back boundary, (from cladding)

Internal ceiling height: 2.25m (highest point)

Roof: EPDM Rubber flat

Garden Room Spec.			
Garden Room		4.63x4.63m internally 5.05x5.05 externally	
Base Size		4.90x4.90m	
Lighting		-13x internal downlights benzels: white -6x external downlights benzels: black Colour Tone: bright white	
Light Finishes		Brushed silver sockets, plates and light switches	
Windows		1x0.75x2.0m Vision panel 1x_0.75x1m top opening window Glass: Clear Aluminium anthracite 1x_0.6x.44m Letterbox opening window w/frosted glass Aluminium anthracite	
Door		2.5x2.0m Sliding Door 2 panels Aluminium anthracite Glass: Clear Open: left to right	
Floor Colour		Amtico / Karndean lvt	
Exterior Colour		Vertical Cladding: slatted charcoal	
Client		David Reeve	
Location		12 Crescent Road, Wokingham, RG40 2DB	
Drawing Title		Garden Office/Gym	
Layout Id	GR01	Date:	19/01/2026
Rev.	-	Scale @A3:	1 : 50
<div> <div>NEW</div> <div>•GARDEN ROOM•</div> <div>COMPANY</div> </div>			