



Property: 4 Calder Road, Ravensthorpe, Dewsbury WF13 3JS

Drawing: Existing Floor Plans – Mixed Use (Class E(a) & C3)

Scale: Approx. 1:100 @ A4

Drawn by: Nosheen Bashir

Date: 24 October 2025

For: Certificate of Lawful Existing Use

Front ground-floor area formerly used as retail (Class E (a)); remainder in residential use (Class C3)

Layout based on existing room configuration with no physical alterations proposed.

Prepared by prospective purchaser on behalf of the Executors of the Estate (with consent). For Certificate of Lawful Existing Use – 4 Calder Road WF13 3JS

