

Quality Specification



Kitchens

- Contemporary handle-less kitchen with base & tall units in matt anthracite, & wall units in mat white, with aluminium trim
- Feature lighting under wall units
- White Silestone worktop with matching upstands & hob splashback
- Undermounted contemporary stainless steel sink & chrome mixer tap
- Siemens stainless steel single oven
- Siemens oven & separate microwave where applicable
- Siemens induction frameless hob
- Siemens integrated telescopic hood
- Siemens integrated fridge freezer
- Siemens integrated dishwasher

General Features

- Siemens washer dryer in storage cupboard
- KAHRS Rustic Matt lacquer flooring to hall, bedrooms, living area & kitchen
- White matt paint finish to all walls & ceilings
- Satin white finish square edge architraves, doorframes & skirting
- White finish internal doors with satin & polished door handles



Heating

- Underfloor heating throughout
- Hot water supplied by central heating plant via heat interface unit (HIU)

Communal Spaces

- Fully landscaped courtyard
- Bicycle storage

Bathrooms & Ensuites

- Large format Porcelanosa wall tiles with brushed aluminium edging detail (full height to bath and shower areas)
- Large format Porcelanosa floor tiles
- Contemporary sanitary ware, brassware & soft close WC
- Tiled bath panel in matching Porcelanosa tiles
- Rain showerhead to bathroom & ensuites
- Chrome thermostatic mixers
- Single lever chrome mixer tap to basin
- Mirrored vanity unit
- Glass bath & shower screens Chrome towel rail
- White gloss vanity worktop



Fixtures & Fittings

- LED downlights throughout
- Built-in wardrobes with soft closing sliding doors in a mirror finish to bedroom 1
- Sky Q, TV & telephone outlets to living room, with TV outlets to bedroom 1
- Home office point where applicable

Security & Peace of Mind

- Video entry phone without handset (touch sensitive display)
- Mains powered smoke/heat detectors with battery back-up
- NHBC Guarantee

The specifications of all our homes are correct at the date of going to press but may be subject to change as necessary and without notice. Please ask your Sales Executive for more information.

