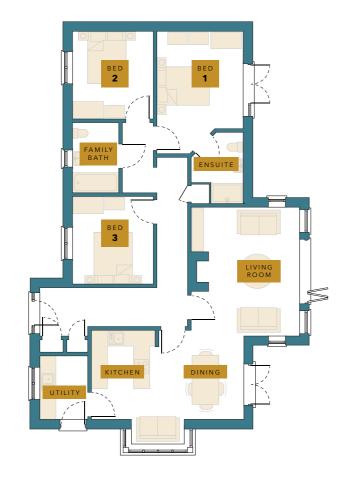


harby OAKLANDS

3 BEDROOM BUNGALOW

FLOORPLANS



DIMENSIONS

GROUND FLOOR

Kitchen/Dining	5780 x 3413mm	18′ 9″ x 11′ 2″
Living Room	4815 x 4135mm	15' 8" x 13' 6"
Hall	8854 x 1450mm	29′ 0″ x 4′ 7″

edroom 1	4817 x 3295mm	15′ 8″ x 10′ 8″
nsuite	2730 x 2120mm	8′ 9″ × 6′ 9″
edroom 2	3347 x 3090mm	11' 0" x 10' 1"
edroom 3	3340 x 3090mm	10' 9" x 10' 0"
amily Bath	2687 x 1780mm	8′ 8″ × 5′ 8″









SPECIFICATION

Kitchen

Choice of Luxurious fitted kitchens, crafted to become the heart of your home Choice of Granite worktop fitted to kitchen Neff Stainless steel electric double oven Neff Stainless steel 5 x burner gas hob Neff Stainless steel canopy hood Neff Fitted dishwasher Neff Fitted fridge/freezer Brushed chrome spotlight fittings Choice of Design led Porcelanosa ceramic wall and Floor Tiling

Plumbing

A rated gas fired Ideal Logic boiler and central heating Underfloor heating in all rooms Contemporary sanitary ware - White finish Chrome taps & fittings Plumbing & space for washing machine in Utility (Plot 15) Chrome heated Towel rails to Bathroom and Ensuites Chrome thermostatic mixer shower over bath Mira Flight Low level shower trays Iconic Express over Bath Glass shower screens to baths Outside Tap

Electrical

Smoke detectors Doorbell Contemporary style outside light TV points living area Shaver points in Bathroom and Ensuites Wired Intruder alarm System BT Fibre connection Electric car charging point

Internal Specification

Choice of Design led Porcelanosa ceramic wall and floor tiles for Bathroom and Ensuite Oak panel doors with chrome handles 5" Ogee Skirting Boards 3" Ogee Architraves Plastered ceiling through out Decoration - White ceilings, Cornforth White walls and White satin woodwork

General Specification

Turfed rear gardens with Key lock Gates Landscape Planting to Fronts Garage with electric sectional garage door Elegance cast iron effect UPVC guttering Located of an exclusive landscaped drive Timber double glazed windows Rear Sliding doors opening up your living space and leading into your garden NHBC 10 year Warranty

PLOT 15 OAKLANDS

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