

SPECIFICATION

Individually designed kitchens

- Contemporary or traditional styled kitchen incorporating a choice of door and laminate worktop finishes with matching upstand
- Bosch integrated single oven
- Bosch ceramic hob
- Integrated extractor
- Integrated fridge/freezer
- Integrated dishwasher
- Integrated washer/dryer (freestanding in utility cupboard where applicable)
- Stainless steel sink with mixer tap
- LED under wall unit lighting
- Brushed chrome power sockets above worktops

Quality bathrooms

- Contemporary styled bathroom
- Washbasin with vanity unit
- Matching mirrored wall unit including shaver socket
- Bathroom with shower over bath and screen
- WC with dual-flush plate, concealed cistern and soft-close seat
- Heated towel rail
- Ceramic wall tiles to selected areas
- Tiling to floors in bathroom, ensuite and cloakroom

Heating, electrical & lighting

- Energy efficient gas fired central heating and hot water system with central programmer
- Radiators with individual thermostatic control to all rooms except where room thermostat fitted
- LED downlights to kitchen and living/dining area (where applicable), all bathrooms and cloakroom

Home entertainment & communications

- Wiring for Sky Q
- Digital TV aerial point in living/dining area and bedroom 1
- Telephone points to living/dining area and bedroom 1
- USB charging points provided to kitchen, living/dining area and all bedrooms

Interior finishes

- Painted internal doors with chrome finish door furniture
- Full height wardrobe with sliding doors to bedroom 1
- Satin paint finish to all internal joinery
- Karndean Korlock flooring provided to hall, kitchen, utility cupboard and throughout the ground floor, when layout is open plan
- Fitted carpets to living/dining area (unless open plan), landing and all bedrooms

External

- External light to front door and at rear
- Landscaped front garden and turf to rear gardens
- External power point
- External tap and water butt provided
- Pre-wiring for car charging points
- Shed to properties without a garage

Security & peace of mind

- High security front entrance door with multi-point locking system
- Facility for future wireless alarm system
- Mains fed smoke detector with battery backup, fitted to hall
- 10-Year building warranty provided by Premier Guarantee



Photography represents the Primrose Showhome and is indicative only.

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Computer generated image of Highcroft, indicative only





# THE FOXGLOVE

3 bedroom detached bungalow  
Total Area – 82.3 sq m / 886 sq ft

PLOTS 103\*, 104\*, 105, 106\*, 107, 108\*

\*PLOTS ARE HANDED

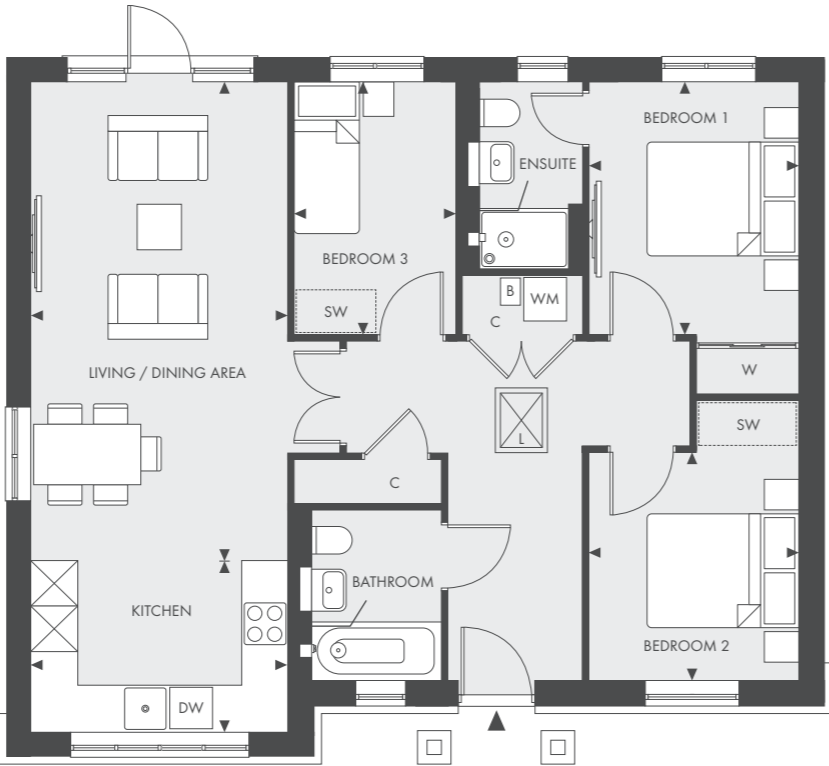
## Site plan



Site plan not to scale

### KEY

- ◄► Depicts measurement points
- W Wardrobe
- C Cupboard
- L Loft Hatch
- WM Washing Machine
- SW Space for Wardrobe
- DW Dishwasher
- B Boiler



Kitchen	2.25m x 3.37m	7' 4" x 11' 1"
Living / Dining Area	6.32m x 3.37m	20' 9" x 11' 1"
Bedroom 1	3.32m x 2.77m	10' 11" x 9' 1"
Bedroom 2	2.99m x 2.79m	9' 10" x 9' 2"
Bedroom 3	3.32m x 2.11m	10' 11" x 6' 11"



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