

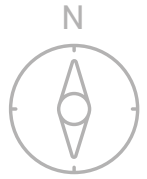
Kilnwood Vale

FAYGATE, CRAWLEY, WEST SUSSEX

A collection of 3 bedroom homes
available with Shared Ownership

A home of your own

Site Plan



Key

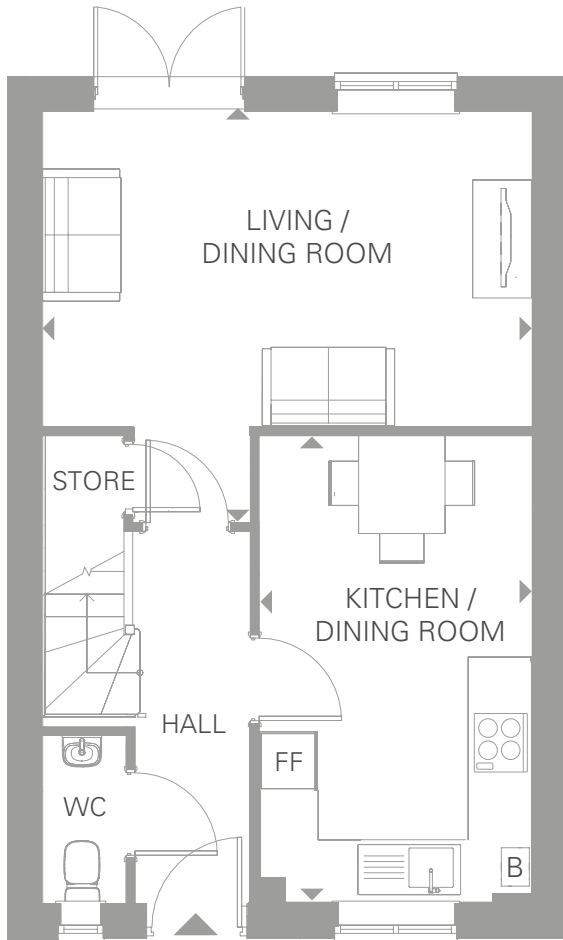
-  Three Bedroom Houses
-  Future LGAH Apartments
-  LGAH Rented Homes
-  Crest Nicholson

Layout is indicative only and subject to change by the developer [and subject to detailed design]. Parking positions to be confirmed. The developer reserves the right to alter the layout, building style, landscaping and specification at anytime.

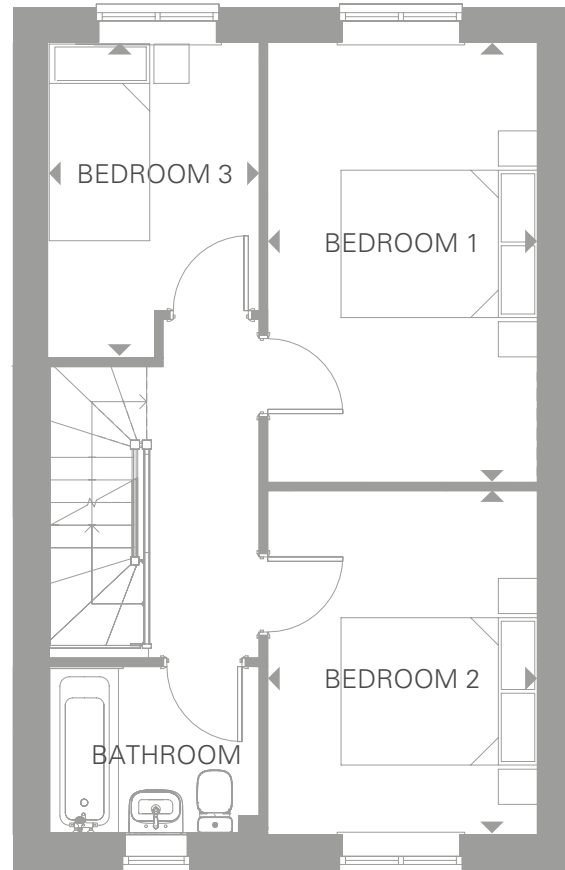
Three Bedroom Houses

Plots 50, 51* & 52

* PLOT 51 IS HANDED FROM THE PLANS DRAWN



GROUND FLOOR



FIRST FLOOR

Key

FF - FRIDGE / FREEZER B - BOILER

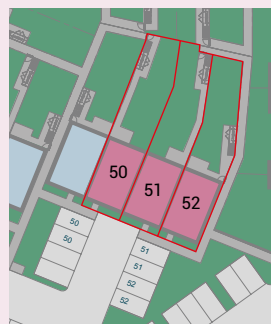
Whilst every effort has been made to ensure that the information contained in this brochure is correct, it is designed specifically as a guide.

The floorplans shown are for approximate measurements only. Exact layouts, dimensions, entrance and position of windows and doors may vary between plots. All measurements may vary within a tolerance of 5%. Furniture, kitchen and electrical layouts are indicative only and subject to change, please ask a Sales Consultant for further information. Computer generated image are for illustrative purposes only, plot specific elevations may vary.

Dimensions

TOTAL AREA: 80.3 SQ M 864 SQ FT

	Length	Width	Length	Width
Living Room	5.03m	3.25m	16' 6"	10' 8"
Kitchen / Dining Room	4.75m	2.77m	15' 7"	9' 1"
Bedroom 1	4.47m	2.72m	14' 7"	8' 11"
Bedroom 2	3.48m	2.72m	11' 5"	8' 11"
Bedroom 3	3.20m	2.14m	10' 5"	7' 0"



Specification



Images depict a typical Legal & General Affordable Homes property

Kitchen

- Contemporary kitchen with chrome handles, soft close and under unit lighting
- Laminate worktops with matching upstand
- Stainless steel 1½ bowl sink with chrome mixer tap
- Indesit electric single oven, gas hob and cooker hood
- Indesit integrated fridge freezer
- Indesit integrated washing machine
- Indesit integrated dishwasher

Cloakroom

- Contemporary white close coupled toilet and basin
- Chrome mixer tap
- Splashback tiling to basin

Bathroom

- Contemporary Roca white bathroom suite comprising bath, close coupled WC, pedestal basin with Bristan chrome mixer tap
- Glass shower screen to bath
- Thermostatic bath/shower mixer over bath
- Large format wall tiling to bath and splashback tiling to basin area
- Chrome heated towel rail

Flooring

- Amtico flooring to hall, kitchen/diner, cloakroom and bathroom
- Twist carpet to stairs, landing, living room and bedrooms

General

- White UPVC double glazed windows
- Walls, ceilings, architraves and skirtings painted white
- White four panel internal doors with chrome ironmongery
- Gas central heating via Combi boiler and white contemporary radiators
- NHBC 12 year build warranty

Electrical

- Door bell
- LED downlighters to kitchen and bathroom
- Batten light to cloakroom
- Pendant lighting to all other areas
- White sockets and switches
- Electric spur for future provision of alarm
- TV point to living room
- Telephone point to under stair cupboard, living room and bedroom 1
- Smoke, heat and carbon monoxide detectors
- Extractor fan to bathroom
- Shaver socket to bathroom
- Light to front and rear elevation

External

- Two parking spaces per home
- Paved patio area
- Turf to rear garden
- Paved patio area
- Store to garden
- Tap to rear garden
- 1.8m high timber fencing to rear garden

We take every care to ensure that the correct information is provided. The company employs a policy of continuous improvement and reserves the right to alter or amend the specification at any time and is subject to change. Details are correct at the time of going to print.

How to find us



Kilnwood Vale

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Call to book an appointment

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 landgah.com/kilnwood-vale

