

THE DUNHAM



BROADMEADOW PARK
SANDBACH • CHESHIRE



CGI does not show The Dunham
housetype but is of other homes
at Broadmeadow Park

The Dunham is a generously sized 3 bedroom family home, thoughtfully designed with clean modern finishes and a high specification throughout.



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HOUSING

Site plan

- The Dunham
- Show homes and marketing suite



Specification

Kitchen

- Stylish kitchen doors and worktops
- One & a half bowl sink with mixer tap
- Integrated Zanussi appliances included fan assisted oven, 4 ring hob and extractor, fridge freezer, washing machine
- Feature under-cupboard lighting

Bathroom

- Thermostatically controlled shower over bath
- Villeroy & Boch white sanitaryware with chrome fittings
- Trojan white bath
- Shaver point
- Porcelanosa ceramic wall and floor tiles*

External

- Turf to rear garden
- Fencing to rear garden
- External lights to front and rear

General

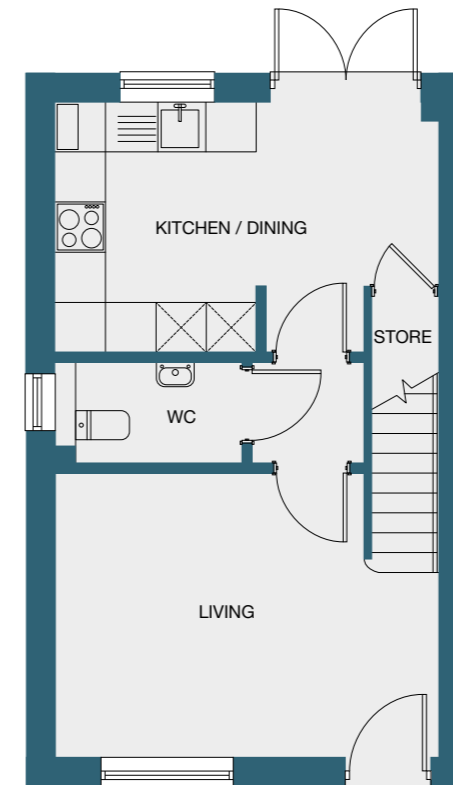
- PVCu double-glazed windows with locking handles
- Oak veneered doors with chrome door furniture
- Gas central heating with thermostatically controlled radiators
- Recessed downlighters to hall, kitchen, bathroom
- Chrome switches and sockets
- TV and Telephone point to ground floor and master bedroom
- Hard-wired smoke alarms with battery back-up to all floors
- Additional Heat detector to kitchen

The Dunham

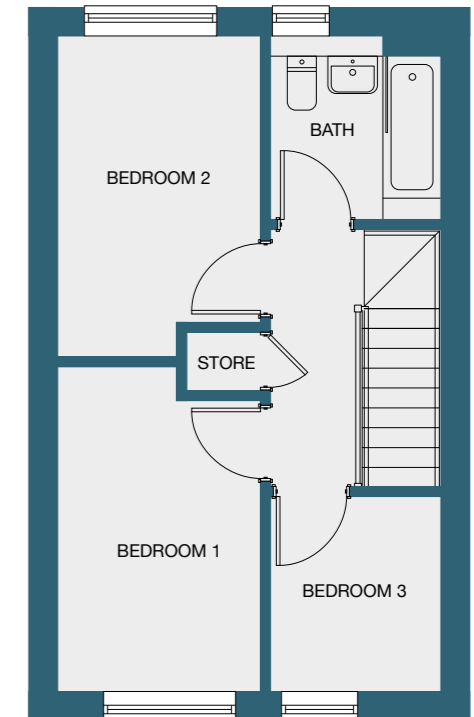
3 bedroom house

Total internal area:
73.4sqm ~ 790sqft

Plots 35, 36*, 87, 88*, 117*, 118* 119 and 146*



Ground floor



First floor

Living	4.67m x 3.46m	15'3" x 11'4"
Kitchen/ Dining	4.67m x 3.05m	15'3" x 10'
Bedroom 1	3.94m x 2.48m	12'11" x 8'1"
Bedroom 2	3.90m x 2.48m	12'9" x 8'1"
Bedroom 3	2.39m x 1.14m	7'10" x 3'8"

*Indicates that this plot is handed. Whilst every effort has been made to ensure that this information is correct, it is intended as a guide only. No responsibility or liability will be accepted by Clarion in relation to the information provided and this does not constitute or form any part of a contract of sale. Purchasers should satisfy themselves with regard to the accuracy of the information. All dimensions are approximate and to the widest point. Given that each home has a unique layout, please check the actual plot or ask the sales team for further details. Clarion and associated companies reserve the right to amend the home layouts, specification or materials. All details correct as above at time of going to print. June 2020.



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Clarion Sales Enquiries

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contacting our sales team below

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