

### KITCHENS

- Contemporary designed Symphony kitchens
- Laminate worktops
- Extractor fan above Zanussi single oven
- Zanussi induction hob
- Zanussi 50/50 fridge freezer
- Plumbing and space for dishwasher (removable unit) and washing machine

### PLUMBING AND HEATING

- Gas combination boiler which operates heating and hot water
- Radiators throughout with thermostatic valve

### ELECTRICAL

- LED downlights to Cloakroom, Kitchen area, Bathroom and En-Suite (if applicable)
- External lights to front and rear doors
- Power and light points to Garages on selected plots
- TV points to Living Room, Kitchen (selected plots) and all bedrooms
- USB / power sockets to Kitchen and Bedrooms 1 & 2
- CAT5e sockets to Living Room and smallest Bedroom

### CLOAKROOMS, BATHROOMS AND EN-SUITES

- Roca white contemporary sanitaryware
- Roca vanity unit with storage below and mirror above to Bathroom and En-Suite
- Porcelanosa splashback tiling to Cloakroom (if applicable)
- Porcelanosa half height tiling to Bathroom and En-Suite - full height in wet areas

### INTERNAL FINISHES

- Contemporary white doors with chrome door handles
- Fitted wardrobes to Bedroom 1 and Bedroom 2 (3 bedroom homes)
- Fitted wardrobes to Bedroom 1 (2 bedroom homes)
- Porcelanosa floor tiling to Entrance Hall, Kitchen, Cloakroom, Bathroom and En-Suite

### DOORS AND WINDOWS

- Double glazed PVCu windows providing a high level of thermal insulation and reduced heat loss
- PVCu external doors

### EXTERNALS

- Rear patio
- Outside tap
- Fenced boundaries, selected plots with boundary walls (if applicable)



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