

KITCHENS

- Kitchens by Symphony Group in their Urban range
- Laminate work surfaces with matching up stands
- Splashback to the hob
- Stainless steel sink with chrome mixer tap
- Integrated single oven
- Electric hob
- Extractor hood
- Removable base unit for the future installation of an integrated dishwasher or slimline dishwasher
- Vinyl flooring in the kitchen area

CLOAKROOMS, BATHROOMS, AND EN-SUITES

- White sanitaryware
- Close coupled WC pans with dual flush mechanisms to reduce water use
- Basin with pedestal in the cloakroom, bathroom and en-suite
- Mixer tap to all basins
- Shower over the bath with a glass bath screen
- Shower enclosure in the en-suite complete with shower and glass door
- Full height wall tiling to the bath
- Full height wall tiling to the shower enclosure
- Half height wall tiling behind the WC pan and basin in the bathroom and en-suite
- Wall tile splashback to the cloakroom basin
- Shaving point in the bathroom and en-suite
- Vinyl flooring in the cloakroom, bathroom and en-suite

PLUMBING AND HEATING

- Air source heat pump with hot water tank and radiators
- Electric towel radiator to the bathroom and en-suite

ELECTRICAL

- Low energy lighting throughout
- White LED downlights in the kitchen
- Bulkhead light fitting to the cloakroom, bathroom and en-suite
- Pendant lighting in all the other rooms
- External light to the front and rear (houses)
- White electrical fittings in all rooms
- Power socket with USB ports in the kitchen
- Power socket with USB ports in bedroom 1
- Multimedia point in the living room with TV, BT and Data
- TV point in bedroom 1
- Fibre to the home for superfast broadband
- 1 x electric vehicle charging point per home

INTERNAL FINISHES

- Ceilings and walls finished in white paint
- All woodwork finished in white satin paint

DOORS AND WINDOWS

- Double glazed PVCu windows
- PVCu French doors
- Cottage style internal doors finished in white paint

EXTERNALLY

- Paved paths and patio areas
- Landscaping in the front gardens
- Turf in the front and rear gardens
- Covered cycle storage in the rear garden (houses)
- Communal bin and cycle storage (apartments)



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