

KITCHENS

- Laminate worktops and upstands.
- Soft close doors and drawers.
- Four-ring induction hob.
- Integrated single oven.
- Integrated double oven (to 4 & 5-bedroom homes only).
- Integrated 70/30 fridge freezer.
- Integrated dishwasher (to 4-bedroom homes and above only).
- Integrated washing machine (for homes with no utility space).
- Washing machine space (for homes with utility room).
- Stainless steel single sink with chrome tap.
- Stainless steel 1 and ½ bowl with chrome tap (to 4 & 5-bedroom homes only).

PLUMBING AND HEATING

- Gas central heating with Baxi combi boiler.

ELECTRICAL

- All white sockets and switches.
- TV point and BT point to living room and master bedroom.
- BT Fibre broadband wiring for digital and terrestrial.
- Recessed down lighters to bathroom and en-suite.
- Spotlight to kitchen (recessed down lighters to 4 & 5-bedroom homes only).
- Energy efficient fittings as per architects plans.
- Carbon monoxide detector.
- Smoke detectors.

DOORS AND WINDOWS

- Solid wood entrance door.
- Timber/UPVC windows as per architect's plan.

CLOAKROOM, BATHROOM AND EN-SUITES

- Stylish Roca sanitaryware and bath with chrome taps.
- Methven chrome shower to en-suite.
- Stylish half height wall tiling around bath with chrome edge trim.
- Chrome towel rails.
- Shaver socket to bathrooms and en-suites.

INTERNAL FINISHES

- Dordogne white painted semi-solid doors with chrome handles.
- Skirtings and architraves painted in white satinwood finish.
- Internal walls/ceilings painted in matt emulsion.
- Built in wardrobe with sliding dordogne doors to master bedrooms.

EXTERNAL

- Outside light to front door.
- Door chime/bell to front door.
- Electric car charging infrastructure.
- Render, wall, roof, down pipes as per materials finished schedule.
- Horman up and over garage doors.
- Fencing, gates as per landscape plans.
- Front and rear garden as per landscape plan.
- Back garden rotovated and top soiled.