

### KITCHENS

- Howdens fitted kitchen.
- Soft Close cupboards.
- Laminated worktop and matching upstands.
- Blanco 1.5 bowl sink, brushed steel.
- Methven – Adore kitchen sink mixer.
- Gas hob.
- Stainless steel splash back.
- Stainless steel sink.
- Electric single built-in fan oven.
- Integrated telescopic cooker hood.
- Removable unit for future provision of dishwasher.
- 50/50 frost free integrated fridge freezer.

### PLUMBING AND HEATING

- Gas central heating.
- Ideal combi boiler.
- Stelrad compact radiators.
- Drayton thermostats.

### ELECTRICAL

- 13-amp socket outlets.
- Shaver socket.
- Fibre telecommunications connection.
- 100% of all lighting to be energy efficient fittings.
- Front door stainless steel tall body up/down with LED lamp.
- Patio LED bulkhead light.
- Mains operated with battery backup – Optical, heat and carbon monoxide alarms.

### DOORS AND WINDOWS

- Premdor – Four panel grained semi-solid.
- Handle – Round rose in polished chrome.

### CLOAKROOM, BATHROOM AND EN-SUITES

- Roca bath suite.
- Mira shower screen.
- Methven – Thermostatic deck mounted.
- Roca basin with Mono basin mixer.
- Towel rails chrome – To bathrooms and en-suites.
- Downlight.

### INTERNAL FINISHES

- White emulsion to ceiling and walls.
- White gloss to woodwork.
- Neutral carpets.
- Kitchen, bathrooms, en-suites and WC's Amtico flooring.

### EXTERNAL

- Composite GRP door with timber frame.
- External tap.