

Kitchens

- Kitchens by Symphony Group in their Hacidenda range
- Soft close doors and drawers
- Cutlery tray
- Laminate work surfaces with matching up stands
- Glass splash back to the hob
- Amtico flooring in the open plan kitchen area
- 1.5 bowl stainless steel sink with tap
- Zanussi integrated electric single oven
- Zanussi gas hob
- Zanussi chimney hood
- Space for fridge/freezer
- Space for washing machine

Plumbing and heating

- Energy efficient and dual zoned Logic combination boiler
- Stelrad Elite radiators
- Chrome ladder radiator in the cloakroom, bathroom and en-suite

Electrical

- Low energy lighting throughout
- Chrome 4-light spot bar in the kitchen
- Battern lamp holder to kitchen, bathroom and en-suites
- Pendant lighting in all the other rooms
- External light to the front and rear of the house
- White electrical fittings in all rooms
- TV point to living room
- Telephone point to living room
- TV point to bedroom 1
- Ultrafast fibre broadband connection
- Electric vehicle charging spur

Cloakroom, bathroom and en-suites

- Roca POLO WC to all cloakrooms, bathrooms and en-suites
- Roca hand basin to WC
- Bristan ORTA small mixer tap to WC
- Splashback tiling to basin in WC
- Roca Laura basin to bathroom
- Roca bath to bathroom
- Bristan bath and basin mixer taps finished in chrome
- Half height tiling to bath in bathroom
- Splashback tiling to hand basin in bathroom
- Mira electric shower to en-suite
- Full height tiling to shower in en-suite
- Splashback tiling to hand basin in en-suite
- Shaving point in the bathroom and en-suite

Doors and windows

- Double glazed PVCu windows providing a high level of thermal insulation and reduced heat loss
- Double glazed PVCu French doors leading out to the garden
- Six panel internal doors finished in white

Internal finishes

- Ceilings and walls finished in white paint
- All woodwork finished in white gloss paint
- Six panel doors
- Ironmongery in chrome finish

External

- Solid wood entrance door
- Timber / UPVC windows as per architect's plan
- Front and rear garden as per landscape plan
- Back garden rotovated and top soiled



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