



## General Features

- CML/PCC 6 Year Warranty
- Energy efficient Air Source Heat pump and Solar PV panels providing central heating, hot water and underfloor heating \*\* on selected plots
- UPVC double glazed windows
- Multi-point security to all windows and doors
- Composite front doors
- Home Office on selected plots

## External Features

- Stone patios
- External lighting
- Turf to front and rear gardens
- Landscaped and planted front gardens \*\* selected plots
- 1.8m high fencing to perimeter of rear garden

## Internal Features

- Oak veneer doors
- Oak stair parts \*\* on selected plots
- Mains smoke detectors and heat detectors
- Full Fibre BT point
- TV point to Lounge and Master bedroom
- Off white paint to walls and white ceilings
- Satinwood painted woodwork throughout

## Bathroom/En-suite/Cloakrooms

- White sanitary ware with chrome fittings
- Chrome towel rails
- High quality thermostatic shower mixer
- Floating vanity unity basin
- Choice of premium wall coverings \*\* depending on build stage

## Kitchen

- Choice of high quality kitchen doors \*\* depending on build stage
- High quality worktops
- Premium integrated appliances
- LED lighting

