

Specification

GENERAL

- Smooth matt white painted walls and ceilings
- Satin white square edged skirting's and architraves
- Stainless steel sockets and switches to kitchen and living areas
- White sockets and switches to bedroom
- Contemporary white radiators
- Internal doors with satin stainless steel lever handles
- Aluminium composite windows with varnished timber finish internally
- Individual letterboxes to each front door
- NHBC Build warranty
- Low energy spot lights throughout
- Wood effect vinyl plank flooring to all of the ground floor
- Twist carpet to stairs, bedrooms and landings

KITCHEN

- White gloss kitchens with integrated handles
- Black laminate stone worktop and upstand
- Integrated oven with Lamona chimney extractor hood and ceramic hob
- Lamona 70/30 fridge/freezer
- Lamona fully integrated dishwasher
- Integrated washer/dryer
- Over mounted Stainless steel sink with Garda swan neck Monobloc tap

BATHROOM

- Contemporary white sanitary ware
- Ceramic floor tiling with white wall tiling laid to half height
- Heated towel rail
- Mirrored storage cabinet with integrated shaver socket
- White bath with glass curved shower screen
- Thermostatic bath/shower mixer
- Semi recessed basin
- Chrome single lever mixer tap
- Back to wall WC

WC

- Contemporary white sanitary ware
- Ceramic floor tiling with white wall tiling laid to half height
- Heated towel rail
- Mirrored storage cabinet
- Semi-recessed basin
- Chrome single lever mixer tap
- Back to wall WC

HEATING & ELECTRICAL

- Telephone sockets located in study (where applicable), living room and dining area.
- TV sockets in all bedrooms and living room
- Smoke alarms to all rooms
- Under floor heating to all ground floor areas with radiators to the first and second floors
- Secure by design



How NewShare works

You buy your home using a deposit and a mortgage with an equity loan from us. It is 100 per cent ownership.

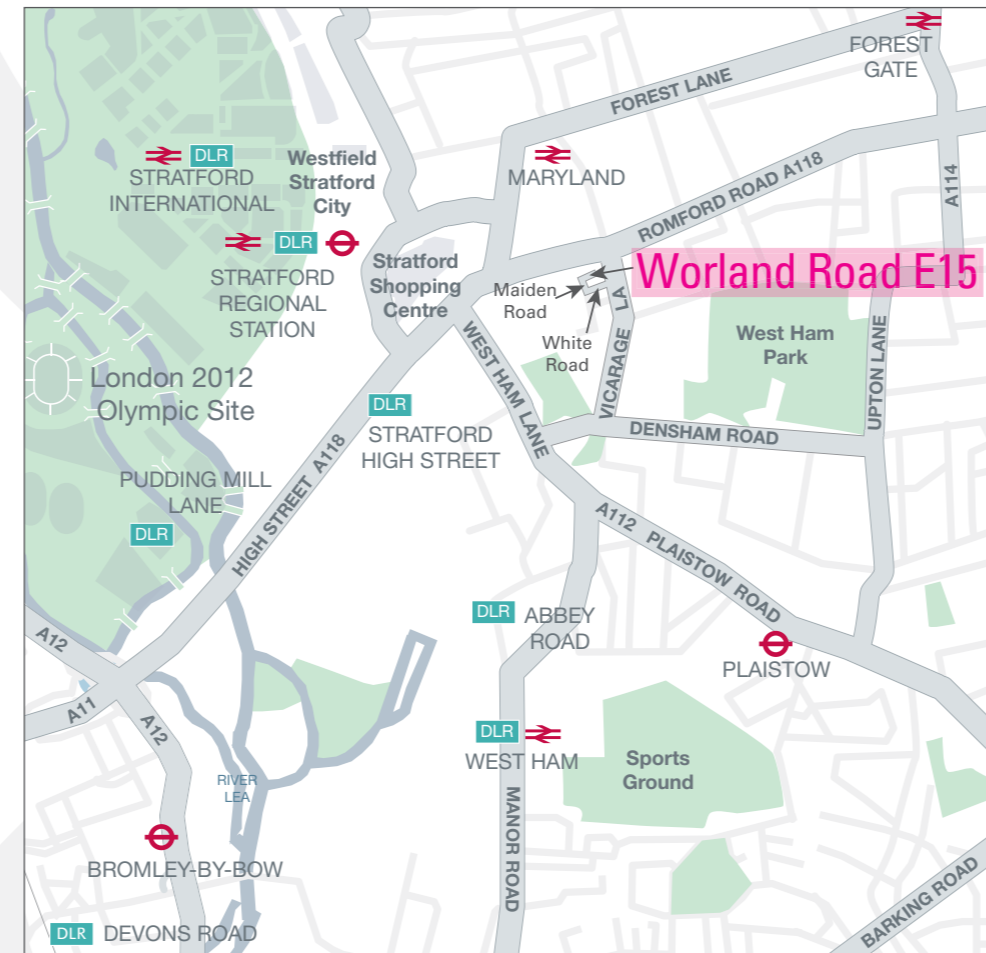
You will have to fund between 25 per cent and 70 per cent of the cost of your home from a deposit and mortgage. An equity loan from us will make up the difference. The type of property you want to buy will decide what percentage of the cost you will have to fund from a mortgage and deposit.

EQUITY LOAN FEE

When you buy your home, you will pay a yearly fee of 1.75 per cent on our equity loan. This increases annually in line with the Retail Price Index plus one percentage point. Your fee will reduce as you pay off the loan.

To find out more visit
www.newham.gov.uk/NewShare

Worland Road E15



For further information

call **020 8502 5758**

click **www.site-sales.co.uk**

Newham London

site sales

Worland Road E15

A collection of six, stunning 3 bedroom mews style houses available to purchase via the NewShare* scheme



The information in this document is indicative and intended to act as a guide only as to the finished product. The finished product may vary from the information provided. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. This information does not constitute a contract, or warranty. Development layouts provide approximate measurements only. Dimensions, which are taken from the indicated points of measurement are for guidance only. Total areas are provided as gross internal areas and are subject to variance. May 2016.

*Newham Council's shared equity scheme

site sales



Worland Road

A unique opportunity to live in a distinctive mews style home close to one of the most famous London locations in the world.

When most people dream of owning a property in London, they imagine a modest flat in a distant part of London. Yet this remarkable new development offers you stunning architecture with all the excellent amenities of modern Stratford on your doorstep.

Entrance doors are framed by a distinctive arch. Step inside and you discover a modern, streamlined kitchen with all the appliances you need ready and waiting, stylish tiled bathrooms with powerful showers, perfectly proportioned bedrooms and living areas arranged over three floors that make clever use of storage. All of the homes feature outside terraces and private space to get the best from the British summer.

Superbly located

Living in Stratford means that you're well served for transport including the DLR, buses and overground. Maryland is the nearest station and it will get you in to Liverpool Street in just 11 minutes by train*. There is, of course, the Eurostar international station when you're travelling a bit further afield.

Stratford benefits the incredible sporting facilities and shopping, including the huge Westfield Centre as well as Stratford Centre with its iconic Stratford Royal Theatre. You'll also find local shops and stores, supermarkets, parkland and everything you want for everyday living.

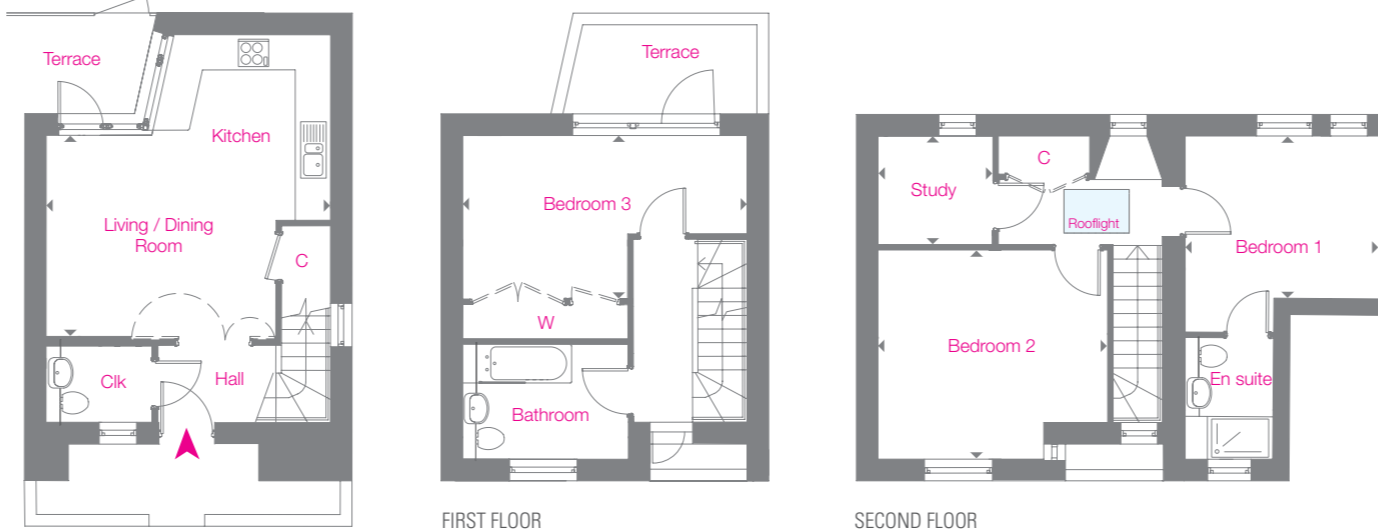
*Source: www.tfl.gov.uk



Floor Plans

PLOT 1 Total Area 110 sq.m. / 1,184 sq.ft.

Living / Dining / Kitchen	5.29m x 3.69m	17' 4" x 12' 1"	Bedroom 2	4.21m x 3.84m	13' 10" x 12' 7"
Bedroom 1	3.57m x 2.98m	11' 9" x 9' 9"	Bedroom 3	3.03m x 3.00m	9' 11" x 9' 10"
			Study	2.10m x 1.99m	6' 11" x 6' 7"



GROUND FLOOR

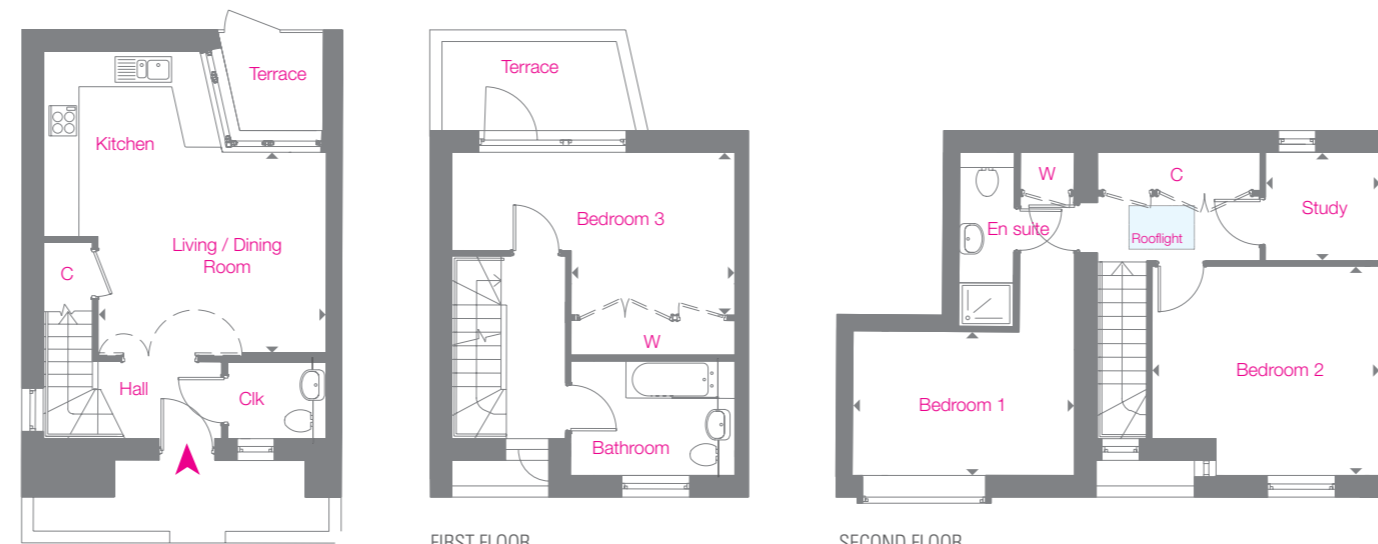
Key
Clk - Cloakroom
C - Cupboard
W - Wardrobe

FIRST FLOOR

SECOND FLOOR

PLOT 2 Total Area 111 sq.m. / 1,194 sq.ft.

Living / Dining / Kitchen	4.20m x 3.68m	13' 9" x 12' 1"	Bedroom 2	4.20m x 3.84m	13' 9" x 12' 7"
Bedroom 1	4.07m x 2.65m	13' 4" x 8' 8"	Bedroom 3	3.00m x 2.99m	9' 10" x 9' 10"
			Study	2.10m x 1.99m	6' 11" x 6' 7"



GROUND FLOOR

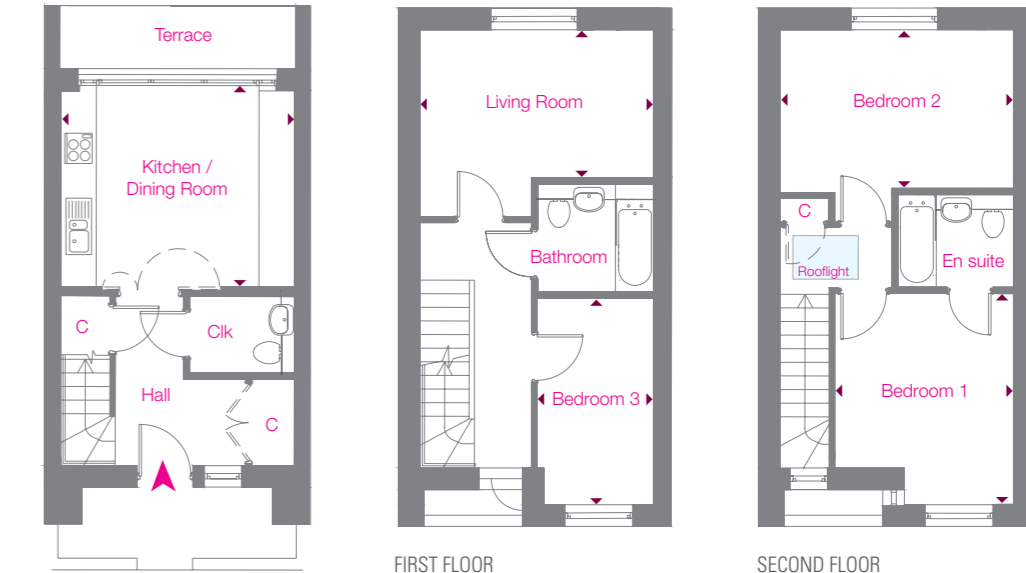
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FIRST FLOOR

SECOND FLOOR

PLOTS 3 / 4 / 5 Total Area 102 sq.m. / 1,098 sq.ft.

Kitchen / Dining Room	4.29m x 3.70m	14' 1" x 12' 2"	Bedroom 1	3.86m x 3.29m	12' 8" x 10' 9"
Living Room	4.29m x 2.72m	14' 1" x 8' 11"	Bedroom 2	4.30m x 2.91m	14' 1" x 9' 7"
			Bedroom 3	3.79m x 2.14m	12' 5" x 7' 0"



GROUND FLOOR

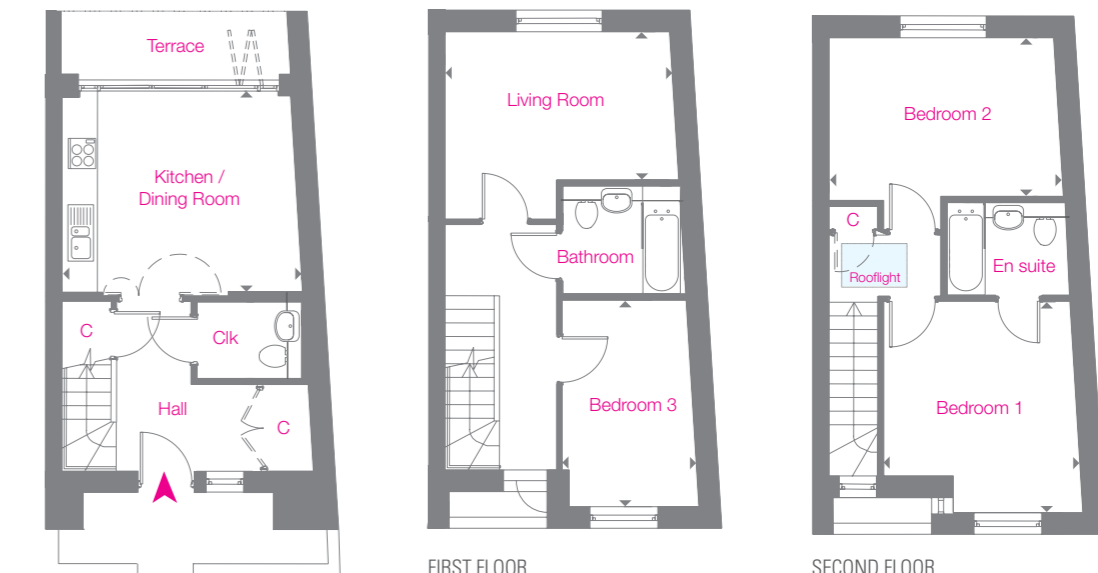
FIRST FLOOR

SECOND FLOOR

Key
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PLOT 6 Total Area 105 sq.m. / 1,130 sq.ft.

Kitchen / Dining Room	4.41m x 3.70m	14' 5" x 12' 2"	Bedroom 1	3.87m x 3.57m	12' 8" x 11' 9"
Living Room	4.14m x 2.72m	13' 7" x 8' 11"	Bedroom 2	4.30m x 2.92m	14' 1" x 9' 7"
			Bedroom 3	3.79m x 2.45m	12' 5" x 8' 1"



GROUND FLOOR

FIRST FLOOR

SECOND FLOOR

Key
Clk - Cloakroom
C - Cupboard
W - Wardrobe