

SPECIFICATION

* Plots 5-7, 23-26, 29-32, 39-43, 54-59, 61-72
 ^ Plots 27, 28, 33-38, 44-53 & 60

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		KITCHEN*
✓		Professionally designed contemporary kitchen with laminate work surfaces
	✓	Professionally designed open plan kitchen/ breakfast/family room with quartz work surfaces
✓	✓	Stainless steel 2 bowl under-mounted sink and mixer tap with spring directional spout
✓		Built-in Siemens stainless steel single oven, gas hob with wok burner and extractor hood
	✓	Built-in Siemens stainless steel single oven, gas hob with wok burner, extractor hood, combination microwave oven and warming drawer
✓		Built-in Siemens fridge/freezer and integrated dishwasher
✓		Built in Siemens washer-dryer (excluding The Richmond which has a utility)
	✓	Built-in fridge/freezer, wine cooler and integrated dishwasher
✓	✓	Ceramic floor tiles~

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		UTILITY*
	✓	Spaces for appliances
✓	✓	Stainless steel single bowl sink with mixer tap
✓	✓	Ceramic floor tiles~
		FAMILY BATHROOM, EN SUITE(S) AND CLOAKROOM*
✓	✓	Thermostatic showers
✓	✓	Mixer tap with shower handset to all baths
✓	✓	Heated chrome towel rail to family bathroom and all en suite bathrooms
✓	✓	Full height wall tiling~ to showers and baths, half height wall tiling~ to appliance walls in bathrooms and en suites
✓	✓	Half height wall tiling~ to appliance walls in cloakrooms
✓	✓	Ceramic floor tiles~



Photography from a previous CALA development

*Design is subject to change. Please consult your Sales Advisor for more information.
 **Please consult Sales Advisor for size and location.
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 †† Proportions may vary, please refer to Sales Advisor for further information.



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MEDIA AND COMMUNICATIONS

✓	✓	TV sockets to family room, dining room [#] , study [#] , sitting room and all bedrooms
✓	✓	All homes are wired to include a 'loop' system that will allow the picture output from a DVD player or satellite decoder to be viewed in all rooms fitted with a TV socket once the appropriate television reception and distribution equipment has been purchased and installed
✓	✓	Telephone sockets to kitchen, dining room [^] , sitting room and all bedrooms
✓	✓	Dual fax/telephone socket to study (where applicable)

HEATING, LIGHTING AND INTERNAL FINISHES

✓	✓	Recessed downlights to kitchen, family room, hall, landing, family bathroom and en suites. Pendant light fittings to utility, sitting room, dining room, study and all bedrooms
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✓		Radiators throughout
	✓	Underfloor heating to ground floor
	✓	Radiators to first floor
✓	✓	Traditional gas central heating
✓	✓	Solid floors to ground floor with floor joists to first floor
✓	✓	Solid doors for better sound and thermal insulation

SECURITY

✓	✓	Outside lighting to side door [#] and rear door with dusk-to-dawn sensor lighting to front door
✓	✓	External bollard lighting with dusk-to-dawn sensors (where applicable)
✓	✓	Multi-point locking system to front door
✓	✓	Audio entry system to gates (where applicable)



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ENVIRONMENTAL DETAILS		
✓	✓	Energy efficient and thermostatically controlled gas central heating and boiler to minimise gas usage
✓	✓	Double-glazed PVCu windows providing a high level of thermal insulation and reduced heat loss
✓	✓	Dual flush mechanisms to toilets to reduce water use
✓	✓	Water saving baths to reduce water usage
✓	✓	Provision of recycling bins to kitchen cupboards in each home to encourage responsible recycling
EXTERNAL DETAILS		
✓	✓	Outside water tap
✓	✓	Turfed front and rear garden
✓	✓	Outside power point
	✓	Electric garage doors



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