Villafield BISHOPBRIGGS

BEAUTIFULLY APPOINTED 4 & 5 BEDROOM LUXURY HOMES





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# COREAT THIS WAY TO DISCOVER MORE ABOUT A LOCATION THAT OFFERS EVERYTHING

Villafield

**BISHOPBRIGGS** 



# **THE HIGH STREET**

Bishopbriggs is a thriving town with a population of over 25,500 people. Shopping facilities are extensive with supermarkets both in the town centre (locals still call that "the village") and in the adjacent developments where many very well known names are to be found and where parking is both free and plentiful. There is a choice of licensed premises and restaurants as well as several fast food outlets. Residents of Bishopbriggs are fortunate in their wide range of local shopping options.

# VILLAFIELD BISHOPBRIGGS. QUALITY HOMES IN SUPERB SURROUNDINGS

# **OUT AND ABOUT**

Bishopbriggs has a full size sports centre which has been of enormous benefit to people from the area. Nearby is the Forth and Clyde canal where the towpath is very popular with walkers and cyclists. You can walk or cycle all the way to Edinburgh if you like! To the north of the town is countryside and the Campsie Hills are only a short drive away. Golf, tennis and bowling are popular and there are several football and rugby grounds.



# **EDUCATION**

There are several primary schools and two secondary schools in Bishopbriggs and the nursery facilities are also excellent. Glasgow, with its world wide university reputation offers a very broad choice of advanced and further education and both Stirling and Edinburgh are well within daily reach offering an even wider educational selection.

Bishopbriggs is a very popular place to live and has doubled in size in forty years. Once an independent burgh it still has its own clear identity and personality with all the facilities its many locals require. It's a very bright, attractive town with a wide range of architecture. For the commuter you just can't get any closer to Glasgow while still living outside the city.

# CONNECTED

From Bishopbriggs to the centre of Glasgow is a very short car journey and for those who prefer public transport there are excellent bus services. For rail travellers Bishopbriggs station is on the main Glasgow to Edinburgh line and only minutes from Glasgow's Queen Street station. The motorway links to both the north and the east of the country are near and connect with the M74 which goes all the way to the border and the M6. Glasgow airport is only a twenty minute drive.

This way to find out all about what Dawn Homes have in mind for your new home

VILLAFIELD OFFERS BEAUTIFULLY APPOINTED 4 & 5 BEDROOM HOMES

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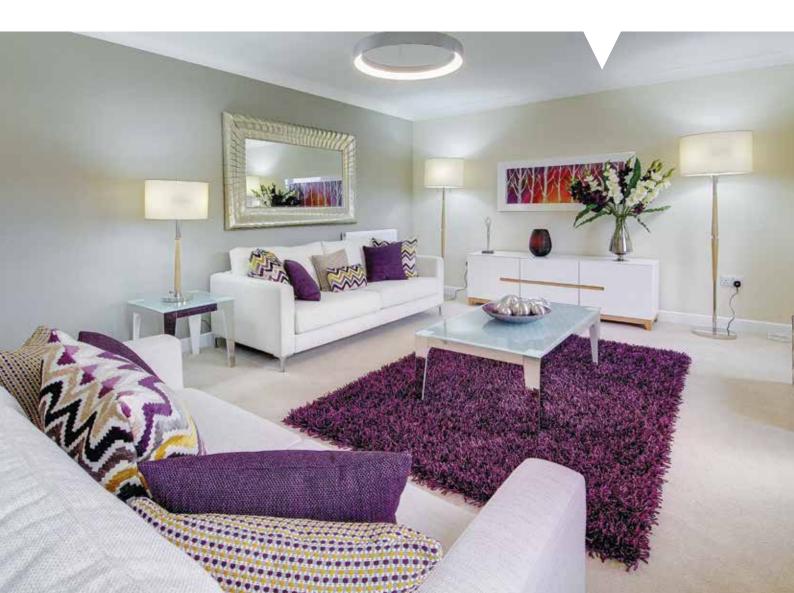
We pride ourselves in providing the highest quality homes, with a customer service to match. From reservation through to the day you move in, and beyond, our Directors and staff will be on hand to help you every step of the way. Our Customer Care is second to none - we provide fast, efficient service, seven days a week, and for up to two years after you have moved into your new home.

Villafield BISHOPBRIGGS

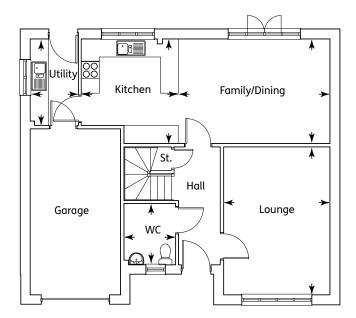




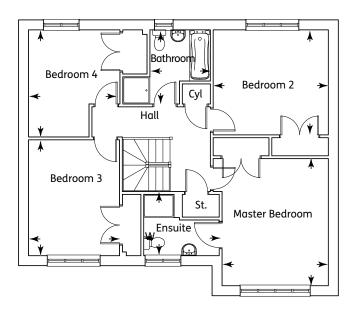
With its open green spaces, scenic backdrop, proximity to superb local amenities and a great environment where families shine, Villafield couldn't be better placed. The leafy development offers several different house types, and all properties boast a truly impressive specification throughout.







Kitchen	3.47m x 3.47m	11'4" x 11'4"
Family/Dining	4.69m x 3.47m	15'4" x 11'4"
Lounge	4.91m x 3.43m	16'1" x 11'2"
Utility	2.87m x 1.59m	9'5" x 5'2"
WC	1.72m x 2.04m	6'8" x 5'7"

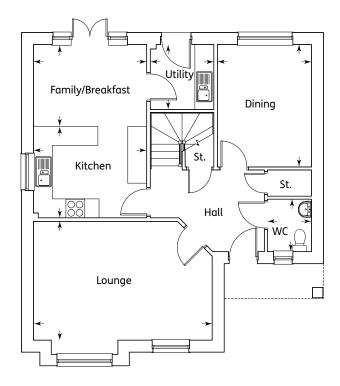


### First Floor

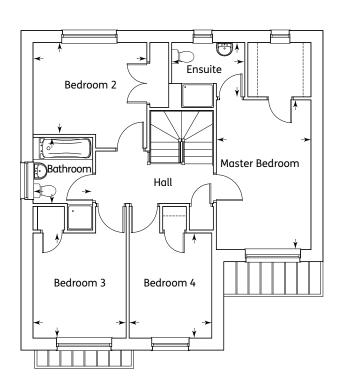
3.43m 13'10" x 11'4"
1.19m 8'4" x 3'11"
3.49m 12'4" x 11'5"
2.98m 12'7" x 9'9"
2.98m 11'18" x 9'9"
2.41m 7'11" x 6'7"



# **The Dochart** 4 Bedroom Home



Kitchen	3.59m x 2.90m	11'9" x 9'6"
Family/Breakfast	3.59m x 2.60m	11'9" x 8'6"
Dining	3.89m x 2.99m	12'9" x 9'9"
Lounge	5.68m x 3.77m	18'7" x 12'4"
Utility	2.06m x 2.02m	6'9" x 6'7"
WC	1.67m x 1.40m	5'5" x 4'7"

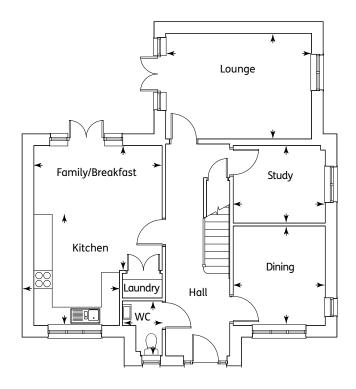


### First Floor

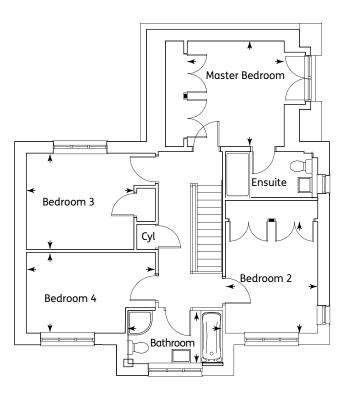
Master Bedroom	4.75m x 3.00m	15'7" x 9'10"
Ensuite	2.32m x 1.72m	7'7" x 5'8"
Bedroom 2	3.61m x 2.91m	11'0" x 9'6"
Bedroom 3	2.95m x 3.34m	10'11" x 9'8"
Bedroom 4	3.34m x 2.62m	10'11" x 8'7"
Bathroom	2.10m x 1.89m	6'10" x 6'2"



# **The Calder** 4 Bedroom Home



Kitchen	3.51m x 2.81m	11'6" x 9'2"
Family/Breakfast	4.20mx 4.09m	13'9" x 13'5"
Dining	3.26m x 3.02m	10'8" x 9'10"
Lounge	4.76m x 3.45m	15'7" x 11'3"
Study	3.01m x 2.53m	9'10" x 8'3"
WC	1.81m x 1.30m	5'11" x 4'3"

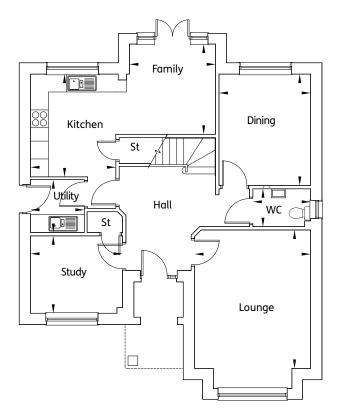


### First Floor

Master Bedroom	3.45m x 3.17m	11'3" x 10'4"
Ensuite	3.02m x 1.50m	9'10" x 4'11"
Bedroom 2	3.64m x 3.02m	11'11" x 9'10"
Bedroom 3	3.53m x 3.14m	11'6" x 10'3"
Bedroom 4	4.21m x 2.64m	13'9" x 8'8"
Bathroom	3.07m x 1.74m	10'0" x 5'8"

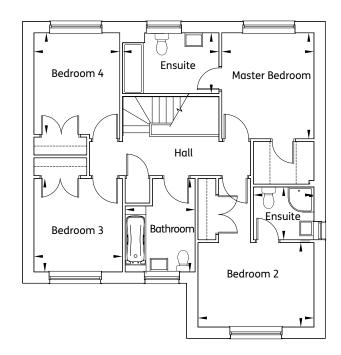


# **The Lauder** 4 Bedroom Home



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Kitchen	3.45m x 2.86m	11'3" x 9'4"
Family	3.03m x 2.89m	9'11" x 9'6"
Dining	3.74m x 3.08m	12'3" x 10'1"
Lounge	4.65m x 3.90m	15'3" x 12'9"
Study	3.09m x 2.60m	10'1" x 8'6"
Utility	1.80m x 1.77m	5'11" x 5'10"
WC	1.94m x 1.28m	6'4" x 4'2"

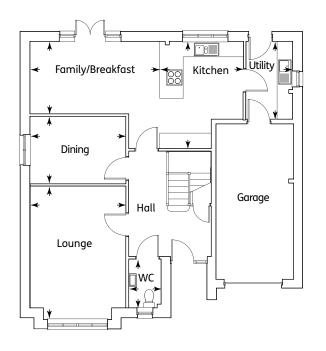


### First Floor

Master Bedroom	3.56m x 3.10m	11'8" x 10'2"
Ensuite 1	3.24m x 2.04m	10'7" x 6'8"
Bedroom 2	3.90m x 2.84m	12'9" x 9'3"
Ensuite 2	2.03m x 1.77m	6'8" x 5'10"
Bedroom 3	3.14m x 2.97m	10'3" x 9'9"
Bedroom 4	3.41m x 2.88m	11'2" x 9'5"
Bathroom	3.14m x 2.35m	10'3" x 7'8"

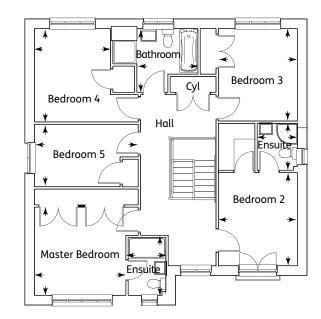


**The Spey** 4 Bedroom Home



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	unu	110	

Kitchen	4.14m x 3.23m	13'7" x 10'7"
Family/Breakfast	5.01m x 2.80m	16'5" x 9'2"
Dining	3.70m x 2.60m	12'1" x 8'6"
Lounge	4.70m x 3.70m	15'4" x 12'1"
Utility	3.00m x 1.80m	9'10" x 5'11"
WC	1.89m x 1.25m	6'2" x 4'1"

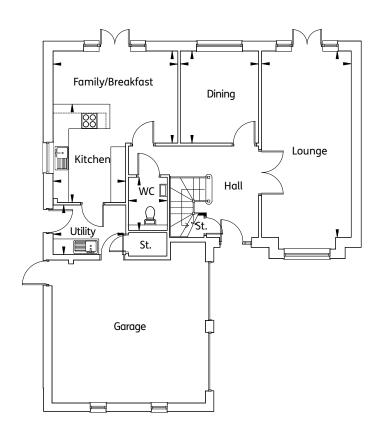


### First Floor

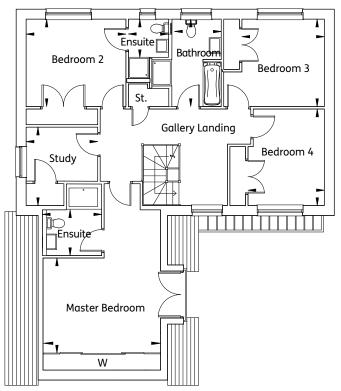
Master Bedroom	3.39m x 3.52m	11'1" x 11'1"
Ensuite 1	2.22m x 1.44m	7'3" x 4'9"
Bedroom 2	3.59m x 3.04m	11'9" x 9'11"
Ensuite 2	1.80m x 1.54m	5'11" x 5'0"
Bedroom 3	3.56m x 3.04m	11'8" x 9'11"
Bedroom 4	3.59m x 2.93m	11'9" x 9'7"
Bedroom 5	3.99m x 2.40m	13'1" x 7'10"
Bathroom	2.45m x 2.35m	8'0" x 7'8"



# **The Kelvin** 5 Bedroom Home



Kitchen	3.41m x 2.78m	11'2" x 9'1"
Dining	3.52m x 3.00m	11'6" x 9'10"
Family/Breakfast	4.77m x 3.52m	15'7" x 11'6"
Lounge	7.13m x 3.43m	23'4" x 11'3"
Utility	2.78m x 1.90m	9'1" x 6'3"
WC	3.01m x 1.47m	9'10" x 4'10"



### First Floor

Master Bedroom	4.5m x 3.6m	14'9" x 11'10"
Ensuite 1	2.3m x 1.72m	7'7" x 5'8"
Bedroom 2	3.82m x 3.45m	12'6" x 11'3"
Ensuite 2	1.67m x 1.47m	5'6" x 4'10"
Bedroom 3	3.34m x 3.15m	10'11" x 10'4"
Bedroom 4	3.69m x 2.92m	12'1" x 9'7"
Study	3.00m x 2.74m	9'10" x 9'0"
Bathroom	3.39m x 2.56m	11'1" x 8'4"



# **The Tay** 4 Bedroom Home

### VILLAFIELD, BISHOPBRIGGS

External & Internal Specification

Chronic Structure and an analysis of the second structure of the second structu	External & Internal Specification	*				, <b>, ,</b>	, , , , , , , , , , , , , , , , , , ,
Refer to devange and Extend Lateridal Schedule         /<	EXTERNAL SPECIFICATION	char	de,	lder	्रे	ki,	
Refer to devange and Extend Lateridal Schedule         /<	Elevations	ຊັ	<u>(</u>	γση	ૡ૿૾	Ke,	Į.
Front A lear DoorImage: Set of Door Wild point pointsImage: Set of Door Wild point pointsImage: Set of Door Wild PointsIma	Refer to drawings and External Materials Schedule		1	1	1	1	1
Inight performance CBP data with guinna points// </td <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>							
Multi politic backing system, chrome isommagery     /     /     /     //     //     //     //     //       UVVX double glazzed, colour white     /     /     //     //     //     //     //     //       Bues space back, while isommagery     /     //     //     //     //     //     //     //       Bues space back, while isommagery     //     //     //     //     //     //     //       Bues space back, while isommagery     //     //     //     //     //     //     //       Bues space back, while isommagery     //     //     //     //     //     //     //       Backer datus     //     //     //     //     //     //     //     //       Backer datus     //     //     //     //     //     //     //     //       Backer datus     //     //     //     //     //     //     //     //       Backer datus     //     //     //     //     //     //     //       Backer datus     //     //     //     //     //     //     //       Backer datus     //     //     //     //     //     //		1	1	1	1	1	1
Windows & French DoorsImage of the second secon							1
UPUC double glazed, closur white         /         <		-		-		-	<u> </u>
silver gozer hors, white inormongery         /         //         //         //         //         //           Pavior driveway         //         //         //         //         //         //           Pavior driveway         //         //         //         //         //         //         //           Trinde frest gradem         //         //         //         //         //         //         //           1800mm high timber drivisional screen fence         //		1	1	1	1	1	1
Landscepting         V          2Thighigheigh							
Provide rivewary         /         //         //         //         //         //         //           Indefining and Shrub planting selected plats, rifer landscape drawing         // </td <td></td> <td>•</td> <td>•</td> <td></td> <td>•</td> <td>-</td> <td></td>		•	•		•	-	
Turfact forst garden         /		1	1	1	1	1	
Hedging and shrub planting selected plots, refer landscape drawing         /         //         //         //         //         //         //           1800mm high timber divisional screen fence         /         /         //<							
1800mm light index divisional screen fence       /       /       //       //       //       //       //         External tap       /       /       //       //       //       //       //         INTERNAL SPECIFICATION       //       //       //       //       //       //       //         Decoration       //       //       //       //       //       //       //       //         2.Am high eilings throughout       //       //       //       //       //       //       //       //         Coining Lounge, dinal, lower hollway and master bedroom       //<			-				
Internation         /							
INTERAL SPECIFICATION DescriptionInteral Part of the second of the seco							
Decorationn/an/an/an/an/an/a2.7m high celling to ground flow, 2.4m celling to upper floorn/an/an/an/an/aCaving to lounge, dining, lower hollway and master bedroomnn/an/an/an/aCaving to lounge, dining, lower hollway and master bedroomnn/an/an/an/aTerusian finish to smooth cellings, colour whiten/an/an/an/an/an/aTetrarel Doorsnn/an/an/an/an/an/an/aSix panel Internal pass doors, woodgrain finish, colour white, pre-finishedn/an/an/an/an/an/aSix panel Internal pass doors with shelf and hanging rail, refer layout drawingn/an/an/an/an/an/aKitchennnn/an/an/an/an/an/an/an/aFitted Nichen unts, refer Kitchen Suppler's layoutsCCCCCCFitted Nichen unts, refer Kitchen Suppler's layoutsn/an/an/an/an/an/aFitted Nichen unts, refer Kitchen Suppler's layoutsn/an/an/an/an/an/aChinneg style color hood, stainless steel finishn/an/an/an/an/an/aLind and color hood, stainless steel finishn/an/an/an/an/an/aLind and color hood, stainless steel finishn/an/an/an/an/		<i>.</i>	<i>V</i>	<i>,</i>	~	<i>✓</i>	~
2.7m high ceiling to ground floor, 2.4m ceiling to upper floor     n/a     n/a     n/a     n/a     n/a     n/a       2.4m high ceilings throughout     n/a     n/a     n/a     n/a     n/a     n/a       Corving to lounge, lining, lower hollowy and master bedroom     n     n     n     n     n       Emulsion finish to wells, colour wander     n     n     n     n     n     n       Sin panel Internol pass doors, woodgrain finish, colour white, pre-finished     n     n     n     n     n     n       Sin panel Internol pass doors, woodgrain finish, colour white, pre-finished     n     n     n     n     n     n     n       Sin panel Internol pass doors, woodgrain finish, colour white, pre-finished     n     n     n     n     n     n     n       Sin panel Internol pass doors, woodgrain finish, colour white, pre-finished     n     n     n     n     n     n     n       Sin panel Internol pass doors with shelf and hanging roll, refer layout drawing     n     n     n     n     n     n       Sin panel Internol pass doors, woodgrain finish, colour white, pre-finished     n     n     n     n     n       Sin panel Internol pass doors, woodgrain finish, colour white     n     n     n     n     n     n							
2.Am high cellings throughout     /     //     //     //     //     //       Coving to loungs, dining, lower hollway and master bedraam     /     /     //     //     //       Emulsion finish to walls, colour magnolio     /     /     //     //     //       Emulsion finish to smoot cellings, colour white, pre-finished     /     //     //     //     //       Six panel internal pass doors, wadgardin finish, colour white, pre-finished     //     //     //     //     //       Satin chrome ironnongery, lever on round rose     //     //     //     //     //     //       Wardrobes     //     //     //     //     //     //     //     //       Six panel internal pass doors with shelf and hanging roll, refer loyout drawing     //     //     //     //     //     //       Kitchen     //     //     //     //     //     //     //     //       Fitted kitchen wits, refer Kitchen Supplier's loyouts     C     C     C     C     C     C       Fitted kitchen wits, refer Kitchen Supplier's loyouts     C     //     //     //     //     //       Chinney style cooker hood, stainless steel finish     //     //     //     //     // <td< td=""><td></td><td></td><td></td><td></td><td></td><td></td><td></td></td<>							
Coving to lounge, dring, lower hollway and master bedroom////////Emulsion finish to walls, colour magnola/////////Emulsion finish to amoch celling, colour white/////////Six panel internal pass doors, woodgrain finish, colour white, pre-finished// <t< td=""><td></td><td></td><td></td><td></td><td></td><td></td><td></td></t<>							
Emulsion finish to vella, colour magnolia       / </td <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>							
Emulsion finish to smooth ceilings, colour white       /       /       /       /       /       /       /         Internal Doors       Six panel internal pass doors, woodgrain finish, colour white, pre-finished       /							
Internal Doors         Image: Six panel internal pass doors, woodgrain finish, colour white, pre-finished         Image: V         Image: V <thimage: th="" v<=""> <thimage: th="" v<=""></thimage:></thimage:>							
Six panel internal poss doors, woodgrain finish, colour white, pre-finished       n/a       n/a </td <td></td> <td>1</td> <td>1</td> <td>1</td> <td>1</td> <td>1</td> <td>1</td>		1	1	1	1	1	1
cliazed lounge door, woodgrain finish, colour white, pre-finished       n/a       n/a       n/a       /       /       /         Satin chrome ironmongery, lever on round rose       /       /       /       /       /       /         Six ponel internal poss doors with shelf and hanging rail, refer layout drawing       /       /       /       /       /       /       /         Six ponel internal poss doors with shelf and hanging rail, refer layout drawing       / <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>							
Statin chrome inonmangery, lever an round rose       /       //       //       //       //       //       //         Wardrobes            //       //       //       //         Six panel internal pass doors with shelf and hanging rail, refer loyout drawing       // <td>Six panel internal pass doors, woodgrain finish, colour white, pre-finished</td> <td>1</td> <td>1</td> <td>1</td> <td>1</td> <td>1</td> <td>1</td>	Six panel internal pass doors, woodgrain finish, colour white, pre-finished	1	1	1	1	1	1
Wardrobes       V       V       V       V       V       V         Six ponel internal pass doors with shelf and hanging rail, refer layout drawing       V       V       V       V       V         Six ponel internal pass doors with shelf and hanging rail, refer layout drawing       C	Glazed lounge door, woodgrain finish, colour white, pre-finished	n/a	n/a	n/a	1	1	1
Six panel internal pass doors with shelf and hanging roll, refer layout drawing       /       /       /       /       /         Kitchen            /       /       /         Fitted kitchen units, refer Kitchen Supplier's layouts       C	Satin chrome ironmongery, lever on round rose	1	1	1	1	1	1
Mitchen       Image: Constraints, refer Kitchen Supplier's layouts       C </td <td>Wardrobes</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>	Wardrobes						
Fitted kitchen units, refer Kitchen Supplier's layouts       C	Six panel internal pass doors with shelf and hanging rail, refer layout drawing	1	1	1	1	1	1
Stainless steel 16.12 bowl sink with monobloc single lever mixer tap       ✓	Kitchen						
Fan assisted multi-function single built in oven, stainless steel finish///Isind cooker hood, stainless steel finishn/an/an/an/an/an/a// </td <td>Fitted kitchen units, refer Kitchen Supplier's layouts</td> <td>С</td> <td>С</td> <td>С</td> <td>С</td> <td>С</td> <td>С</td>	Fitted kitchen units, refer Kitchen Supplier's layouts	С	С	С	С	С	С
Fan assisted multi-function single built in oven, stainless steel finish///Isind cooker hood, stainless steel finishn/an/an/an/an/an/a// </td <td>Stainless steel 1&amp;1/2 bowl sink with monobloc single lever mixer tap</td> <td>1</td> <td>1</td> <td>1</td> <td>1</td> <td>1</td> <td>1</td>	Stainless steel 1&1/2 bowl sink with monobloc single lever mixer tap	1	1	1	1	1	1
Chimney style cooker hood, stainless steel finish✓✓✓✓✓✓✓✓✓N/an/an/an/an/an/an/an/an/an/an/an/an/an/an/an/aN/aILindar cooker hood, stainless steel finish/// <t< td=""><td></td><td>1</td><td>1</td><td>1</td><td>1</td><td>1</td><td>1</td></t<>		1	1	1	1	1	1
Chimney style cooker hood, stainless steel finish✓✓✓✓✓✓✓✓✓N/an/an/an/an/an/an/an/an/an/an/an/an/an/an/an/aN/aILindar cooker hood, stainless steel finish/// <t< td=""><td>Five burner gas hob, stainless steel finish</td><td>1</td><td>1</td><td>1</td><td>1</td><td>1</td><td>1</td></t<>	Five burner gas hob, stainless steel finish	1	1	1	1	1	1
Island cooker hood, stainless steel finishn/an/an/an/an/an/a///Under unit lighting, refer Kitchen Supplier's layouts✓✓✓		1	1	1	1	n/a	n/a
Under unit lighting, refer Kitchen Supplier's layouts✓✓✓✓/// <t< td=""><td></td><td>n/a</td><td>n/a</td><td>n/a</td><td>n/a</td><td>1</td><td>1</td></t<>		n/a	n/a	n/a	n/a	1	1
Ceramic wall tiling above worktops with stainless steel splashback at hobCCC <t< td=""><td></td><td></td><td></td><td></td><td></td><td>n/a</td><td>1</td></t<>						n/a	1
Utility RoomImage: Constraint of the state of							+
Fitted kitchen units, refer Kitchen Supplier's layoutsCCC<		_	_	-	_		
Stainless steel single bowl sink with monobloc mixer tap       ✓       ✓       n/a       ✓       ✓         Geramic wall tiling splashback above worktops       C	· · · · ·	C	C	C	C	C	C
Ceramic wall tiling splashback above worktopsCCCCCCCCCCCCCCCCCCCDBathroom <td></td> <td></td> <td></td> <td>-</td> <td>-</td> <td>-</td> <td></td>				-	-	-	
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	BT point to Lounge, Master Bedroom & Study						

These particulars are for general information only. They do no form part of any contract. Dawn Homes reserve the right to amend or vary the layout or specification without prior notice. Please contact our Sales Adviser for further details. Computer generated images are shot from an imaginary viewpoint within an open space and are for reference only. The illustration shown is a typical Dawn Homes of this type, but there are however variances from site to site. External finishes, landscaping may vary throughout the development. Properties may also be built handed (mirror image). Please ask a Sales Adviser for further details. Floor plans show the typical layout of this house type. For exact dimensions and floor plan differences consult a Sales Adviser. All dimensions are approximate and are not shown to scale.



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