



**Peebles Gait
Peebles**

millerhomes

the place to be®



A new home. The start of a whole new chapter for you and your family. And for us, the part of our job where bricks and mortar becomes a place filled with activity and dreams and fun and love. We put a huge amount of care into the houses we build, but the story's not finished until we match them up with the right people. So, once you've chosen a Miller home, we'll do everything we can to make the rest of the process easy, even enjoyable. From the moment you make your decision until you've settled happily in, we'll be there to help.



the place to be[®]

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Plot information

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Existing Properties



Welcome to Peebles Gait

On the northern edge of Peebles, amidst the beautiful borders countryside, the attractive new neighbourhood of Peebles Gait brings a selection of superb three, four and five bedroom homes into a leafy residential setting. Within a mile of the lively traditional town centre and around 20 miles from Edinburgh, this is a rare opportunity to enjoy the advantages of a modern, energy-efficient home in a lively community with a real sense of local pride and identity.



We care about you

Every year, we help thousands of homebuyers to make the move. We understand what matters to you. And that's what matters to us. You can be sure we'll do everything we can to make your homebuying experience stress-free and as enjoyable as possible.

Be Happy

We want you to love living in your new home. That's why everything is built around you. Your complete satisfaction is the only way we know we're getting things right. In fact, during 2012, 97% of customers said they'd recommend Miller Homes to their best friend. To check our latest performance results see our website.

Living in Peebles

Quality of life is about the details of everyday living. From the little things, like knowing the nearest place to pick up a pint of milk, to more important matters like finding the right school or having a health centre nearby, you need to know that the community you're moving to will support you and your family, as well as be a pleasant place to live. So here's some useful information about the area around Peebles Gait.









Local Roots

Peebles was established as a local burgh by King David I in 1152, and its traditions live on today most obviously in the town's annual Beltane Festival, a week-long celebration which features processions, entertainments and the Riding of the Marches to establish the town's boundaries. The festival is enjoyed by locals and visitors who come especially for the event.

Transport

Peebles is half an hour's drive from Edinburgh and one hour from Glasgow. There are First Bus services to Edinburgh, a journey of around an hour, and to Penicuik, Innerleithen and Galashiels.

Education & Health

Kingsland Primary School, around a mile and half from Peebles Gait, is a non-denominational school covering nursery age to P7. It occupies a light, spacious new building with wonderful views across the River Tweed. Halyrude RC Primary School and the town's secondary school, Peebles High, is also within a short walk. Two large medical practices operate from the Hay Lodge Medical Centre, around a mile away, and the nearest of the town's four dental surgeries is even closer, in Crossland Crescent.

Leisure & Recreation

The town features a 25-metre swimming pool with panoramic views of its beautiful parkland setting beside the Tweed, and the Leisure Centre at Gytes includes a gym, sports hall, dance studio and an Astroturf pitch. The area is renowned for its fine fishing and walking, with the Tweed Valley Forest Park amongst the many celebrated outdoor attractions. In addition, there are several fine restaurants and traditional pubs to enjoy.

Shopping

Peebles was recently voted best town in Scotland for its range of independent shops. Its High Street includes newsagents, butchers, bakers, a post office, pharmacists, clothing outlets, ironmongers, off-licences, banks, building societies and hot food takeaways, some of which are housed in fascinating, picturesque buildings. The development is well placed for supermarket shopping with both Tesco's and Sainsbury's in the town.

Munro

3 Bed

Plots
32*, 35, 36, 39*

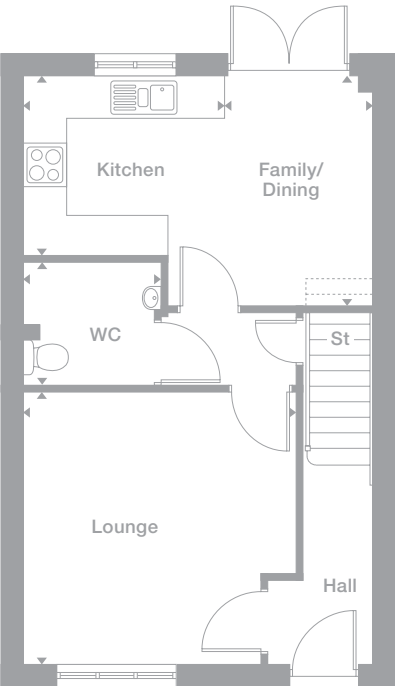
Overview
The arrangement of the Munro includes a useful second lobby separating the living and dining rooms, while the french doors make it tempting to opt for barbecues or aperitifs in the garden on warm summer afternoons.

Key Features
French Doors
Master Bed En-Suite
Master Bed Wardrobe
Downstairs WC

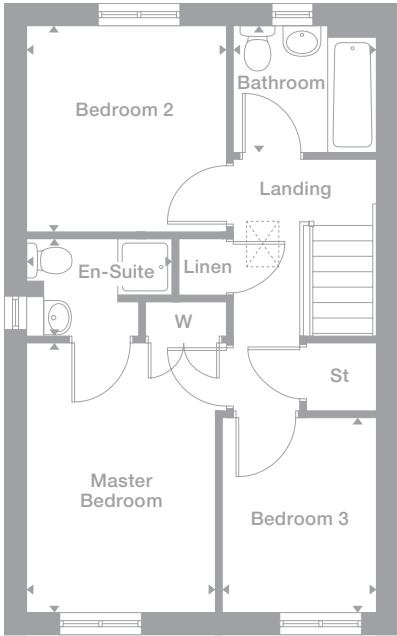
Total Floor Space
942 sq ft



Ground Floor



First Floor



Room Dimensions

Ground Floor

Lounge
3.967m x 3.936m
13'0" x 12'11"

Family/Dining
2.977m x 3.342m
9'9" x 11'0"

Kitchen
2.069m x 2.611m
6'9" x 8'7"

WC
2.005m x 1.763m
6'7" x 5'9"

First Floor

Master Bedroom 2.710m x 3.955m 8'11" x 13'0"	Bedroom 3 2.254m x 2.842m 7'5" x 9'4"
En-Suite 2.115m max x 1.432m 6'11" x 4'8"	Bathroom 2.087m x 1.855m 6'10" x 6'01"
Bedroom 2 2.914m x 3.010m 9'7" x 9'11"	

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* Plots are a mirror image of plans shown above



3 Bed

Wallace

Plots

33*, 34, 37, 38*

Key Features

French Doors
Family/Dining Area
Master Bed En-Suite
Master Bed Wardrobes
Wardrobes to Bed 2
Downstairs WC

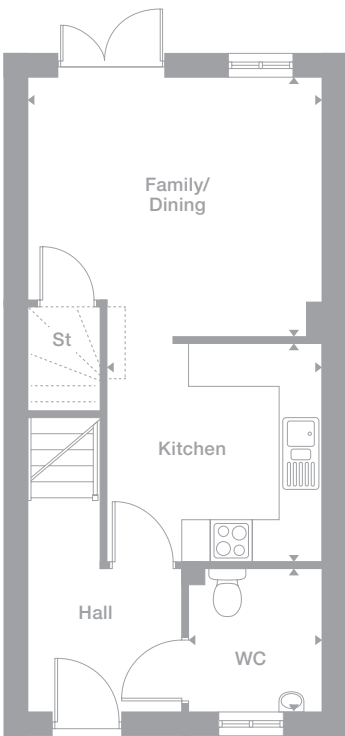
Total Floor Space

1,185 sq ft

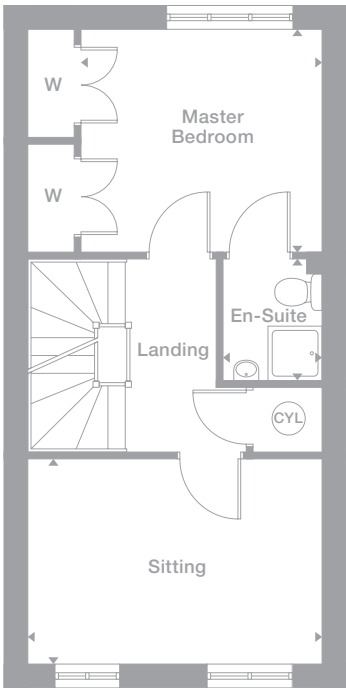
Overview

A bright, spacious kitchen and dining room which opens on to the garden make the ground floor of the Wallace a natural hub of family life, complementing the impressive first-floor lounge which features a Juliette balcony.

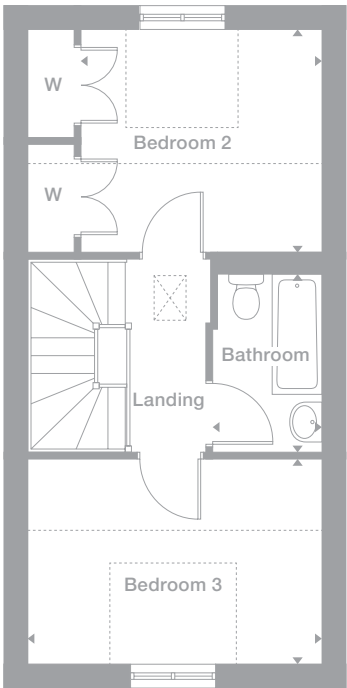
Ground Floor



First Floor



Second Floor



Room Dimensions

Ground Floor

Family/Dining
4.072m x 3.652m max
13'5" x 12'0"

Kitchen
2.982m x 3.083m
9'9" x 10'1"

WC
1.872m x 1.999m
6'2" x 6'7"

First Floor

Master Bedroom
3.361m x 3.105m
11'0" x 10'2"

En-Suite
1.400m x 1.722m
4'7" x 5'8"

Sitting
4.077m x 2.873m
13'5" x 9'5"

Second Floor

Bedroom 2
3.361m x 3.130m
11'0" x 10'3"

Bedroom 3
4.077m x 2.898m
13'5" x 9'6"

Bathroom
1.477m x 2.705m
4'10" x 8'10"

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Douglas

4 Bed

Plots
3*, 4, 8*, 9, 22, 23*, 30, 31*

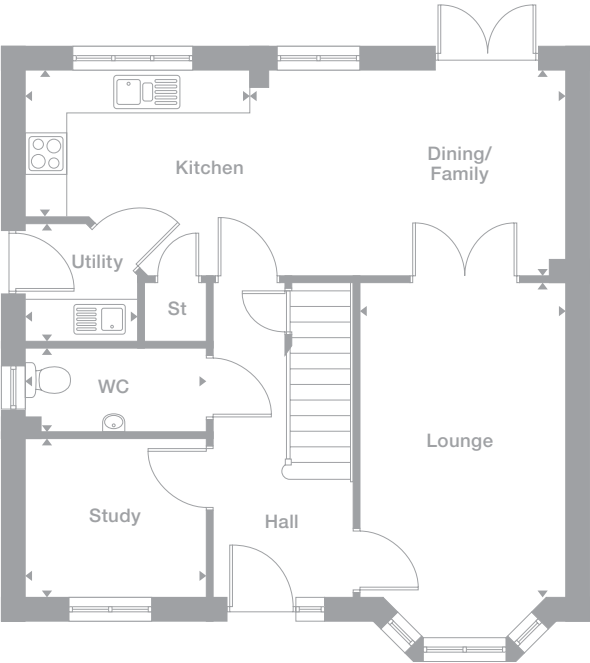
Overview
The Douglas offers impressive features including an elegant bay-windowed lounge and a luxurious master bedroom incorporating an en-suite shower room and a generously sized walk-in wardrobe.

Key Features
French Doors
Feature Bay Window
Master Bed En-Suite
Master Bed Wardrobe
Wardrobe to Bed 2
Downstairs WC
Utility
Study

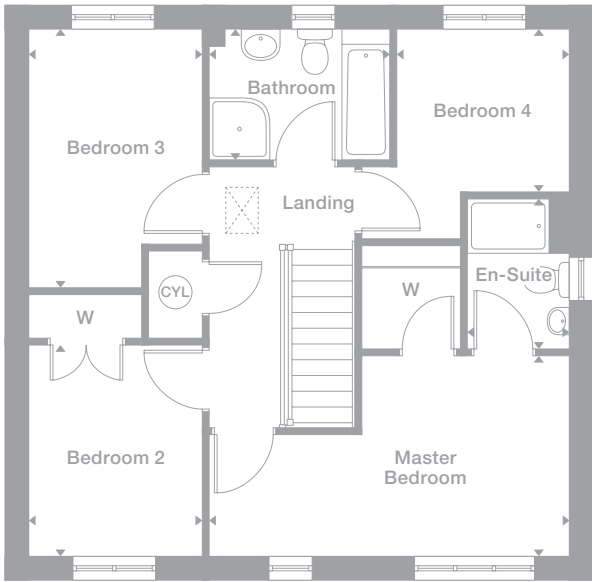
Total Floor Space
1,323 sq ft



Ground Floor



First Floor



Room Dimensions

Ground Floor

Lounge	Utility
3.022m x 4.590m min	1.644m max x 1.719m max
9'11" x 15'1"	5'5" x 5'8"
Dining/Family	Study
4.651m x 2.997m	2.639m x 2.322m
15'3" x 9'10"	8'8" x 7'7"
Kitchen	
3.283m x 2.140m min	
10'9" x 7'0"	
WC	
2.639m x 1.244m	
8'8" x 4'1"	

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First Floor

Master Bedroom	Bedroom 4
5.292m max x 2.944m max	2.541m min x 2.371m min
17'4" x 9'8"	8'4" x 7'9"
En-Suite	Bathroom
1.506m max x 2.206m max	2.656m x 1.896m
4'11" x 7'3"	8'9" x 6'3"
Bedroom 2	
2.548m x 3.083m	
8'4" x 10'1"	
Bedroom 3	
2.548m max x 3.779m max	
8'4" x 12'5"	

* Plots are a mirror image of plans shown above



4 Bed

Hughes

Plots

2*, 10*, 26

Key Features

French Doors
Feature Bay Window
Master Bed Wardrobes
Wardrobe to Bed 2
2 En-Suites
Downstairs WC
Garage

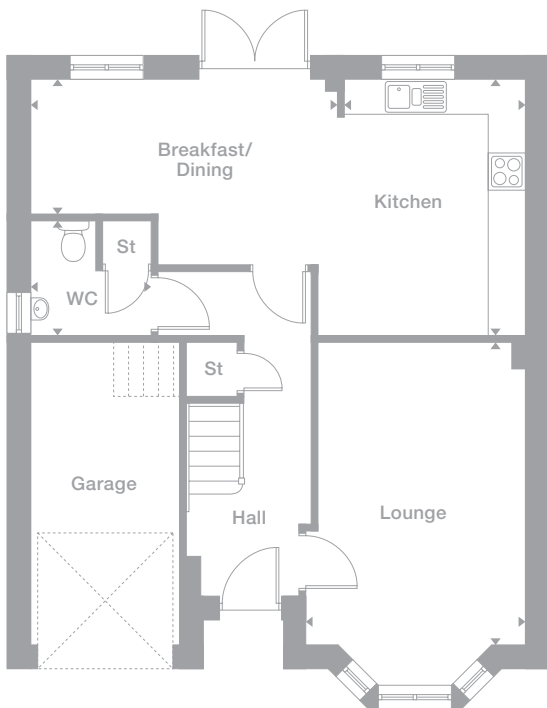
Total Floor Space

1,429 sq ft

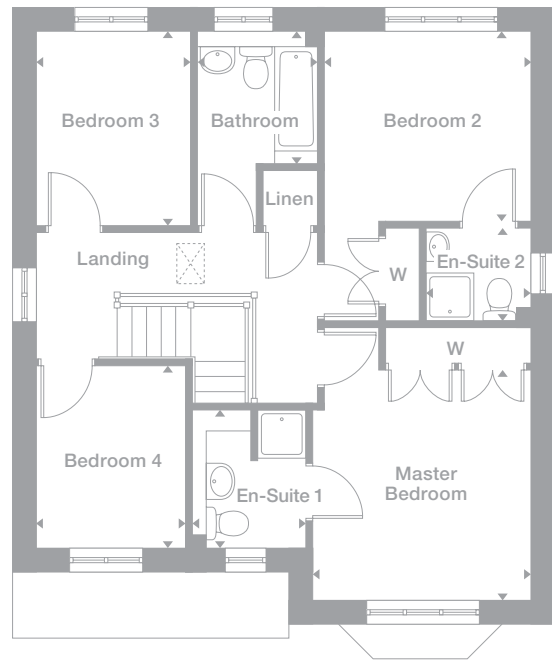
Overview

The beautiful ironwork of the porch reflects the attention to detail found throughout this immensely comfortable family home. Upstairs, reached via a bright L-shaped landing, two of the four bedrooms include en-suite facilities and built-in wardrobes.

Ground Floor



First Floor



Room Dimensions

Ground Floor

Lounge
3.383m x 4.942m min
11'1" x 16'3"

Breakfast/Dining
5.035m x 2.227m min
16'6" x 7'4"

Kitchen
2.964m x 4.208m
9'9" x 13'10"

WC
2.005m max x 1.884m
6'7" x 6'2"

First Floor

Master Bedroom
3.564m x 4.466m max
11'8" x 14'8"

En-Suite 1
1.872m x 2.283m
6'2" x 7'6"

Bedroom 2
3.377m x 3.081m min
11'1" x 10'1"

En-Suite 2
1.713m x 1.535m
5'7" x 5'0"

Bedroom 3
2.548m x 3.160m
8'4" x 10'4"

Bedroom 4
2.470m x 3.000m
8'1" x 9'10"

Bathroom
1.980m max x 2.146m min
6'6" x 7'0"

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Yeats

4 Bed

Plots
6*, 7, 18*, 27, 29

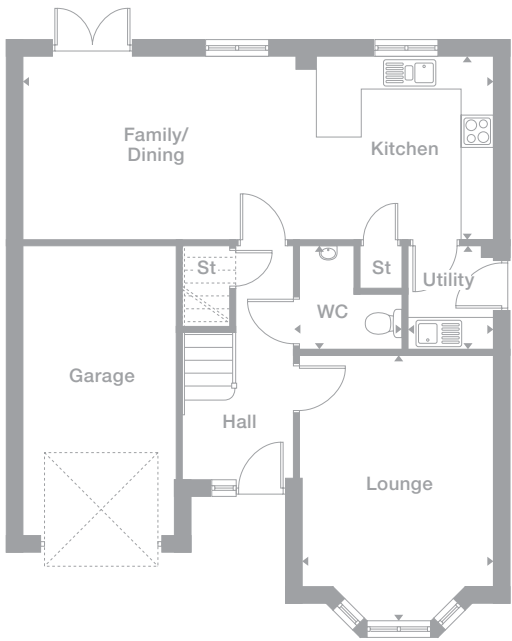
Overview
With a separate utility room freeing the impressive family kitchen area for creative cookery and convivial dining, and a spacious gallery landing upstairs, the Yeats offers a light, airy ambience that will be a continual source of pleasure.

Key Features
French Doors
Feature Bay Window
Master Bed En-Suite
Master Bed Wardrobes
Wardrobe to Bed 2
Downstairs WC
Utility
Garage

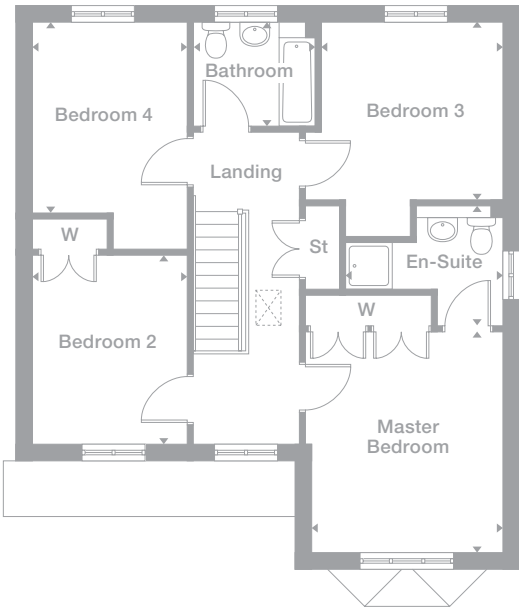
Total Floor Space
1,538 sq ft



Ground Floor



First Floor



Room Dimensions

Ground Floor

Lounge
3.616m x 4.948m min
11'10" x 16'3"

Family/Dining/Kitchen
8.861m x 3.424m
29'1" x 11'3"

WC
1.912m x 1.964m
6'3" x 6'5"

Utility
1.614m x 1.964m
5'4" x 6'5"

First Floor

Master Bedroom
3.616m x 4.148m
11'10" x 13'7"

En-Suite
2.970m max x 2.288m max
9'9" x 7'6"

Bedroom 2
2.920m x 3.575m
9'7" x 11'9"

Bedroom 3
3.421m min x 3.339m min
11'3" x 10'11"

Bedroom 4
2.920m x 3.575m min
9'7" x 11'9"

Bathroom
2.335m x 1.957m
7'8" x 6'5"

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4 Bed

Gala

Plots
16*, 17*

Key Features

French Doors
Family/Dining Room
Master Bed En-Suite
Master Bed Wardrobes
Excellent Storage
Utility
Garage

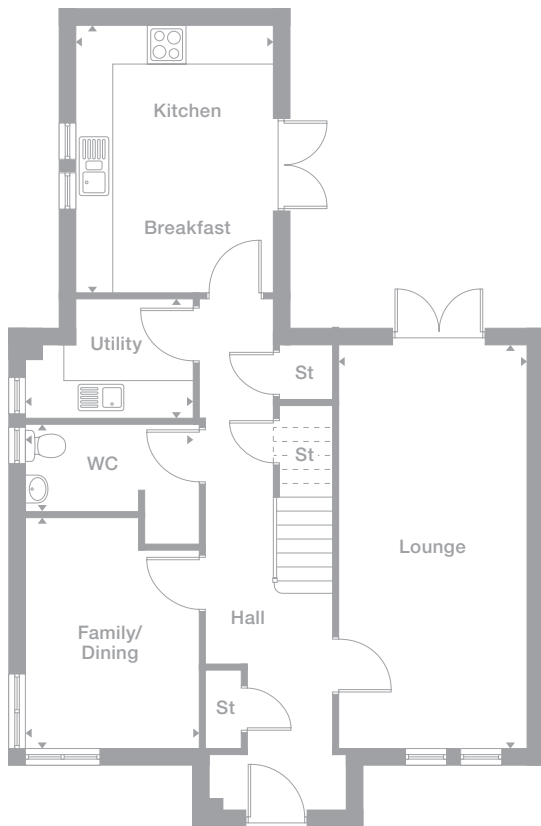
Total Floor Space

1,586 sq ft

Overview

Dual french doors open on to a sheltered area of garden bringing additional flexibility to this impressive home which features dual aspect windows in several rooms and a luxurious master bedroom with large twin wardrobes.

Ground Floor

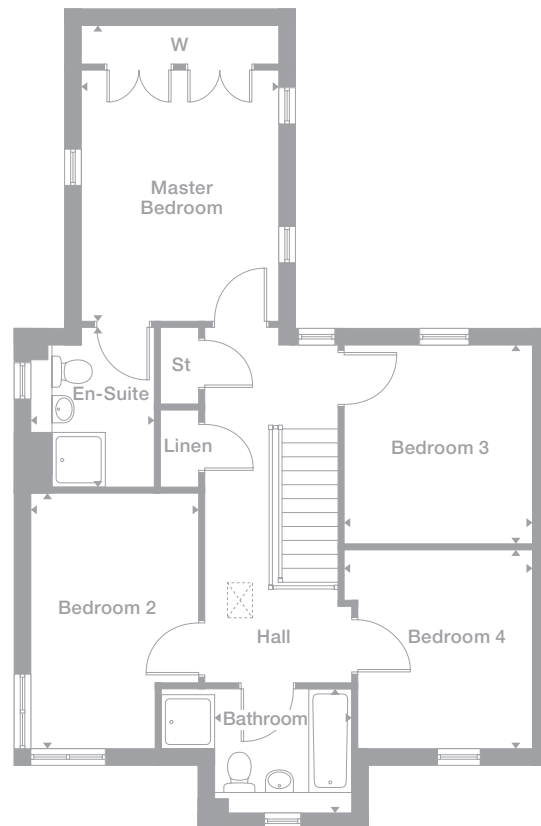


Room Dimensions

Ground Floor

Lounge 3.078m x 6.627m 10'1" x 21'9"	WC 2.829m x 1.450m 9'3" x 4'9"
Family/Dining 2.829m max x 3.768m max 9'3" x 12'4"	Utility 2.713m max x 1.950m max 8'11" x 6'5"
Kitchen/Breakfast 3.227m x 4.386m 10'7" x 14'5"	

First Floor



First Floor

Master Bedroom 3.227m x 4.149m max 10'7" x 13'7"	Bedroom 3 3.097m x 3.266m 10'2" x 10'9"
En-Suite 2.000m x 2.644m max 6'7" x 8'8"	Bedroom 4 3.097m max x 3.266m 10'2" x 10'9"
Bedroom 2 2.748m max x 4.149m max 9'0" x 13'7"	Bathroom 2.227m x 2.000m 7'4" x 6'7"

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Kennaway

4 Bed

Plots
12*, 13, 24*

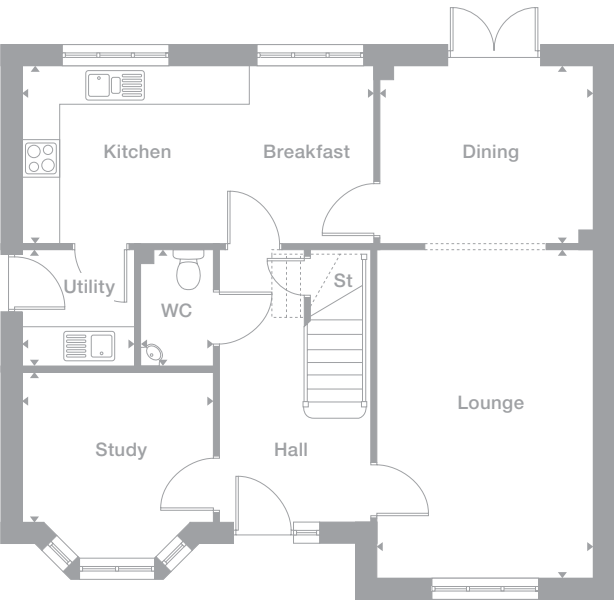
Overview
On one side, the broad hallway opens on to a dramatic lounge where an elegant archway frames the dining room and offers views through to the garden. On the other, the bay-windowed study provides an inspiring workspace.

Key Features
French Doors
Feature Bay Window
Master Bed En-Suite
Master Bed Wardrobe
Wardrobe to Bed 2
Large Family Bathroom
Utility
Study

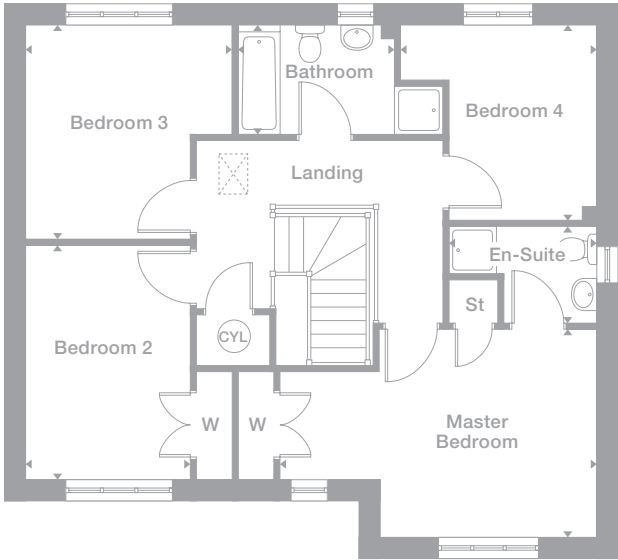
Total Floor Space
1,600 sq ft



Ground Floor



First Floor



Room Dimensions

Ground Floor

Lounge	Utility
3.570m x 5.408m	1.841m x 1.906m
11'9" x 17'9"	6'0" x 6'3"
Dining	Study
3.530m x 2.908m	3.131m x 2.478m min
11'7" x 9'6"	10'3" x 8'2"
Kitchen/Breakfast	
5.795m x 2.908m	
19'0" x 9'6"	
WC	
1.195m x 1.906m	
3'11" x 6'3"	

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First Floor

Master Bedroom	Bedroom 4
5.238m max x 3.400m	3.247m max x 3.208m
17'2" x 11'2"	10'8" x 10'6"
En-Suite	Bathroom
1.614m x 2.447m	2.591m min x 1.797m
5'4" x 8'0"	8'6" x 5'11"
Bedroom 2	
2.698m x 3.888m	
8'10" x 12'9"	
Bedroom 3	
3.393m max x 3.526m max	
11'2" x 11'7"	

* Plots are a mirror image of plans shown above



4 Bed

Humber

Plots

11, 14, 15, 25*

Key Features

French Doors
Feature Bay Windows
Family/Dining/Kitchen
Study/Snug/Dressing
Master Bed Wardrobe
Wardrobe to Bed 2
2 En-Suites
Utility
Double Garage

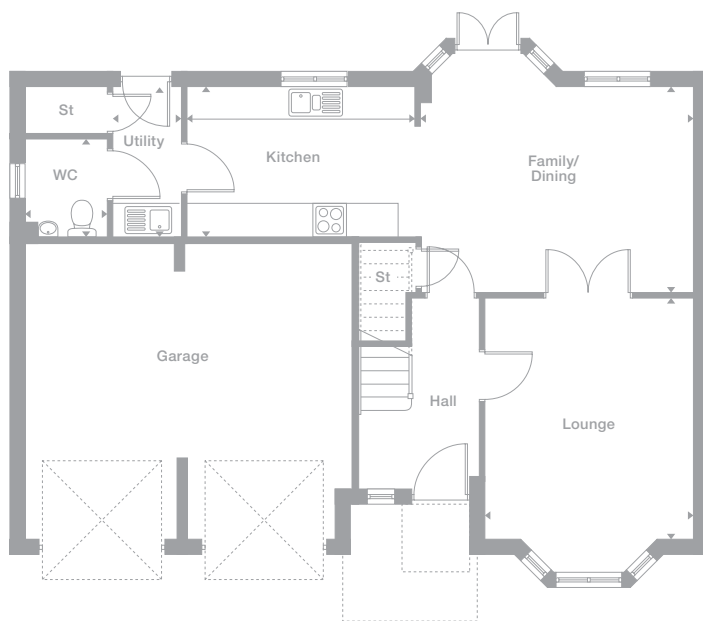
Total Floor Space

1,635 sq ft

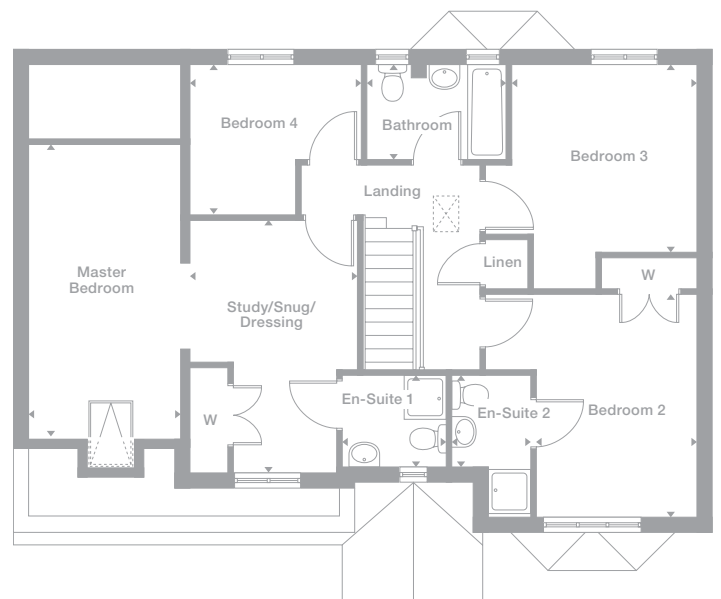
Overview

Filled with quite exceptional features, including a light-filled dining room with bay-style french windows, a luxurious master bedroom incorporating a spacious dressing area, and a second en-suite bedroom, the Humber is an impressive home of great quality.

Ground Floor



First Floor



Room Dimensions

Ground Floor

Lounge 3.750m x 4.314m min 12'4" x 14'2"	WC 1.500m x 1.781m 4'11" x 5'10"
Family/Dining 4.905m x 3.669m 16'1" x 12'2"	Utility 1.388m x 1.781m 4'7" x 5'10"
Kitchen 3.996m x 2.679m 13'1" x 8'9"	

First Floor

Master Bedroom 2.720m x 5.293m 8'11" x 17'4"	Study/Snug/Dressing 3.012m max x 4.630m 9'11" x 15'2"
En-Suite 1 1.888m x 1.616m 6'2" x 5'4"	Bedroom 3 3.357m x 3.308m 11'0" x 10'10"
Bedroom 2 2.855m min x 4.067m 9'4" x 13'4"	Bedroom 4 3.057m max x 2.694m max 10'0" x 8'10"
En-Suite 2 1.466m x 2.559m 4'10" x 8'5"	Bathroom 2.540m x 1.700m 8'4" x 5'7"

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Chichester

5 Bed

Plots

1, 20*, 21

Overview

The first impression made by the hallway is reinforced by each room in turn, from the spacious L-shaped kitchen and family room to the exciting master bedroom with its capacious wardrobes forming a corridor to the en-suite shower.

Key Features

- Elegant Staircase
- Gallery Landing
- Breakfast Room
- Dressing Area
- 2 En-Suites
- Utility
- Study
- Double Garage

Total Floor Space

1,908 sq ft



Ground Floor



First Floor



Room Dimensions

Ground Floor

Lounge	WC
3.586m x 5.200m min	1.115m x 2.065m
11'9" x 17'1"	3'8" x 6'9"
Dining	Utility
3.586m x 2.772m	2.271m x 2.065m
11'9" x 9'1"	7'5" x 6'9"
Breakfast/Family	Study
2.715m x 5.697m	3.486m x 2.300m min
8'11" x 18'8"	11'5" x 7'7"
Kitchen	
3.966m x 3.484m	
13'0" x 11'5"	

First Floor

Master Bedroom	Bedroom 3
3.385m x 4.040m	3.591m max x 2.869m max
11'1" x 13'3"	11'9" x 9'5"
En-Suite 1	Bedroom 4
1.809m max x 1.586m max	3.225m max x 2.908m max
5'11" x 5'2"	10'7" x 9'6"
Bedroom 2	Bedroom 5
3.537m max x 2.729m	2.531m x 2.729m
11'7" x 8'11"	8'4" x 8'11"
En-Suite 2	Bathroom
1.434m max x 1.929m	2.555m max x 2.279m max
4'8" x 6'4"	8'5" x 7'6"

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5 Bed

Leader

Plots
5, 19, 28

Key Features

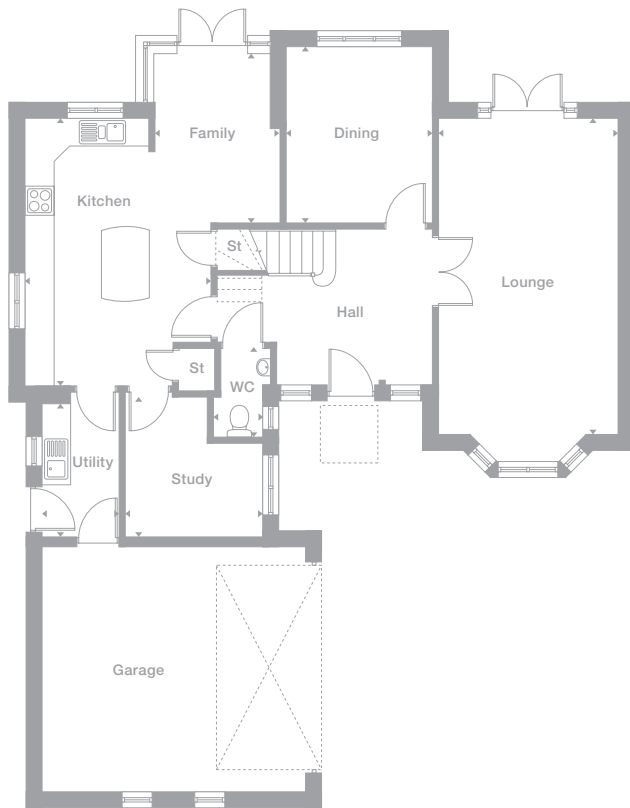
French Doors
Dormer Window
Feature Bay Window
Master Bed Wardrobes
2 En-Suites
Utility
Study
Double Garage

Total Floor Space
2,184 sq ft

Overview

From its sheltered courtyard entrance to the magnificent master bedroom suite, the Leader reflects the pinnacle of residential architecture. Interiors like the gallery landing and conservatory-style family room will bring special satisfaction to everyday life.

Ground Floor



First Floor



Room Dimensions

Ground Floor

Lounge 3.745m x 6.627m min 12'3" x 21'9"	WC 1.024m x 1.848m 3'4" x 6'1"
Dining 3.068m x 3.720m 10'1" x 12'2"	Utility 1.631m x 2.946m 5'4" x 9'8"
Family 2.379m max x 3.554m max 7'10" x 11'8"	Study 2.869m max x 2.947m max 9'5" x 9'8"
Kitchen 3.879m max x 5.624m max 12'9" x 18'5"	

First Floor

Master Bedroom 4.597m max x 6.565m 15'1" x 21'6"	Bedroom 3 3.066m x 3.739m 10'1" x 12'3"
En-Suite 1 1.746m x 2.831m 5'9" x 9'3"	Bedroom 4 3.067m min x 4.093m 10'1" x 13'5"
Bedroom 2 2.812m x 3.599m max 9'3" x 11'10"	Bedroom 5 3.745m x 2.434m 12'3" x 8'0"
En-Suite 2/3 2.440m x 2.239m 8'0" x 7'4"	Bathroom 2.772m x 1.930m 9'1" x 6'4"

* Plots are a mirror image of plans shown above

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section at the back of this brochure for more information.

Arts & Entertainment

Peebles Arts Festival, held at the end of August, has events for children and adults including cinema, theatre, music, visual arts, literature, crafts, workshops and walking tours. The Eastgate Theatre, one of the main Festival venues, also presents live shows throughout the year. Peebles has a popular museum, gallery and library housed in the historic Chambers Institution within the town centre.

Useful Contacts

Peebles Swimming Pool
Port Brae
01721 720 779

Gytes Leisure Centre
Walkershaugh
01721 732 688

Peebles Post Office
14 Eastgate
01721 720 119

Lloyds Pharmacy
20 High Street
01721 720 729

Kingsland
Primary School
Neidpath Road
01721 720 025

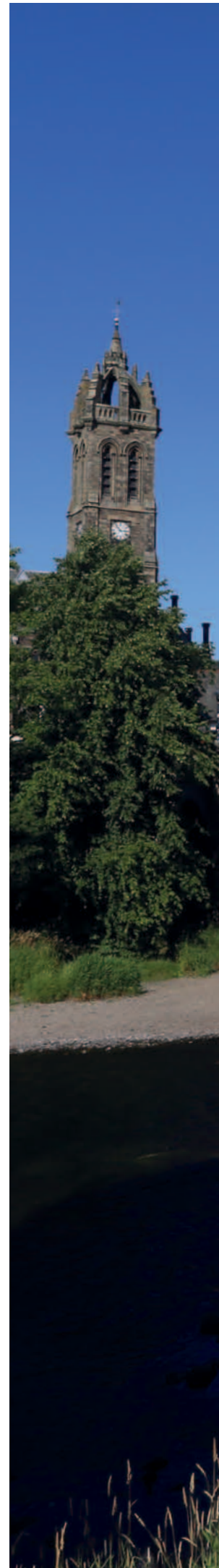
Halyrude
RC Primary School
Rosetta Road
01721 720 238

Peebles High School
Springwood Road
01721 720 291

Neidpath Medical Practice
Hay Lodge Health Centre,
Neidpath Road
01721 720 380

The Tweed Practice
Hay Lodge Health Centre,
Neidpath Road
01721 720 601

John Hammond
Dental Surgery
1-3 Crossland Crescent
0203 504 1518





Specification

All Housetypes
(where applicable)

Kitchens

Contemporary styled fitted kitchen with choice of mix-n-match frontals	✓
Chunky cladding to base units and panel framing to wall units	-
Pan drawer type base units and upward bi-fold opening wall units	-
Bullnosed edged worktop with upstand to wall	✓
Square PVC edged worktop with upstand to wall	-
Stainless steel one and half bowl sink (where layout permits) and monobloc mixer tap	✓
Stainless steel single bowl sink and monobloc mixer tap to utility (where layout permits)	✓
Stainless steel chimney hood and splashback to hob	✓
Stainless steel 4-burner gas or electric ceramic hob	✓
Stainless steel 5-burner gas or electric ceramic hob	-
Stainless steel single fan oven	✓
Stainless steel single multi-function fan oven	○
Stainless steel double multi-function fan oven	○
Stainless steel integrated microwave oven (where layout permits)	-
Space for in-column fridge/freezer	✓
Housing for integrated fridge/freezer (appliances not included)	✓
Integrated fridge/freezer	○
Plumbing and electrics for washing machine	✓
Integrated washing machine	○
Plumbing and electrics for dishwasher	✓
Integrated dishwasher	○
Delta downlighters to underside of wall units	-
3 spot LED track light to ceiling	✓
LED downlighters to ceiling	○
Brushed stainless steel sockets and switches	○
Ceramic floor tiles	○

Bathrooms

Ideal Standard's contemporary styled 'Concept Arc/Cube/Sphere' bathroom suite	✓
Soft close toilet seat to bathroom WC	✓
Soft close toilet seats	○
Lever operate chrome monobloc mixer taps	✓
Chrome look electric shower	✓
Bar style chrome shower mixer valve	✓
Low profile shower tray with stainless steel framed clear glass enclosure	✓
Shaver point to en-suite	○
Drum type low energy light to ceiling	✓
LED downlighters to ceiling	○
Full height ceramic tiling to shower area	✓
Half height ceramic tiling to walls incorporating sanitaryware appliances	✓
Ceramic floor tiles	○

- ✓ Standard
- Optional Extra
- Not Available

Electrical

Mains wired (with battery back-up) smoke and carbon monoxide detectors	✓
Power and lighting to integral garages	✓
TV socket to lounge and master bedroom	✓
TV socket to lounge, kitchen and master bedroom	○
BT socket	✓
PIR operated porch light	✓
Front doorbell and chime	✓
Intruder alarm	○

Heating

Gas central heating throughout	✓
Thermostatically controlled radiators to all rooms (except where thermostat is fitted)	✓
Programmable control of heating zones	✓
Chrome towel radiator to bathroom/en-suite	○

Exterior

Double glazed PVCu windows (where planning permits)	✓
Double glazed PVCu french casement doors to patio (where layout permits)	✓
Double glazed PVCu bi-fold doors to patio (where layout permits)	-
PVCu fascias, soffits and gutters (where planning permits)	✓
Multi-point door locking system to front and rear doors	✓
Up-and-over steel garage door	✓
House numbers ready fitted	○
Outside cold water tap	○

Decorative

Stop chamfer moulded spindles and newels to staircase	-
Clear finished natural oak staircase handrail	-
Ovolo moulded skirting boards and architraves	✓
Vertical 5-panel moulded timber effect/2-panel moulded smooth/groove pattern internal doors with chrome lever on rose door handles	✓
Smooth finish ceilings, painted in white emulsion	✓
Walls painted in soft white/white emulsion	✓
Woodwork painted satin white	✓
Integrated wardrobe to master bedroom	✓
Fitted wardrobe system to master bedroom	-
Fitted wardrobe system to bedroom 2	○

Landscaping

Turf to front garden	✓
1,800mm high, larch lap fence panel. 900mm post and rail timber fence. Refer to site layout.	✓
1,800mm high, larch lap/close board boundary fencing	○

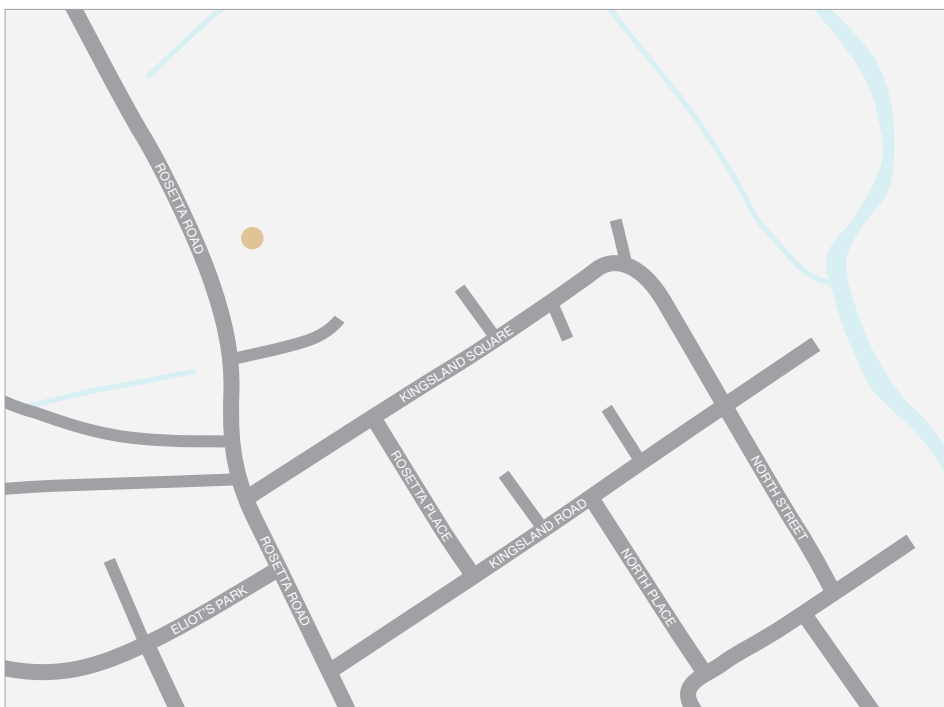
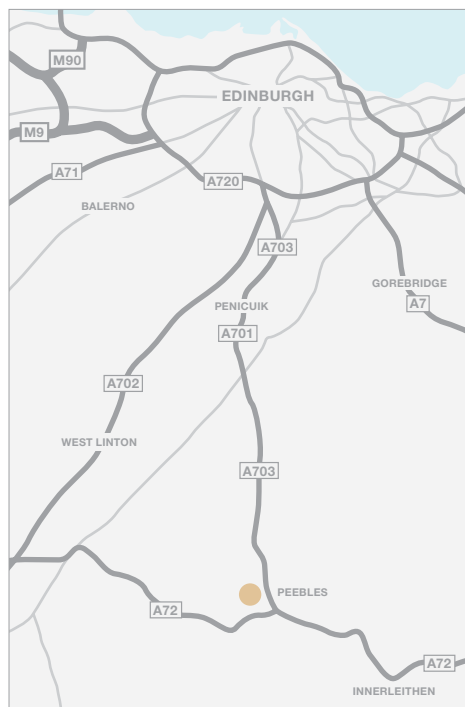
All customer choices and optional extras can only be included at an early stage of building construction please check with the Sales Adviser for specific details. These sales particulars do not constitute a contract, form part of a contract or a warranty. Please refer to the 'Important Notice' section at the back of this brochure for more information. Photography represents typical Miller Homes' fittings and options.

How to find us

We are open Thursday - Monday

11am - 6pm

Telephone: 0800 840 8425



From Edinburgh and the North

Exit at the Lothianburn junction of the bypass and take the A702 to Biggar Road. Take the slip road A701/A703 Peebles (Seafeld Moor Road), at Gowley Moss Roundabout take the second exit and continue on the A701. Take the slip road to Auchendinny (B7026), continue past Dalmore Mill, then continue through Loanstone, turn left at the Leadburn Junction onto Peebles Road (A703). Approaching Peebles, take the right turn signposted to Rosetta Caravan Park. Around a mile on, the entrance to Peebles Gait is on the left hand side.

From Glasgow and the West

Take the M8 to Edinburgh and join the City Bypass South (A720). Carry on straight through the Dreghorn junction, then leave the Bypass at the next junction to join the A702 following signs for Penicuik and Biggar. Half a mile on, take the left-hand fork to join the A703, signposted for Peebles and Penicuik. Two miles on, turn right at the lights to join the A701 through Penicuik and follow signs for Peebles. Almost 16 miles after Straiton junction, approaching Peebles, take the right turn signposted to Rosetta Caravan Park. Around a mile on, the entrance to Peebles Gait is on the left hand side.

Sat Nav: EH45 8HF

Important Notice:

Although every care has been taken to ensure the accuracy of all the information given, the contents do not form part of any contract, or constitute a representation or warranty, and, as such, should be treated as a guide only. Interested parties should check with the Sales Adviser and confirm all details with their solicitor. The developer reserves the right to amend the specification, as necessary, without prior notice, but to an equal or higher standard. Please note that items specified in literature and showhomes may depict appliances, fittings and decorative finishes that do not form part of the standard specification. The project is a new development which is currently under construction. Measurements provided have not been surveyed on-site. The measurements have been taken from architect's plans, and, as such, may be subject to variation during the course of construction. Not all the units described have been completed at the time of going to print and measurements and dimensions should be checked with the Sales Adviser and confirmed with solicitors.



the place to be®

How Green?

We're fully committed to sustainable solutions in the way we design and build your home. For example, around 75% of the homes we build stand on 'brownfield' sites - that's previously used land. Find out how you can do your bit too by taking the environment test.

www.mymillerstreet.co.uk

Why Miller?

We've been building homes since 1934, that's three generations of experience. We've learned a lot about people and that's made a big difference to what we do and how we do it.

We're enormously proud of the homes we build, combining traditional craftsmanship with new ideas like low carbon technologies. The big difference is that we don't stop caring once we've finished the building, or when we've sold the house, or even once you've moved in. We're there when you need us, until you're settled, satisfied and inviting your friends round.

millerhomes

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www.millerhomes.co.uk