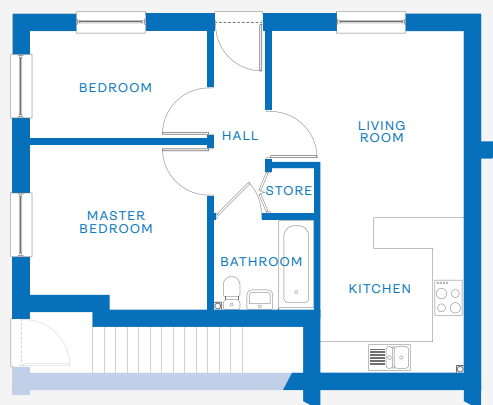




Llanbedr 2 BEDROOM GROUND FLOOR APARTMENT

Plot 17 - Ground Floor Apartment

Living Room	4.6 x 3.65m	15'1" x 11'11"
Kitchen	3.0 x 2.8m	9'10" x 9'2"
Master Bedroom	3.48 x 3.23m	11'5" x 10'7"
Bedroom Two	3.48 x 2.09m	11'5" x 6'10"
Bathroom	1.97 x 1.78m	6'5" x 5'10"



Dimensions shown are approximate internal finished dimensions, which may vary. Sizes indicated are not intended to be used for carpet sizes, appliance spaces or items of furniture. Window and door positions may vary due to plot orientation. Elevational treatments may vary to those shown. These particulars are intended for guidance only, they do not constitute a contract, part of a contract or warranty.

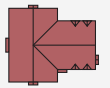


Dave Cottle
Homes

Cae Capel **Pentre Llanrhaeadr**

LL16 4NT

A stunning collection of thirty-three spacious family homes and apartments, situated on the fringes of a thriving village in the beautiful Denbighshire countryside.



Llanbedr

• Plot 17

Llanbedr 2 BEDROOM GROUND FLOOR APARTMENT

KITCHEN

- Choice of quality fitted kitchen
- Choice of quality fitted laminate worktops to kitchen units
- Integrated single microwave combination oven
- Electric induction hob
- Stainless steel cooker hood
- Integrated fridge freezer
- Plumbing for washing machine
- Choice of floor tiling to kitchen from approved range

BATHROOM

- Bathroom sanitaryware including shower over bath
- Thermostatic shower valves

- Vanity units
- Half height tiling to bathroom with full height to shower
- Choice of floor tiling to bathroom from approved range
- Chrome towel rail

INTERNAL FEATURES

- Led downlights throughout
- Brushed chrome sockets & switches throughout
- Aerial / Sky coax including aerial to roof space

EXTERNAL FEATURES

- External light to front door
- Doorbell to front door