

# THE CARGILL



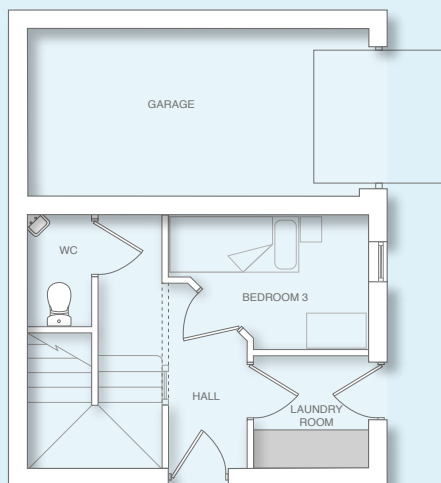
## 3 Bedroom Cluster Town House

The Cargill is a 3 bedroom town house with bags of versatility to appeal to growing families and professional couples. The property offers contemporary living which can be adapted to suit the needs of the homeowners.

The entrance hallway leads to the laundry room, a guest cloakroom and bedroom 3 which could also serve well as a study. The ground floor also has an integral garage.

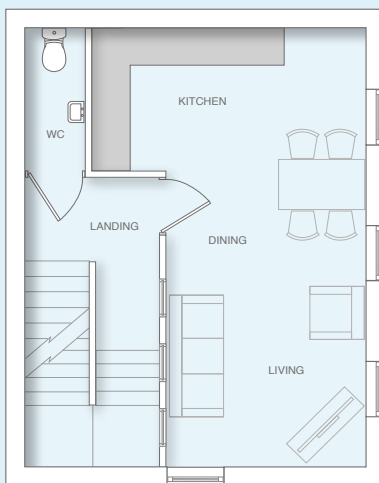
The first floor is a dual aspect open plan flexible living space for cooking, eating and relaxing – perfect for entertaining or the hub of family life depending on your needs.

Upstairs you find the master bedroom and guest bedroom or nursery. A handy storage cupboard and family bathroom with separate shower complete the second floor.



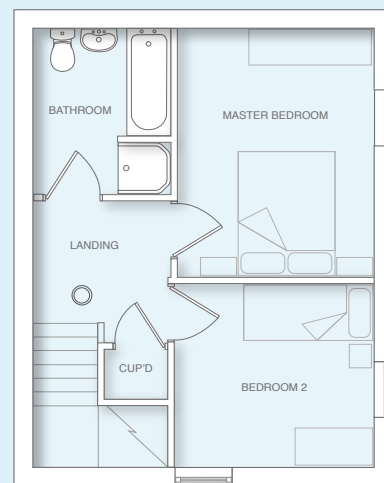
### Ground Floor

Laundry Room	1800 x 1800 mm 5' 10" x 5' 10"
Bedroom 3	2163 x 3132 mm max 7' 1" x 10' 3"
Guest Cloakroom	1000 x 1800 mm 3' 3" x 5' 10"



### First Floor

Kitchen, Dining & Living	7050 x 4300mm max 23' 1" x 14' 1"
WC	2300 x 932mm 7' 6" x 3' 0"



### Second Floor

Master Bedroom	4000 x 3082 mm 13' 1" x 10' 1"
Bedroom 2	2950 x 3132 mm 9' 8" x 10' 3"
Bathroom	2665 x 2150 mm 8' 8" x 7' 0"



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This image is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of an individual property. It shows a typical Broadgate home of this type, but external materials and landscaping may vary throughout the development and from site to site. Certain windows are subject to plot position on site. Properties may also be built handed (mirror image).

The floor plans depict a typical layout of this housetype. All dimensions are + or - 50mm and floor plans are not shown to scale. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences always consult your Sales Negotiator.

HP16/1042/22