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DISCOUNTED MARKET VALUE APARTMENTS

APARTMENT 3A & 3B

FIXED PRICE £220,500

TWO BEDROOM | TWO BATHROOM | FIRST FLOOR | 854 SQ.FT

floorplan showing apartment 3A; 3B is mirrored



APARTMENT 6A & 6B

FIXED PRICE £220,500

TWO BEDROOM | TWO BATHROOM | SECOND FLOOR | 847 SQ.FT

floorplan showing apartment 6A; 6B is mirrored



APARTMENT 4A

FIXED PRICE £245,000

TWO BEDROOM | TWO BATHROOM | FIRST FLOOR | 951 SQ.FT



SPECIFICATION

INTERNAL FINISHES

- White emulsion finish to all walls
- White emulsion finish to ceilings
- Modern architraves and skirtings finished to match walls
- Satinwood for finish for all joinery
- Special 5 panel door secure by design

KITCHEN

- Modern Luna range kitchen in Matt grey 38mm A5
- Laminate worktops with matching worktop upstands
- in Sude stone Stainless steel 1.5 bowl sink 4 ring combi
- induction hob Zanussi multifunction oven

BATHROOMS AND ENSUITE

- Porcelanosa wall-hung WC to bathroom and ensuite
- White contemporary bath with Grohe chrome mixer taps
- Half height Porcelanosa ceramic tiling to wet walls

ELECTRICAL

- Pendent lighting to bathrooms
- White plastic electrics throughout
- Mains connected smoke and heat detectors
- 7 electric vehicle charging points (1 per apartment)

HEATING SYSTEM

- Gas central heating
- Ideal Standard combi boiler
- Honeywell heating control system with Smart APP

EXTERNAL

- Two turfed communal areas
- Double glazed windows in anthracite grey
- Allocated car parking space
- Lift access
- Security intercom entry system

SALES INCENTIVES (PROVIDED FREE OF CHARGE)

KITCHEN

- Upgraded 4 ring combi induction hob
- Upgraded multifunction oven and combination microwave/oven
- Undercounter fridge and freezer for Apartment 5 only, all other apartments include an integrated fridge freezer
- Dishwasher

BATHROOMS AND ENSUITE

- Vanity unit to main bathroom
- Upgraded Rain shower heads with detachable hand shower
- Upgraded tiling to full height to showers
- Porcelanosa floor tiling to bathrooms

ELECTRICAL

- White downlighters to all areas except bedrooms

APPLICATION PROCESS

These apartments form part of a Section 106 Agreement on the site, under the Newcastle City Council Affordable Housing Scheme.

**The apartments are to be owned 100% by the purchaser but at 70% of the confirmed Market Value
(prices shown in this brochure are 70%)**

There is a select criteria which potential purchasers would need to meet to facilitate a reservation, which must be approved by Newcastle City Council.

**All enquiries must be directed to Sanderson Young
via newhomes@sandersonyoung.co.uk
or on 0191 2130033**

SITEPLAN





SANDERSON YOUNG

FOR MORE INFORMATION PLEASE CONTACT
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