



Persimmon

Together, we make your home



Carnegie Fauld Phase 2

Dunfermline • Fife

Together, we make your home

When it comes to designing a new development, we apply the same philosophy every time – make it unique, make it personal. That's because we understand your new home is more than simply bricks and mortar. It's a private place of sanctuary where we hope you'll laugh, entertain and escape for many years to come.

**"As we celebrate 50 years,
find out more about us
on page 4"**



5 stars!

We're proud of our 5 star builder status awarded by the national Home Builders Federation (HBF). It's a reflection of our commitment to delivering excellence always and putting our customers at the heart of all we do.



Carnegie Fauld Phase 2

Find out more

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Who we are

A little bit about us

You're about to make one of the most exciting investments of your life! A beautiful place to call home for years to come. Here are some reasons to invest in a Persimmon home...

50-year pedigree

We've been building homes and communities since the early seventies, and just as fashions have moved on, so too has construction. Over half a century we've perfected processes, fine-tuned materials and honed skills to make us one of today's most modern and progressive home builders.

Sustainability mission

We're committed to reducing our impact on the planet and building for a better tomorrow, with a dedicated in-house team focused on this. [Read more on page 26](#)

Persimmon in numbers

It's not all about numbers we know, but to give you sense of scale here are a few:

14,551

homes
sold in
2021

200+

locations
across
the UK

5000+

employees
make it all
happen

300+

apprentices
taken on
each year

£1.8m

donated to
c.900 charities
in 2021



Real Living Wage

We're proud to be accredited to the Real Living Wage. We value our employees and want to pay them fairly for the good work they do.

Like to know more? Just scan the QR code below.



Happy hour?

We run Customer Construction Clinics from our on-site sales offices each Monday from 5-6pm. Pop in to see the team both during and after you've moved in to your new home.



10-year warranty

When you buy a Persimmon home it comes complete with a 'peace of mind' 10-year insurance-backed warranty and our own two-year Persimmon warranty.



Help when you need it

You'll have a dedicated customer care helpline, plus cover for emergencies like complete loss of electricity, gas, water or drainage.

"Target 50 forms part of our 50th Anniversary celebrations"



Women in construction

'Target 50' is a Persimmon initiative based on our ambition to recruit 50 female apprentices or technical trainees into construction-related roles across the UK through 2022.

Giving back

We do everything we can to give back to our communities and have proudly contributed towards community hubs, children's play areas, schools and sports facilities.

Our 'Community Champions' and 'Building Futures' programmes help to raise funds for projects and charities across Great Britain. If you'd like to get involved visit persimmonhomes.com/community-champions to see if you could apply to support your local community.

Finishing Touches

We know you'll want to make your home your own, so we created 'Finishing Touches', our home personalisation service.

Read more on page 28





With you all the way

Your journey with us

From finding your perfect new home to moving in,
we're here to help every step of the way.

1.



2.



3.

Reservation

So you've seen a home you love? Speak to one of our friendly sales advisors who will help you secure your dream home.

Solicitor

You'll need to instruct a solicitor or conveyancer at the point of reservation. Your sales advisor can recommend a local independent company.

Mortgage application

Most people will need to apply for a mortgage. We can recommend independent financial advisors to give you the best impartial advice.

4.



5.



6.

Personalise!

The bit you've been waiting for! Making the final choices for your new home. Depending on build stage you can also choose from a range of Finishing Touches.

Exchange contracts

One step closer to moving in – this is where we exchange contracts/missives and your solicitor will transfer your deposit.

Quality assurance

Your home will be thoroughly inspected by site teams and will also have an Independent Quality Inspection to make sure it's ready for you to move into.

7.



8.



9.

Home demo

Another exciting milestone! Here's where you get to see your new home before completion. You'll be shown how everything works and any questions can be answered.

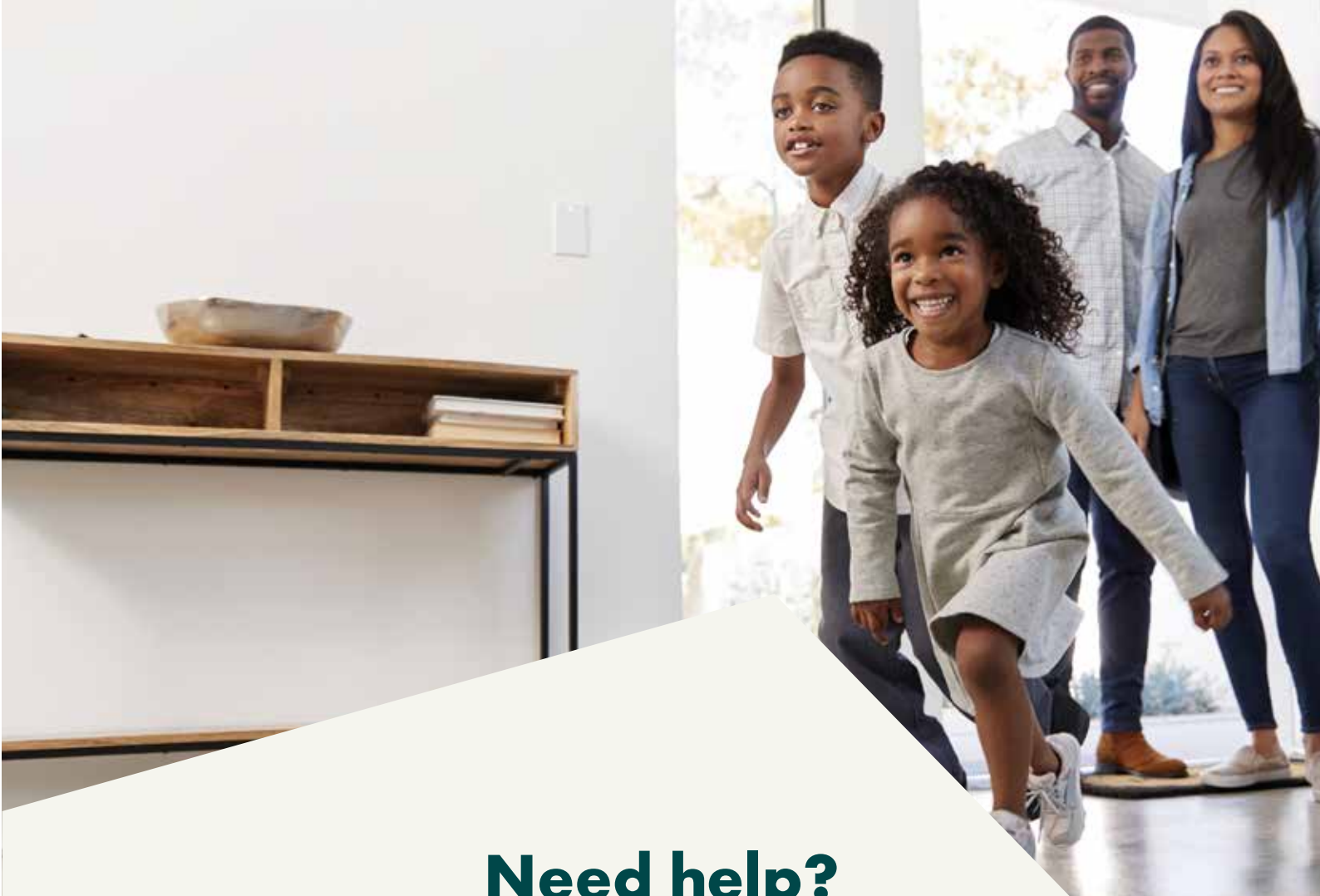
Handover

The moment you've been waiting for! The paperwork has been completed, the money transferred and now it's time to move in and start unpacking...

Aftercare

Our site and customer care teams will support you every step of the way. You'll receive a dedicated customer care line number to deal with any issues.

[persimmonhomes.com](https://www.persimmonhomes.com)



Need help?

One of the best things about buying a new-build home is the amazing offers and schemes you could benefit from. T&Cs apply.



**PART
EXCHANGE**

Part Exchange
Need to sell your home? We could be your buyer. Save money and time and stay in your home until your new one completes.




**HOME
CHANGE**

Home Change
Sell your current home with our support. We'll take care of estate agent fees and offer expert advice to help get you moving.



**EARLY
BIRD**

Early bird
If you've found a plot that's perfect for you, the Early Bird Scheme could be just what you need to secure your dream home.

- 
- A modern living room with a white sofa, a red armchair, and a red wall with a geometric artwork. A green diagonal banner is overlaid on the left side of the image.
- Beautiful range of 2, 3, 4 & 5-bedroom homes
 - Excellent transport links nearby
 - Large city location with great amenities
 - Close to schools for all ages



Perfectly located
for commuting,
shopping & schools.



Dunfermline • Fife

Carnegie Fauld Phase 2

Carnegie Fauld Phase 2 brings a range of beautiful two, three, four and five-bedroom homes to the popular city of Dunfermline in the Kingdom of Fife.

Situated on the eastern edge of Dunfermline, the development is just a few short minutes from facilities including Fife Leisure Park, Halbeath Retail Park, Lynebank Hospital and several schools for all ages. In addition to the excellent selection of high street stores, supermarkets and essential services nearby, Dunfermline is awash with beautiful sights and attractions.

Once the capital of Scotland, the rich heritage of the city can still be seen through the 12th century abbey, the royal palace, St Margaret's Cave and the 15th century Abbot House, while other attractions such as stunning Pittencrief Park mean there's something for everyone.

Great for shopping and leisure

Stores at nearby Halbeath Park include Asda, B&M, Homebase and Argos, while Fife Leisure Park – less than a mile from the development – is home to a cinema, bowling, popular food outlets, Adventure Golf Island, a health club and more shops. In the city centre you'll find Kingsgate Shopping Centre, along with a wide choice of independent stores, bars and restaurants.

Carnegie Fauld Phase 2 is 0.8 miles from junction 3 of the M90 motorway, providing great access south across the Queensferry Crossing to Edinburgh, and north to Perth. Dunfermline Queen Margaret train station and Dunfermline Town train station are conveniently close too, operating 40-minute direct services to Edinburgh.

EXPLORE

Jump in the car and start exploring

Dunfermline
2.4 miles

Dunfermline Train
Station
2.4 miles

Edinburgh Airport
15 miles

Edinburgh Centre
17.5 miles



Carnegie Fauld Phase 2

Development layout



Which home and position is right for you?
Choose from 2, 3, 4 & 5-bedroom homes
across 10 different housetypes.

Our homes

2 bedroom



The Portree

3 bedroom



The Newmore



The Ardbeg



The Kearn



The Elgin

4 bedroom



The Leith



The Balerno



The Thurso



The Whithorn

5 bedroom



The Warriston



Affordable housing

Existing Development
by Persimmon Homes

Calais
Muir Woods

Existing Development
by Persimmon Homes



This site layout is intended for illustrative purposes only, and may be subject to change, for example, in response to market demand, ground conditions or technical and planning reasons. Trees, planting and public open space shown are indicative, actual numbers and positions may vary. This site plan does not form any part of a warranty or contract. Further information is available from a site sales advisor.



Carnegie Fauld Phase 2

Homes at a glance

Carnegie Fauld Phase 2 has something for everyone, from 2-bedroom homes to 5-bedroom family homes.

2 bed



PAGE 14 **THE PORTREE**

2 bed • Garden • Parking •
EPC: B

3 beds



PAGE 15 **THE NEWMORE**

3 beds • En suite • WC •
Garden • Parking • EPC: B



PAGE 16 **THE ARDBEG**

3 beds • En suite • WC •
Garden • Parking • EPC: B

4 beds



PAGE 17 **THE KEARN**

3 beds • En suite • WC •
Garden • Integral garage •
EPC: B



PAGE 18 **THE ELGIN**

3 beds • En suite • WC •
Utility • Garden • Parking •
EPC: B



PAGE 19 **THE LEITH**

4 beds • En suite • WC •
Utility • Garden •
Integral garage • EPC: B



4 beds



PAGE 20 **THE BALERNO**

4 beds • En suite • WC •
Utility • Garden •
Integral garage • EPC: B



PAGE 21 **THE THURSO**

4 beds • En suite • WC •
Utility • Garden • Parking
• EPC: B



PAGE 22 **THE WHITHORN**

4 beds • En suites • WC •
Utility • Garden •
Integral garage • EPC: B

5 bed



PAGE 23 **THE WARRISTON**

5 beds • En suites • WC •
Utility • Garden •
Integral garage • EPC: B



Scan me!

For availability and pricing
on our beautiful new homes
at Carnegie Fauld Phase 2.



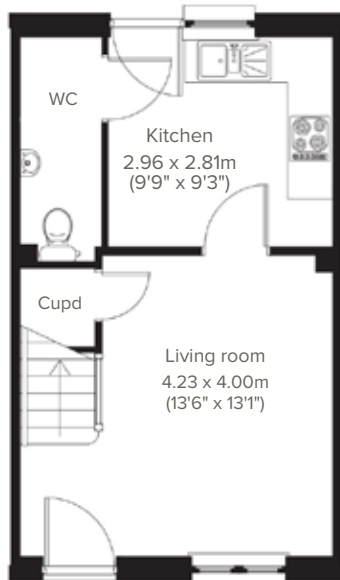


2 bedroom home

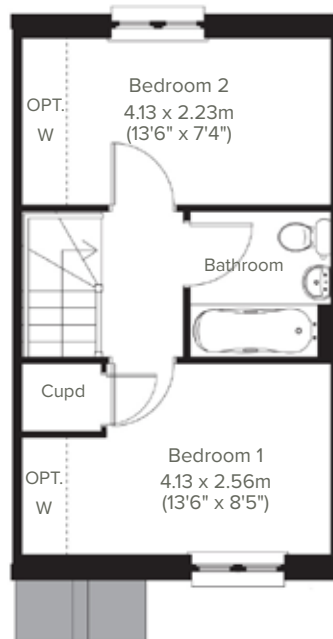
The Portree



The Portree is a popular first home. The front aspect living room has understairs storage and leads into the kitchen and generous WC. Upstairs there are two nicely-proportioned bedrooms and a family-sized bathroom plus a storage cupboard. Perfect for first-time buyers and young professionals.



GROUND FLOOR



1ST FLOOR

Please note that elevation treatments and window/door positions may vary from plot to plot. Plot specific information will be confirmed on your reservation check list.

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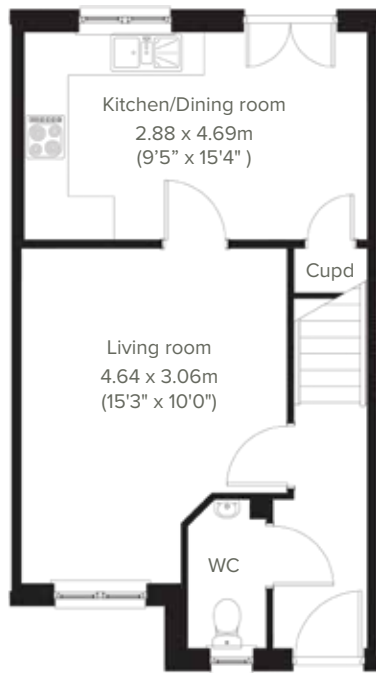


The Newmore

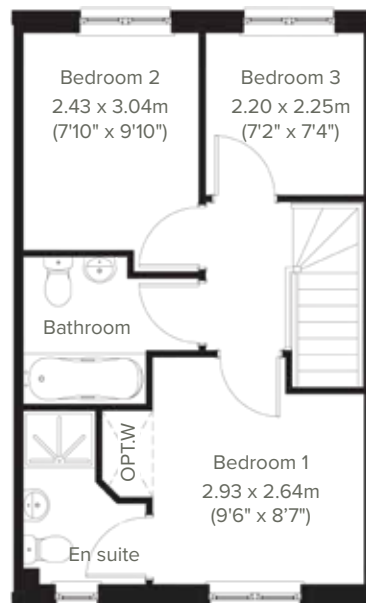
3 bedroom home



The Newmore is an attractive three-bedroom home ideal for modern family living. Its features include a separate living room, open plan kitchen/dining room with access to the rear garden, handy understairs storage and downstairs WC. Upstairs there's a family bathroom, and bedroom one has an en suite.



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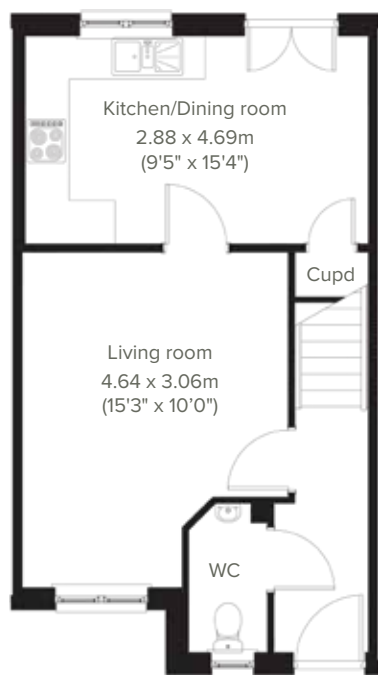


3 bedroom home

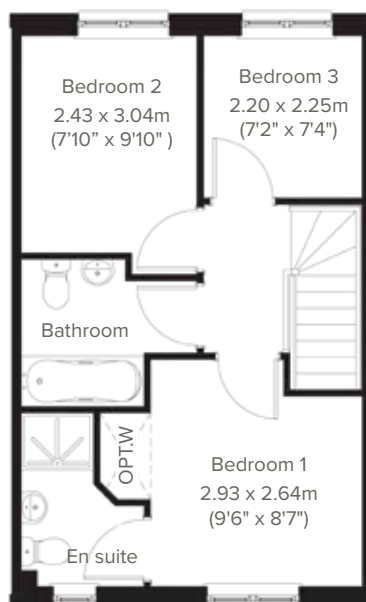
The Ardbeg



The Ardbeg features a bright open plan kitchen/dining room with French doors leading into the garden, a bright front aspect living room, handy storage cupboard and downstairs WC. Upstairs, bedroom one is en suite and there's a good-sized family bathroom.



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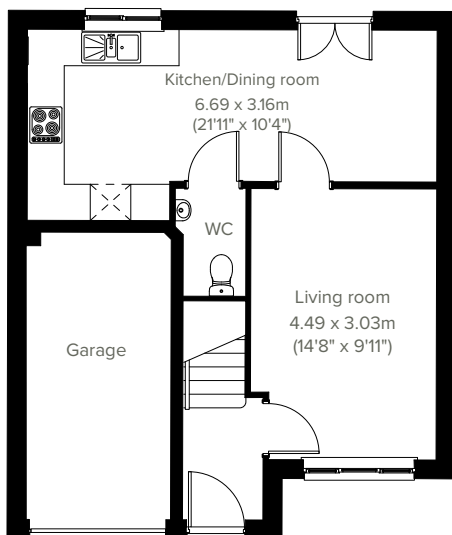


The Kearn

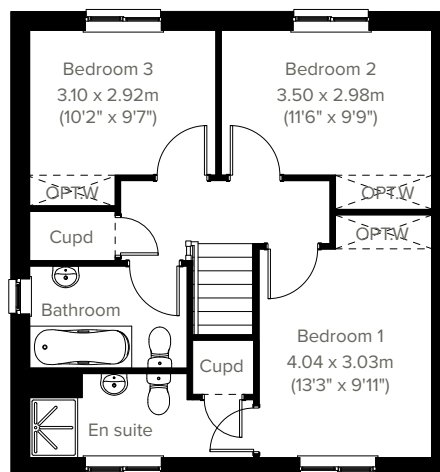
3 bedroom home



An attractive three-bedroom family home, the Kearn is ideal for modern living. The bright open plan kitchen/dining room with French doors leading into the garden is perfect for entertaining and family meals. The front entrance, downstairs WC and two storage cupboards take care of everyday storage. Plus there's an en suite to bedroom one, family bathroom and integral garage.



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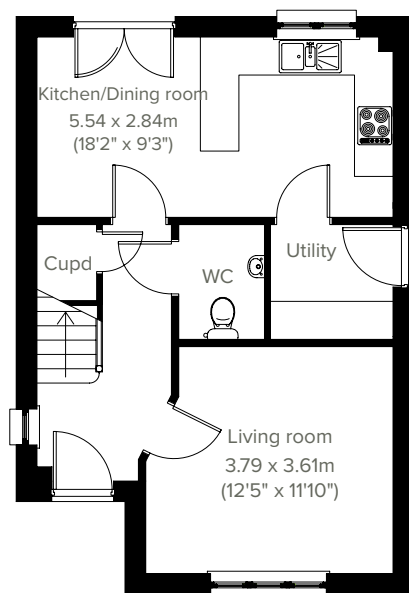


The Elgin

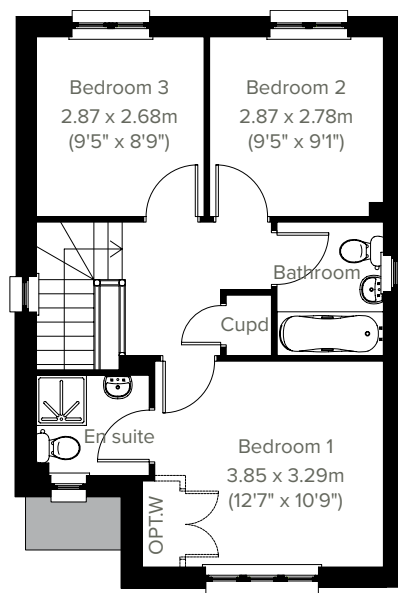
3 bedroom home



Ideal for family life, the Elgin is a beautiful three-bedroom semi-detached or detached home benefiting from a bright open plan kitchen/dining room with French doors leading into the garden. It boasts a bright front aspect living room, separate utility room with outside access, handy storage cupboard and downstairs WC. Upstairs, bedroom one has an en suite and there's a good-sized family bathroom and further storage.



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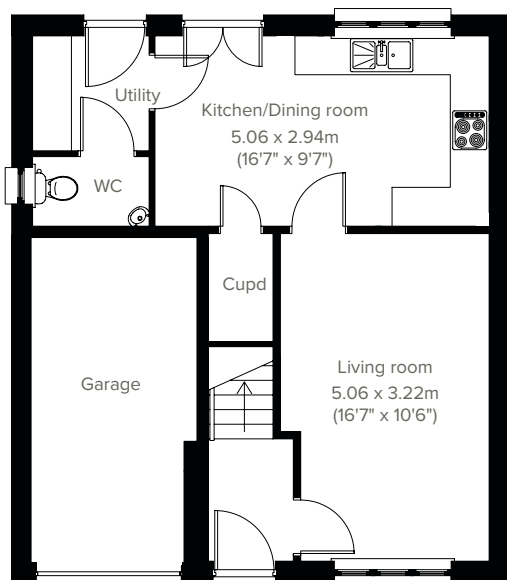


The Leith

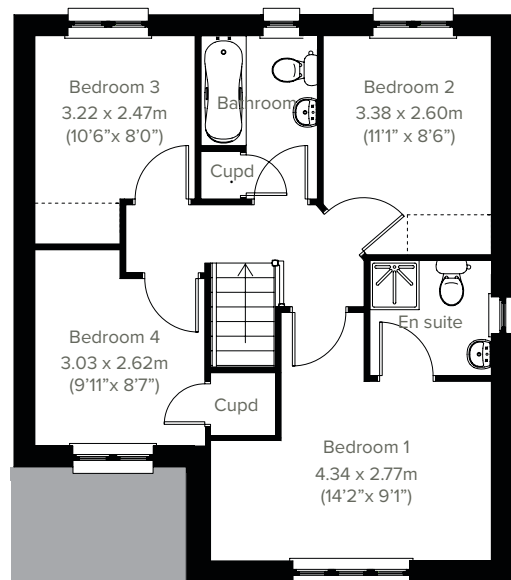
3 bedroom home



Designed with families in mind, the Leith is a fantastic four-bedroom family home with a bright and modern open plan kitchen/dining room with French doors leading into the garden. The integral garage, downstairs WC, three handy storage cupboards and en suite to bedroom one means it ticks all the boxes for practical family-living.



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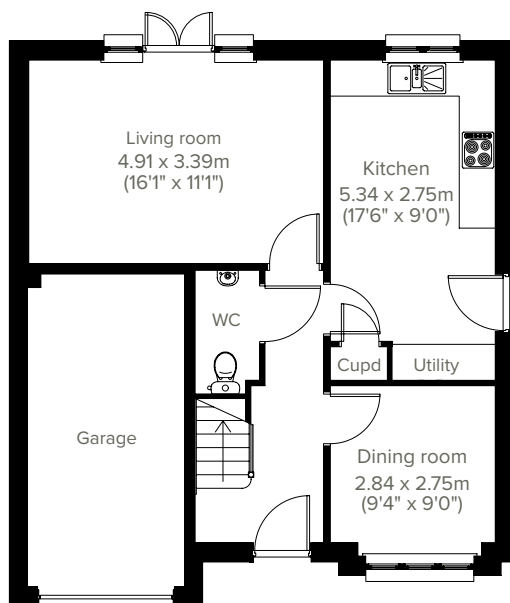


4 bedroom home

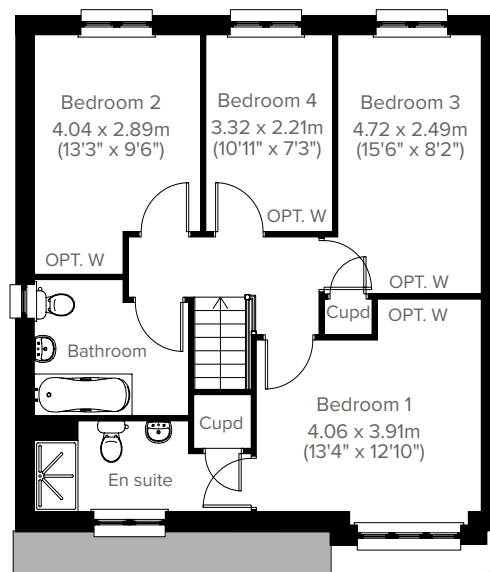
The Balerno



The Balerno is a fantastic four-bedroom home and is perfectly designed for modern family living. The detached home boasts a bright and modern living room with French doors leading into the garden. Its other features include a kitchen with outside access, front aspect dining room and internal garage. The downstairs WC, handy storage cupboards and en suite to bedroom one mean it's ideal for practical family living.



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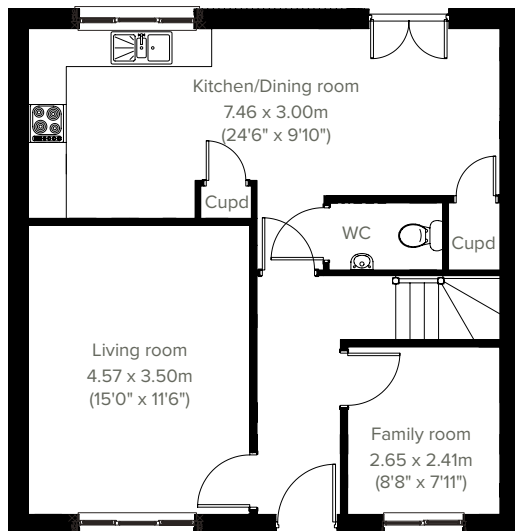


The Thurso

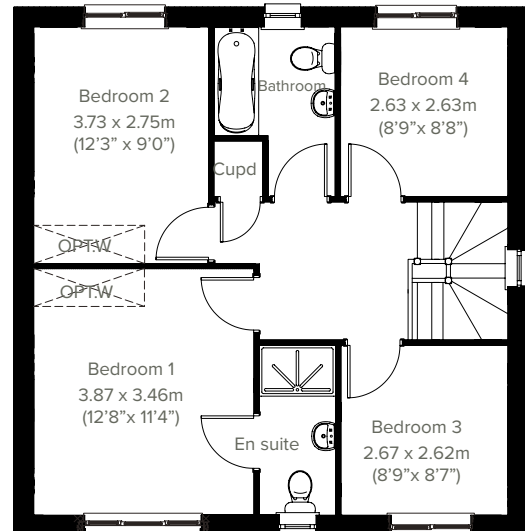
4 bedroom home



An impressive family home, the Thurso is a fantastic four-bedroom house with a bright and modern kitchen/dining room with French doors leading into the garden, front aspect family room and living room. The downstairs WC, handy storage cupboards and en suite to bedroom one means it's well suited for practical family-living.



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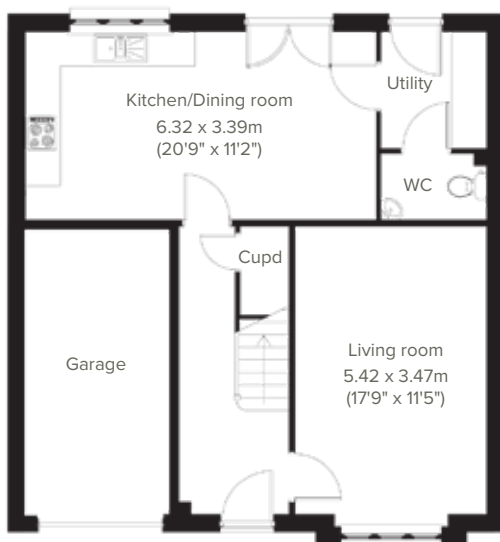


4 bedroom home

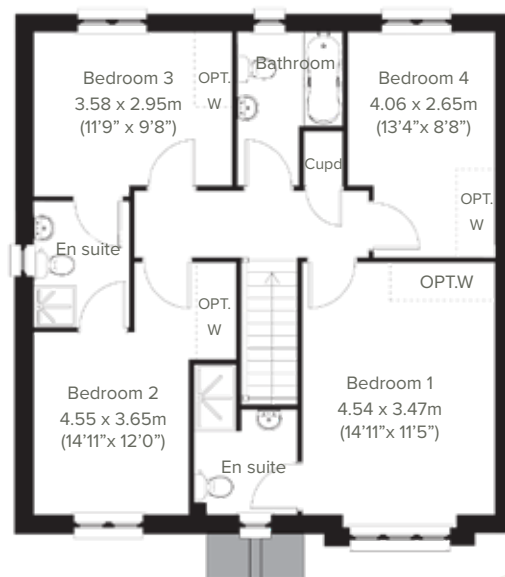
The Whithorn



The Whithorn is a fantastic four-bedroom home, perfectly designed for modern family living. The stunning detached home offers an impressive bright and modern kitchen/dining room with French doors leading into the garden. Its other features include a front aspect living room, an integral garage, a downstairs WC, utility with outside access and handy storage cupboard. Upstairs boasts en suite to bedroom one, while bedrooms two and three have a Jack and Jill en suite and further storage.



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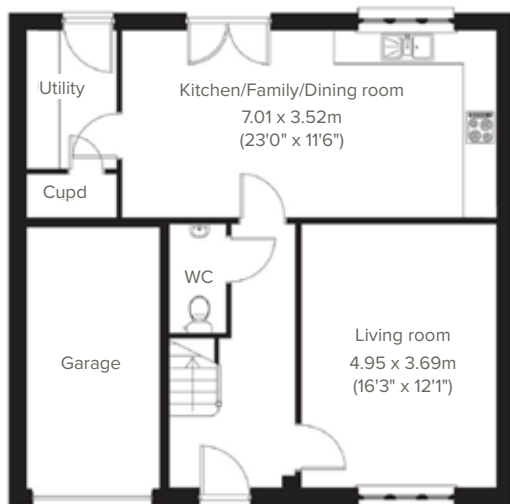


The Warriston

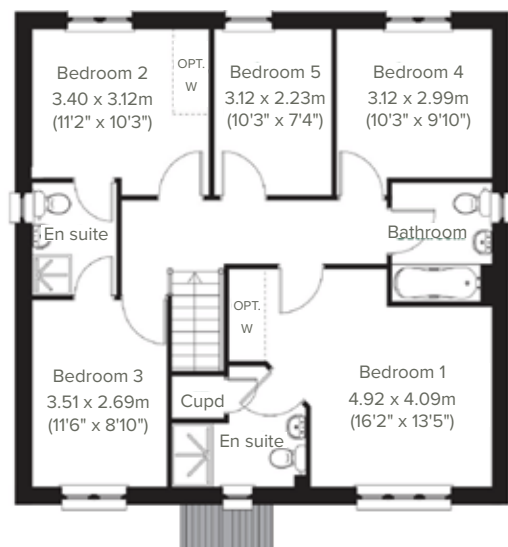
5 bedroom home



The Warriston is a beautiful detached family home. The modern and stylish open plan kitchen/ family/dining room is perfect for spending time as a family and entertaining. There's also a spacious living room, downstairs WC and handy utility with outside access. Upstairs there are five bedrooms - bedroom one has an en suite plus bedrooms two and three have an adjoining en suite - a large family-sized bathroom and two storage cupboards.



GROUND FLOOR



1ST FLOOR

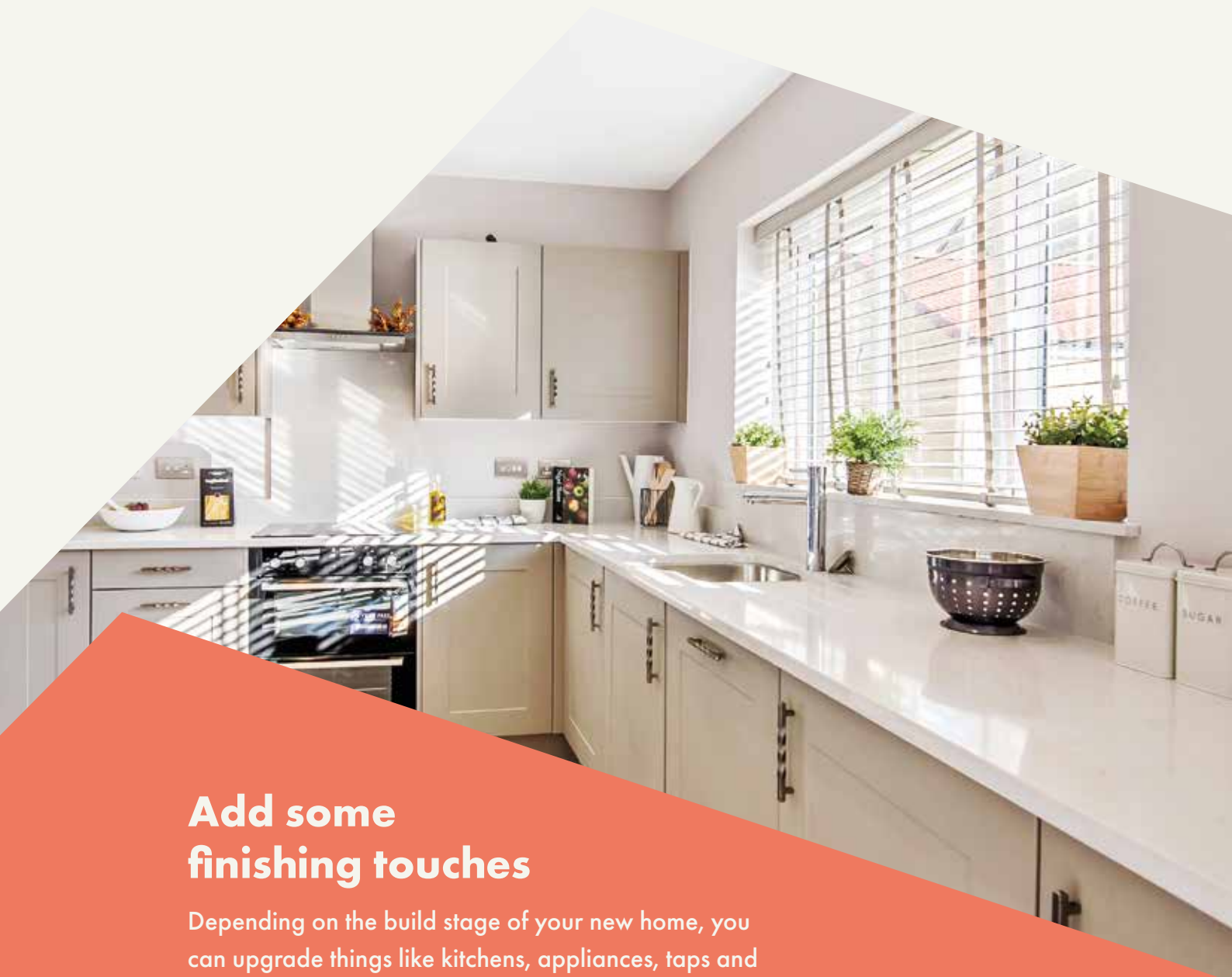
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Carnegie Fauld Phase 2

Specifications

Our homes include these items as standard to ensure you have everything you need to be comfortable from the day you move in. Built for today's modern lifestyles with sustainability in mind.



Add some finishing touches

Depending on the build stage of your new home, you can upgrade things like kitchens, appliances, taps and showers via our bespoke 'Finishing Touches' range.



External

Walls

Traditional cavity walls.
Inner: timber frame or block.
Outer: Style suited to planned architecture.

Roof

Tile or slate effect with PVCu rainwater goods.
PV solar panels

Windows

Double glazed E-glass windows in PVCu frames.

Doors

GRP-skinned external doors with timber frames.
French doors to garden or balcony (where applicable)



Internal

Ceilings

Painted white.

Lighting

Pendant or batten fittings with low-energy bulbs.

Stairs

Bannister painted in gloss white.

Walls

Painted in white emulsion.

Doors

White pre-finished doors with chrome hinges.

Heating

Gas-fired combi boiler with radiators in all main rooms (most with thermostatically-controlled valves)

Insulation

Insulated loft and hatch to meet current building regulations.

Electrics

Individual circuit breakers to consumer unit and double electric sockets to all main rooms

General

TV & Fibre Nest points to living room



Bathroom

Suites

White bathroom suites with chrome-finished fittings.

Extractor fan

Extractor fan to bathroom and en suite (where applicable).

Shower

Mira showers with chrome fittings (to en suite) | bath with mixer tap. (Shower over bath with full height tiling and shower screen where there is no en suite)

Tiling

Half-height tiling to sanitaryware walls in bathroom and en suite

General

En suite to bedroom(s) where applicable.

Security

Locks

Three-point locking to front and rear doors, locks to all windows (except escape windows).

Fire

Smoke detectors wired to the mains with battery backup. CO detector fitted adjacent to boiler and CO² detector in bedroom one



Garage & Gardens

Garage

Garage with up-and-over white door or parking space (where applicable)

Garden

Front lawn turfed or landscaped (where applicable).

Fencing

1.8 metre fence to rear garden, plus gate.



Kitchen

General

Fully-fitted kitchen with a choice of doors and laminate worktop with upstands to match (depending on build stage)

General

Stainless steel 1.5 bowl sink with Monobloc taps to kitchen only

Appliances

Single electric oven, gas hob and integrated cooker hood. Plumbing and electrics for dishwasher and washing machine where applicable





Energy efficiency built in

Sustainability

Our homes are typically 30% more efficient than traditional UK housing, helping you to save money and reduce your impact on the environment.

We're proud that we already build our homes to high levels of energy efficiency, but there's still a way to go. Our in-house sustainability team is dedicated to our mission to have net zero carbon homes in use by 2030, and for our own operations to be net zero carbon by 2040.

To achieve this, we're working to science-based carbon reduction targets in line with the Paris Agreement's 1.5°C warming pledge, investing in low-carbon solutions and technology that will further reduce the carbon footprints of our homes and our impact on the planet.

Energy efficiency built in:

- ✓ **EPC rating – B**
Our typical B rating makes our homes much more efficient than traditional D-rated homes.
- ✓ **Up to 400mm roof space insulation**
Warmer in winter, cooler in summer, reducing energy bills.
- ✓ **Argon gas filled double glazing**
Greater insulation and reduced heat loss.
- ✓ **Energy efficient lighting**
We use energy-saving LED lightbulbs in all our homes.
- ✓ **A-rated appliances**
Many of our kitchen appliances have a highly efficient A rating.
- ✓ **A-rated boilers**
Our condenser boilers far outperform non-condensing ones.
- ✓ **Local links**
We're located close to amenities and public transport to help reduce your travel footprint.
- ✓ **Ultra-fast broadband**
FibreNest fibre-to-the-home connectivity helps you live and work at home more flexibly.
- ✓ **Lower-carbon bricks**
Our concrete bricks typically use 28% less carbon in manufacture than clay, giving total lifetime carbon savings of 2.4 tonnes of CO₂ per house built.





Your home, your way

Finishing Touches to make it yours

Our goal is to make your house feel like your home before
you've even collected the keys.

Key to achieving this is giving you the creative freedom to add your own style and personality to every room through our fabulous Finishing Touches collection.

Featuring the very latest designs from a host of leading brands, Finishing Touches lets you personalise your home inside and out. And rest assured, every upgrade and item available has been carefully chosen to complement the style

and finish of your new home. Of course, the real beauty is that all these extras will be ready for the day you move in.

Thanks to our impressive buying power we can offer almost any upgrade you can imagine at a highly competitive price. It can all be arranged from the comfort and convenience of one of our marketing suites, in a personal design appointment.

You can choose:



Kitchens



Appliances



Bathrooms



Flooring



Wardrobes



Fixtures & fittings

"One of the most exciting things about buying a brand new home is putting your own stamp on a blank canvas."



Share & win!

Share your love for your new Persimmon home and you could win a £100 Next voucher. There is one up for grabs every month. For inspiration, check out past winners' homes on our Instagram page @persimmon_homes

#lovemypersimmonhome

The earlier you reserve, the greater the choice

We'll always try and accommodate the Finishing Touches you want, but they are build-stage dependent, so the earlier you reserve the better.

persimmonhomes.com/finishingtouches

Finishing Touches are subject to availability and stage of construction. Prices for your specific home type will be in our price list. For a full list of Finishing Touches available for your home, please contact the sales advisor on site.



6 reasons why it pays to buy new

Did you know?

Most of the benefits of buying new are obvious, but some are not. Here's a quick summary of the key reasons why it's such a smart move:

1.

No chain

Few things are more annoying in the home buying process than a time-consuming chain you can't control. Buying new limits the chance of getting involved in one.

2.

Energy efficient

Our homes include cost-effective combi boilers, first-rate loft insulation and draught-free double glazed windows to meet stringent energy-efficient standards, keeping your energy bills as low as possible.

3.

Brand new

Absolutely everything in your new home is brand new. You get all the latest designs and tech, complete with manufacturers' warranties. Win-win.

4.

More ways to buy

We offer a range of schemes to help get you on the property ladder, including Home Change and Part Exchange.

5.

10 year warranty

All our new homes come with a ten-year, insurance-backed warranty, as well as our own two-year Persimmon warranty. In the unlikely event you ever need to claim, our Customer Care Team are there to help you.

6.

Safe & secure

All our homes are built from fire-retardant materials and come with fitted smoke alarms and fire escape windows. They're also far more secure than older buildings thanks to the security locks and lighting we use.

[persimmonhomes.com](https://www.persimmonhomes.com)

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benefits from access to ultrafast,
full fibre-optic broadband.









Your home, better connected with FibreNest

- ▶ 100% full fibre-optic internet access installed directly into your new home
- ▶ You and your family can do more online at the same time, with less lag and hold-ups
- ▶ Enjoy lightning-fast speeds that won't be affected by the length of the line serving your property
- ▶ Full-fibre future-proofs your home, ensuring you'll always be able to access the latest in online services
- ▶ Stream 4k content, play online games and more on multiple devices all at the same time with less interruptions
- ▶ Work from home like you do in the office, thanks to our high-capacity, super reliable network
- ▶ Enjoy an exceptional level of customer support from our UK call centres

How our packages compare¹

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 Video game (40GB)	11m	21m 45s	43m 45s	1h 17m	4h 30m	9h

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Questions? Just give our friendly team a call on **0333 234 2220**



Please see fibrenewest.com for up-to-date details on our packages and pricing.

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¹Estimated download times are calculated at the maximum attainable speed and assumes that speed being available for the duration of the download. Speeds are delivered to your FibreNest Hub and may not be achieved when using a device that is incapable of communicating at that speed. Circular graphical illustrations represent proportional segments of time based on the longest and shortest download times displayed. ²FibreNest will not increase the price of your package during the minimum term of your contract unless required to by a change in law or regulatory obligations, for example, due to an increase in the rate of VAT. FibreNest does not plan automatic price increases to apply at the end of your minimum term; however, the basic price of our packages may vary over time and may take effect before you enter a subsequent minimum term with us.



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