

Better. All Round.

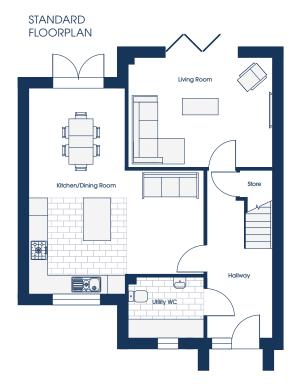
BYRE 4
4 BEDROOM HOME





## GROUND FLOOR

#### OPTIONS

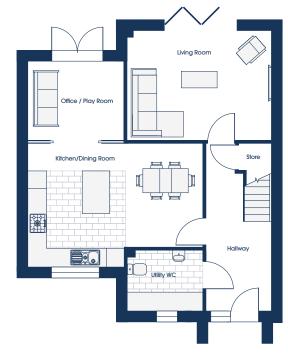


### 1 ENTERTAIN

Living Room 4.75m x 3.62m 15'7" x 11'10"

Kitchen Dining 5.78m\*x 6.77m\* 19'0"\*x 22'3"\*

Utility/WC 2.52m x 2.01m 8'3" x 6'7"



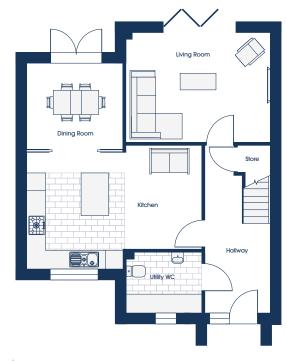
### 1 WORK/PLAY

 Living Room
 4.75m x 3.62m
 15'7" x 11'10"

 Kitchen Dining
 5.78m\*x 4.07m\*
 19'0"\*x 13'4"\*

 Office/Play Room
 3.11m x 2.61m
 10'3" x 8'7"

 Utility/WC
 2.52m x 2.01m
 8'3" x 6'7"



# 1 FAMILY

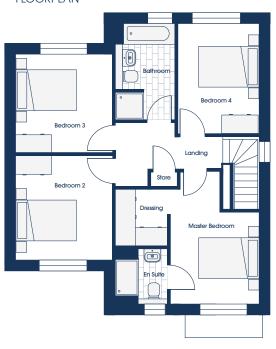
Living Room	4.75m x 3.62m	15'7" x 11'10"
Kitchen	5.78m*x 3.85m*	19'0"*x 12'7"*
Dining Room	3.11m x 2.84m	10'3" x 9'4"
Utility/WC	2.52m x 2.01m	8'3" x 6'7"

<sup>\*</sup> maximum dimensions

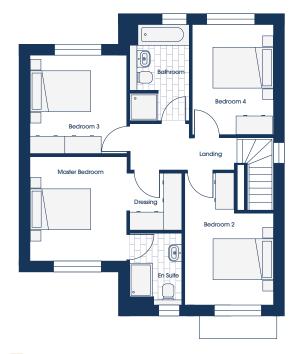
# FIRST FLOOR

#### OPTIONS





1 SLEEP		4 1 2
Master Bedroom	2.96m* x 4.39m*	9'9"* x 14'5"*
Dressing	1.70m x 1.87m	5'7" x 6'2"
En Suite	1.70m x 1.81m	5'7" x 5'11"
Bedroom 2	3.17m x 3.44m	10'5" x 11'4"
Bedroom 3	3.17m x 3.24m	10'5" x 10'8"
Bedroom 4	2.70m x 3.61m	8'10" x 11'10"
Bathroom	1.96m x 3.18m	6'5" x 10'5"



2 SLEEP		4 1 2
Master Bedroom	3.17mx 3.44m	10'5"x 11'4"
Dressing	1.76m x 1.92m	5'9" x 6'3"
En Suite	1.76m x 2.39m	5'9" x 7'10"
Bedroom 2	2.90m* x 4.39m*	9'6"* x 14'5"*
Bedroom 3	3.17m x 3.24m	10'5" x 10'8"
Bedroom 4	2.70m x 3.61m	8'10" x 11'10"
Bathroom	1.96m x 3.18m	6'5" x 10'5"



SLEEP LUX		3 1 3
Master Bedroom	3.16m x 3.20m	10'4" x 10'6"
Dressing	3.16m x 1.40m	10'4" x 4'7"
En Suite	3.16m x 2.0m	10'4" x 6'7"
Bedroom 2	2.96m* x 4.39m*	9'9"* x 14'5"*
En Suite	1.70m x 2.21m	5'7" x 7'3"
Dressing	1.70m x 2.10m	5'7" x 6'11"
Bedroom 3	2.70m x 3.61m	8'10" x 11'10"
En Suite	1.96m x 2.32m	6'5" x 7'7"



They say you can't put a round peg in a square hole. We get that.

Which is why we give every Kingswood Home buyer a unique opportunity to shape their home from the very start.

You'll see a key of shapes on every floorplan in our Farmstead flex collection. These show you just how flexible the floorspace is.

Whether you need office space, more room for the kids to play, space to entertain or that extra bathroom to avoid the morning rush, with Kingswood the possibilities are almost endless.

It's simple really.

01254 202830 • kingswoodhomes.uk.com