



Lantern Fields

Clifton, Preston PR4 0XL



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3 bedroom homes

Baird

Claydon S

4 bedroom homes

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Sandown

Shakespeare

Whitemoor

Wordsworth

Why a brand new Wainhome is the best option for you!

How to find Lantern Fields

Lantern Fields

Preston Old Road, Clifton PR4 0XL



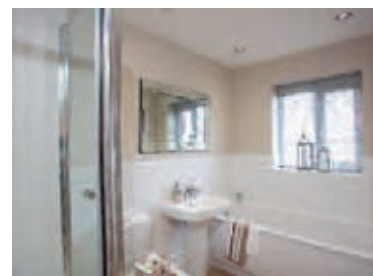
Wainhomes Policy is continuous product and specification development. Plans and images are shown for illustrative purposes only and the final layout and development may vary from that shown. Every effort has been made to ensure the accuracy of the information provided in this leaflet at the date of publication but it may be subject to change without notice. Please consult with our Sales Executive to obtain the current specification. You should take appropriate steps to verify any information upon which you wish to rely. These particulars are intended for guidance only and their accuracy is not guaranteed.

They do not constitute a contract, part of a contract or warranty. (January 2018)



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Lantern Fields Specification Details



Kitchens

- ◆ Luxury Fitted Kitchen with Choice of Finishes
- ◆ Choice of Worktops to Kitchen with Matching Upstands
- ◆ Stainless Steel Double Electric Oven, 5 Ring Gas Hob with Silver Glass Splashback and 90cm Extractor Hood (properties above 1,200 sq.ft.)
- ◆ Stainless Steel Single Electric Oven, 4 Ring Gas Hob with Silver Glass Splashback and 60cm Extractor Hood (properties under 1,200 sq.ft.)
- ◆ Integrated Fridge Freezer (4 bedroom properties only)
- ◆ Inset Stainless Steel Sink
- ◆ Chrome Sockets and Switches to Kitchen (also to any adjoining open plan areas)

Bathrooms

- ◆ Roca Sanitaryware in White
- ◆ Deva Insignia Brassware
- ◆ Bathroom and En-suites to be Half Tiled with a Choice of Porcelanosa Tiles to all Walls

Bedrooms

- ◆ Television Aerial Point to Master Bedroom
- ◆ Telephone Point to Master Bedroom

Heating System

- ◆ Gas Central Heating with High Efficiency Boiler and Panel Radiators

Other Internal Features

- ◆ All Ceilings to be skim finished and painted white
- ◆ All Walls to be skim finished and painted soft cream
- ◆ Chrome Effect Internal Door Furniture
- ◆ Television Aerial Point to Lounge
- ◆ Telephone Point to Lounge
- ◆ Fitted Security Alarm (excluding Garage) (properties above 1,200 sq.ft.)
- ◆ 1st Fix Wiring for Security Alarm (properties under 1,200 sq.ft.)
- ◆ Each property will have access to broadband speeds of up to 300Mbps* meaning users can stream TV programmes to various rooms without relying on WiFi, thus receiving a better service.

External Features

- ◆ White PVCu Windows and White Side/Rear/French Doors
- ◆ Black Composite Front External Door
- ◆ Black Rainwater Goods
- ◆ External Lights to Front and Rear
- ◆ Power and Lighting to Integral Garages only
- ◆ External Tap
- ◆ Gardens Landscaped to Front
- ◆ Gardens Rotivated to Rear
- ◆ 1.8m Close Boarded Divisional Fencing to Rear Garden

Warranties

- ◆ 10 Year NHBC Buildmark Warranty
- ◆ 2 Year Wainhomes Warranty

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*You could, depending on your choice of communications provider, benefit from speeds of up to 300Mbps enabling you to stream HDTV, play computer games and write emails simultaneously providing the best communications experience.



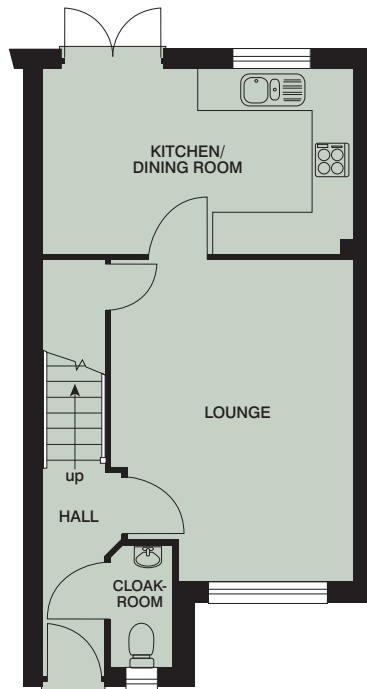
The Baird

3 bedroom house

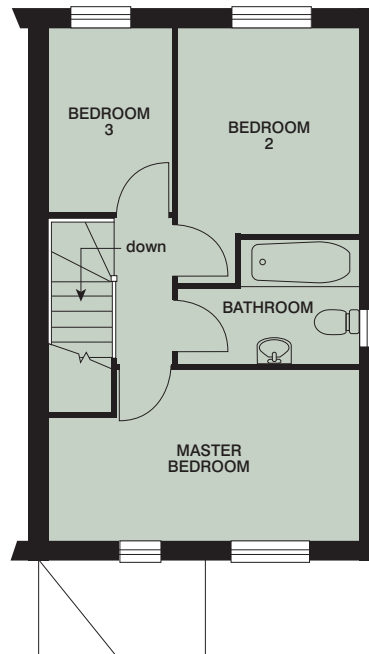


Our Symbol of Quality and Value

GROUND FLOOR



FIRST FLOOR



Lounge	4690 x 3541 max	(15'4" x 11'7" max)
Cloakroom	918 x 1735 max	(3'0" x 5'8" max)
Kitchen/Dining	4536 x 2650	(14'10" x 8'8")

Master Bedroom	4536 x 2456 max	(14'10" x 8'1" max)
Bedroom 2	3010 x 2578	(9'10" x 8'5")
Bedroom 3	2685 x 1866	(8'9" x 6'1")
Bathroom	2565 x 1798 max	(8'5" x 5'11" max)

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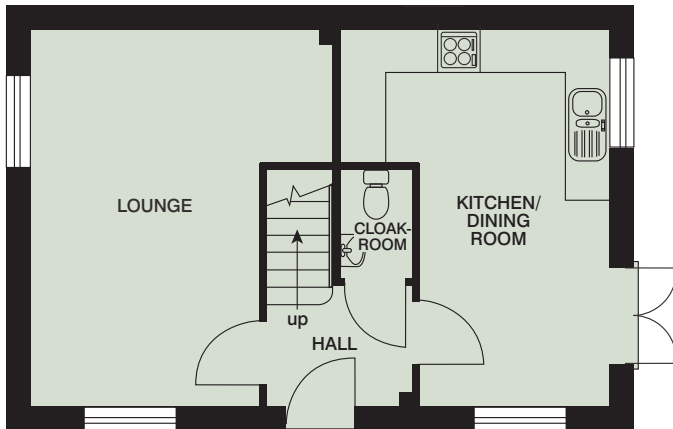
The Claydon S

3 bedroom house

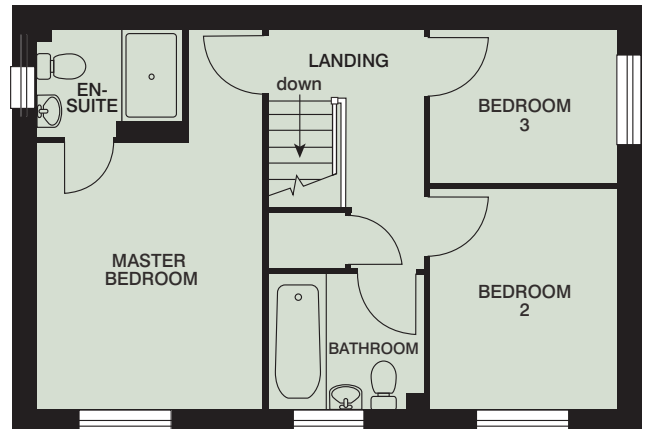


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GROUND FLOOR



FIRST FLOOR



Lounge	4900 x 3925 max	(16'1" x 12'11" max)
Kitchen/ Dining Room	4900 x 3525 max	(16'1" x 11'7" max)
Cloakroom	1482 x 960	(4'10" x 3'1")

Master Bedroom	3408 x 2953	(11'3" x 9'9")
En-suite	1953 x 1198	(6'5" x 3'11")
Bedroom 2	2753 x 2453	(9'1" x 8'1")
Bedroom 3	2453 x 2055	(8'1" x 6'9")
Bathroom	1685 x 1999 max	(5'7" x 6'7" max)

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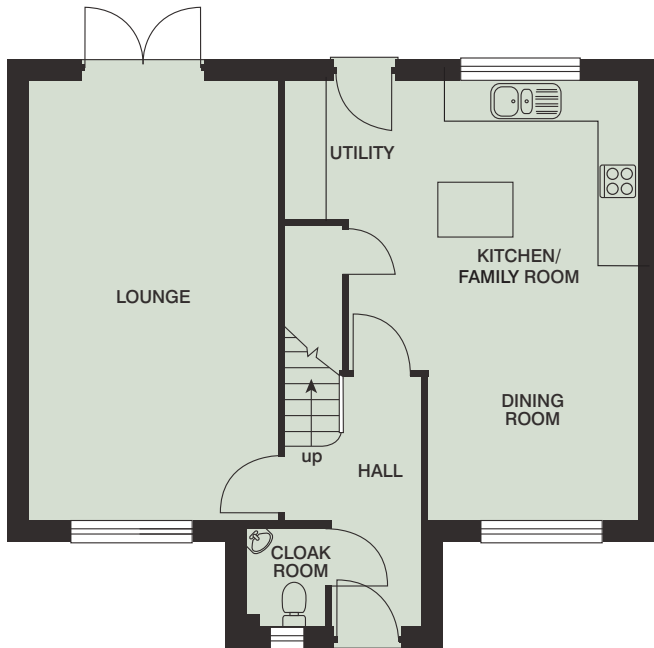
The Haversham

4 bedroom detached house with garage

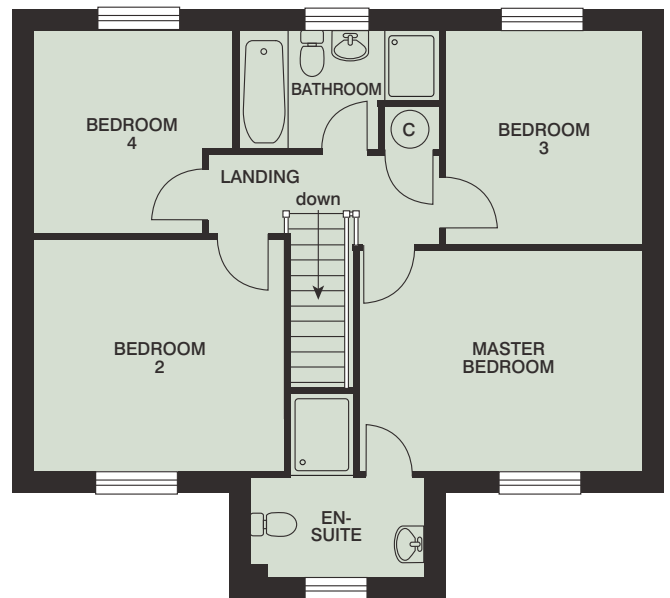


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GROUND FLOOR



FIRST FLOOR



Lounge	6432 x 3620	(21'1" x 11'10")
Kitchen/ Family Room/ Dining Room	5180 x 6432 max	(16'11" x 21'1" max)
Cloakroom	1129 x 1425	(3'8" x 4'8")

Master Bedroom	3212 x 4164	(10'6" x 13'7")
En-suite	2540 x 1485	(8'4" x 4'10")
Bedroom 2	3680 x 3384	(12'0" x 11'1")
Bedroom 3	3127 x 2910	(10'3" x 9'6")
Bedroom 4	2904 x 2956 max	(9'6" x 9'8" max)
Bathroom	2925 x 1700	(9'7" x 5'7")

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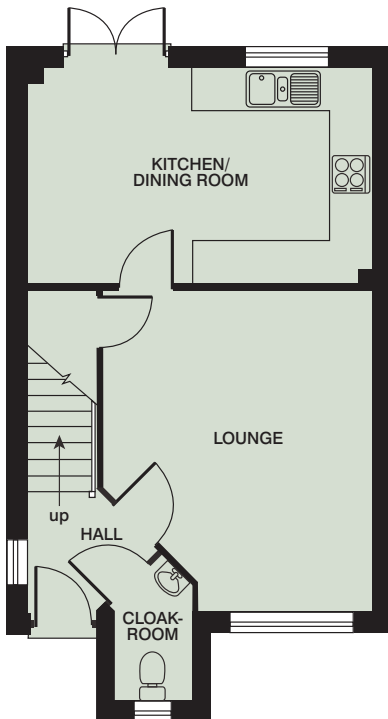


The Jenner

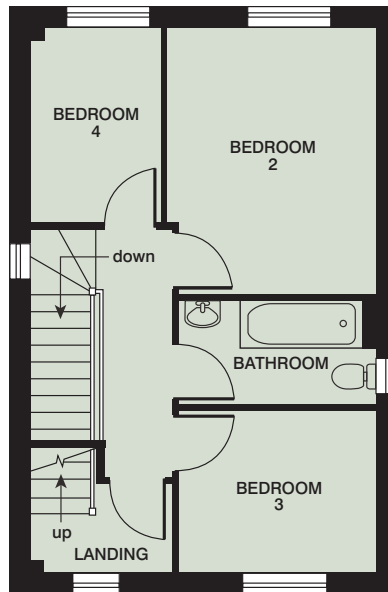
4 bedroom house



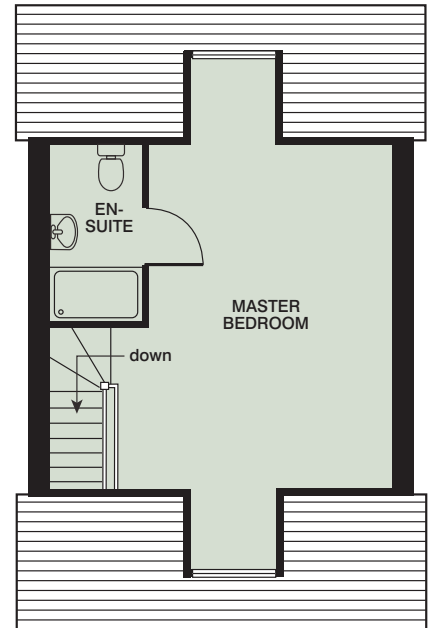
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



Lounge	4535 x 3837 max	(14'10" x 12'7" max)
Kitchen/ Dining Room	4810 x 2995 max	(15'9" x 9'10" max)
Cloakroom	2021 x 992 max	(6'7" x 3'3" max)

Bedroom 2	3648 x 2865	(11'11" x 9'5")
Bedroom 3	2286 x 2744	(7'6" x 9'1")
Bedroom 4	2777 x 1852	(9'1" x 6'1")
Bathroom	2744 x 1503	(9'1" x 4'11")
Master Bedroom	7054 x 4810 max	(23'2" x 15'9" max)
En-suite	2256 x 1210 max	(7'5" x 4'0" max)

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**Jenner Semi – Please note window positions vary.
Please see sales executive for further details.**

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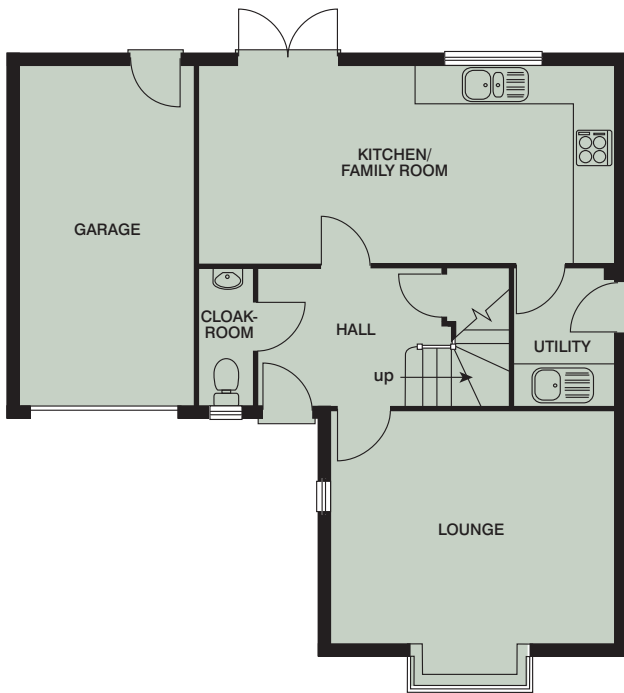
The Newton

4 bedroom detached house with integral garage

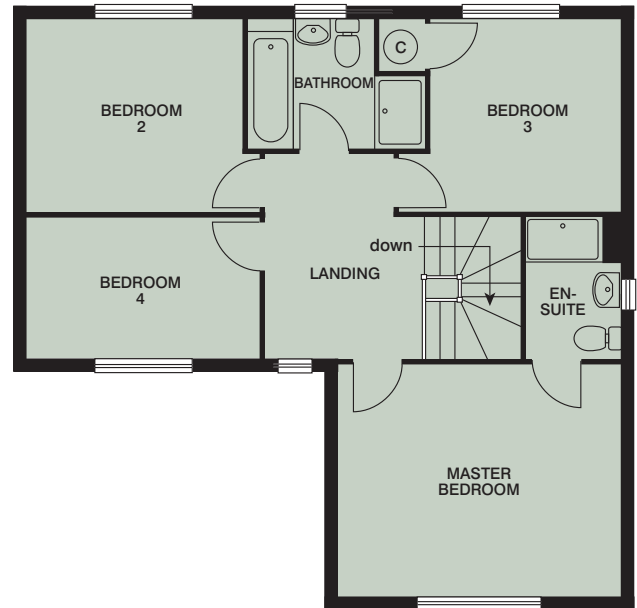


Our Symbol of Quality and Value

GROUND FLOOR



FIRST FLOOR



Lounge	4342 x 4247 max	(14'3" x 13'11" max incl. bay)
Kitchen/ Family Room	6510 x 2910	(21'4" x 9'6")
Utility	2088 x 1521	(6'10" x 4'11")
Cloakroom	2088 x 853	(6'10" x 2'9")
Garage	5198 x 2587	(17'0" x 8'5")

Master Bedroom	4247 x 3622	(13'11" x 11'10")
En-suite	2108 x 1521 max	(6'11" x 5'0" max)
Bedroom 2	3422 x 2957	(11'2" x 9'8")
Bedroom 3	2894 x 2907	(9'6" x 9'6")
Bedroom 4	2098 x 3718	(6'10" x 12'2")
Bathroom	2710 x 1848	(8'10" x 6'0")

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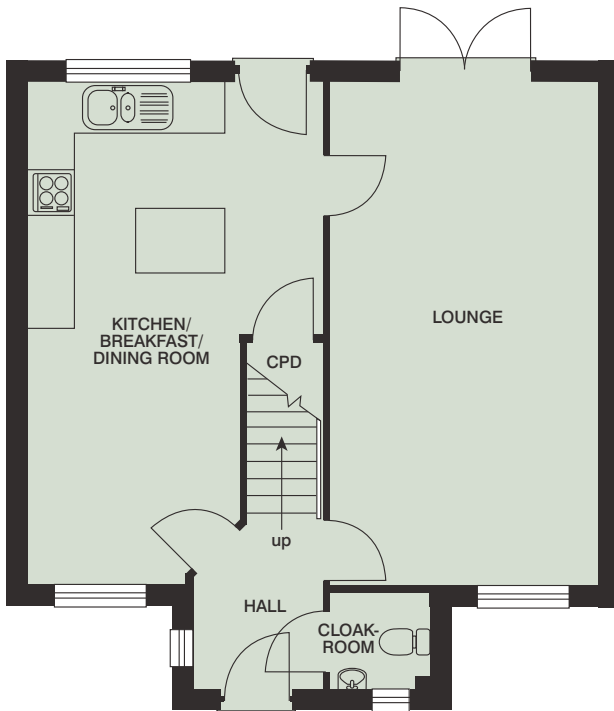
The Nightingale

4 bedroom detached house with garage

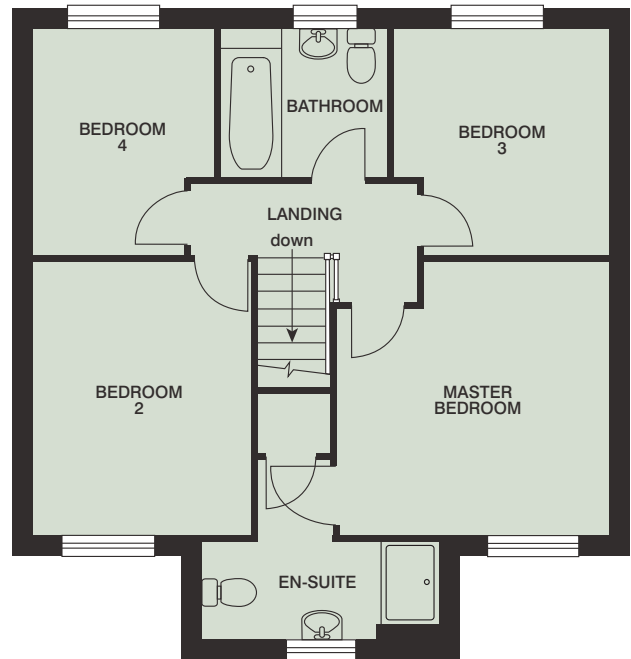


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GROUND FLOOR



FIRST FLOOR



Lounge	6550 x 3517	(21'7" x 11'7")
Kitchen/Breakfast/Dining Room	6550 x 3783 max	(21'7" x 12'6" max)
Cloakroom	1200 x 1364	(4'0" x 4'6")

Master Bedroom	3564 x 3510	(11'8" x 11'7")
En-suite	3050 x 1257	(10'0" x 4'2")
Bedroom 2	2804 x 3510	(9'3" x 11'7")
Bedroom 3	2937 x 2807	(9'8" x 9'3")
Bedroom 4	2937 x 2387	(9'8" x 7'11")
Bathroom	2070 x 1877	(6'10" x 6'2")

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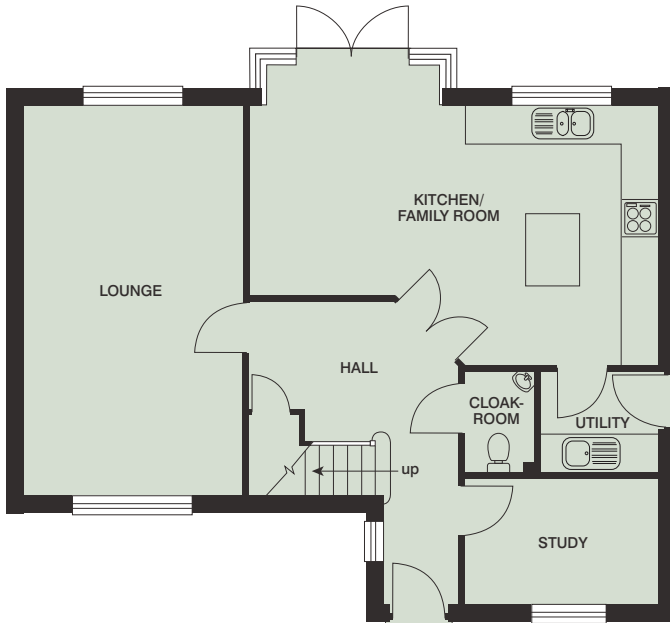
The Oxford

4 bedroom detached house with garage

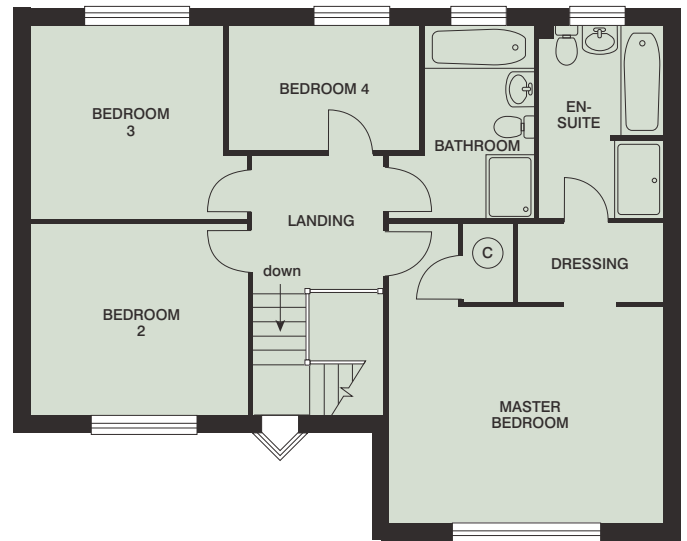


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GROUND FLOOR



FIRST FLOOR



Lounge	6140 x 3389	(20'1" x 11'1")
Kitchen/Family Room	4085 x 6334 max	(13'4" x 20'9" max)
Cloakroom	1595 x 1037	(5'2" x 3'4")
Utility	1820 x 1595	(5'11" x 5'2")
Study	2950 x 1962	(9'8" x 6'5")

Master Bedroom	4695 x 4227 max	(15'4" x 13'10" max)
Dressing Room	2232 x 1496 max	(7'3" x 4'10" max)
En-suite	2961 x 1899 max	(9'8" x 6'2" max)
Bedroom 2	3385 x 3010	(11'1" x 9'10")
Bedroom 3	3038 x 3385 max	(9'11" x 11'1" max)
Bedroom 4	1960 x 2970	(6'5" x 9'8")
Bathroom	2262 x 3027 max	(8'8" x 9'11" max)

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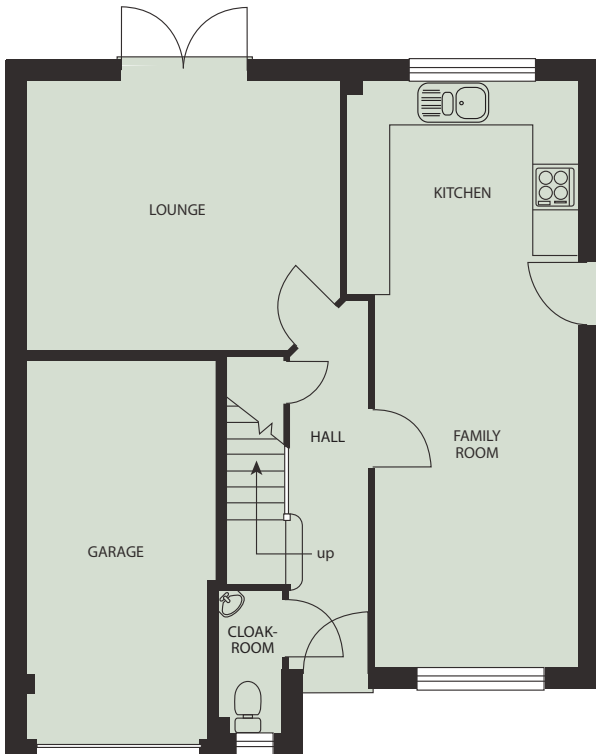
The Sandown

4 bedroom detached house with integral garage



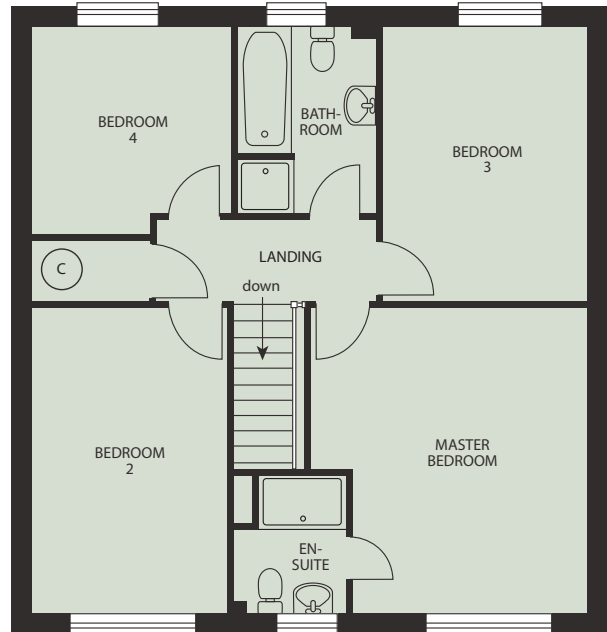
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GROUND FLOOR



Lounge	4394 x 3700	(14'5" x 12'2")
Kitchen/ Family Room	8150 x 3223 max	(26'9" x 10'7" max)
Cloakroom	1960 x 959	(6'5" x 3'1")
Garage	5200 x 2663 max	(17'1" x 8'9" max)

FIRST FLOOR



Master Bedroom	4279 x 3844 max	(14'0" x 12'8" max)
En-suite	1570 x 1961	(5'2" x 6'6")
Bedroom 2	4279 x 2710	(14'0" x 8'11")
Bedroom 3	3778 x 2810	(12'5" x 9'3")
Bedroom 4	2940 x 2770 max	(9'8" x 9'2" max)
Bathroom	1944 x 2585	(6'5" x 8'5")

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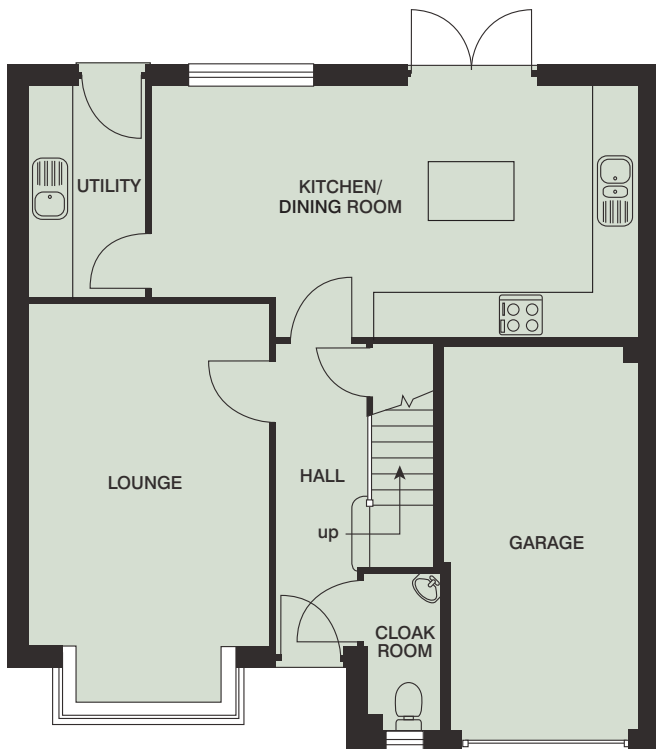
The Shakespeare

4 bedroom detached house with integral garage

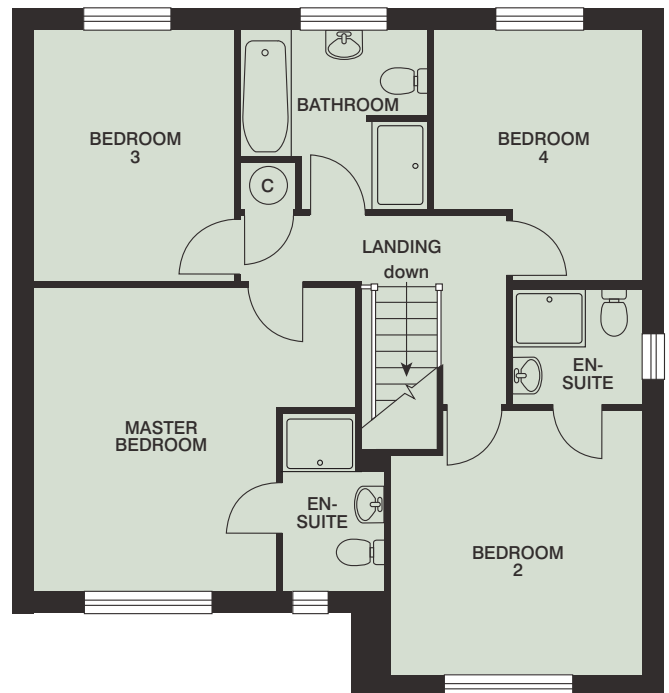


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GROUND FLOOR



FIRST FLOOR



Lounge	3273 x 5434 max	(10'8" x 17'9" max)
Kitchen/ Dining Room	6695 x 3422 max	(22'0" x 11'2" max)
Utility	1582 x 2866	(5'2" x 9'4")
Cloakroom	950 x 2110	(3'1" x 6'11")

Master Bedroom	4421 x 4165 max	(14'6" x 13'7" max)
En-suite	1389 x 2418	(4'6" x 7'11")
Bedroom 2	3462 x 3632 max	(11'4" x 11'10" max)
En-suite	1760 x 1574	(5'9" x 5'2")
Bedroom 3	2760 x 3432	(9'0" x 11'3")
Bedroom 4	2860 x 3415 max	(9'4" x 11'2" max)
Bathroom	2527 x 2430 max	(8'3" x 8'0" max)

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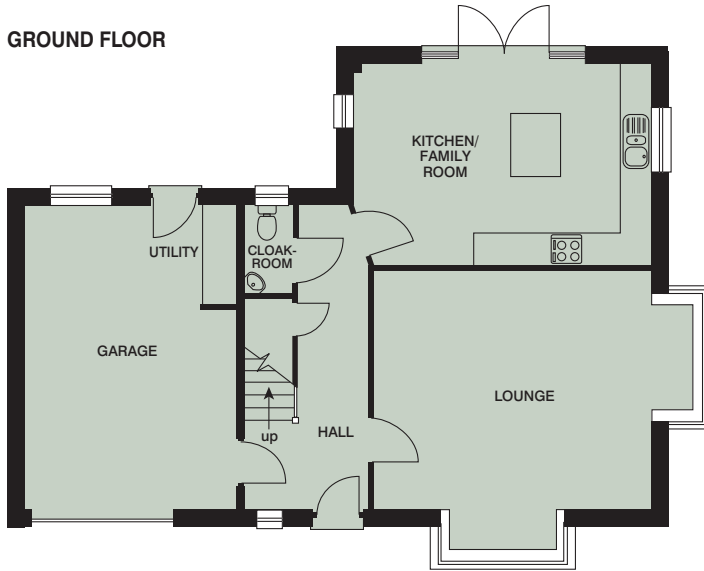
The Whitemoor

4 bedroom detached house with integral garage



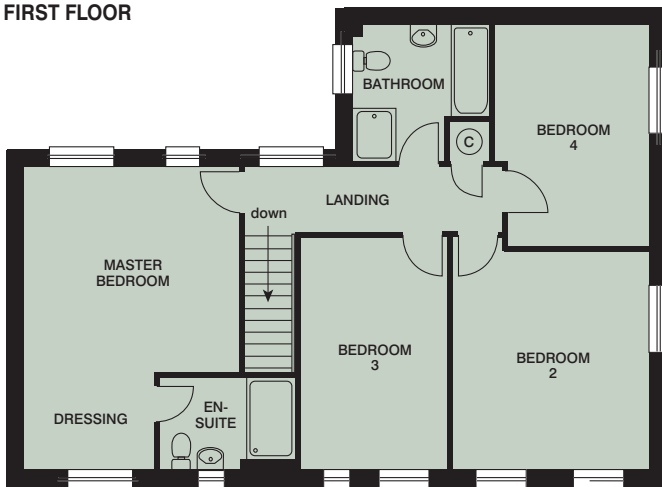
Our Symbol of Quality and Value

GROUND FLOOR



Lounge	5883 x 5140 max	(19'3" x 16'10" max)
Kitchen/ Family Room	5500 x 3700	(18'0" x 12'2")
Cloakroom	872 x 1610	(2'10" x 5'3")
Garage/Utility	5650 x 3925	(18'6" x 12'10")

FIRST FLOOR



Master Bedroom	4010 x 3822	(13'2" x 12'6")
Dressing	2402 x 1775	(7'10" x 5'10")
En-suite	2527 x 1685	(8'3" x 5'6")
Bedroom 2	4048 x 3648	(13'3" x 12'0")
Bedroom 3	4312 x 2707	(14'2" x 8'10")
Bedroom 4	4084 x 2860 max	(13'4" x 9'4" max)
Bathroom	2537 x 2542 max	(8'4" x 8'4" max)

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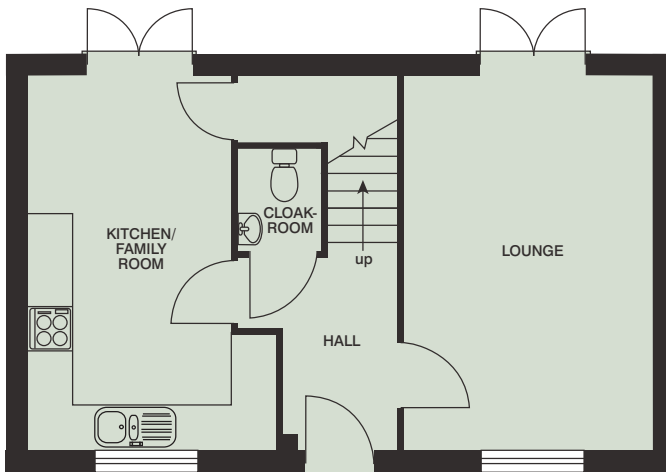
The Wordsworth

4 bedroom detached house with single garage

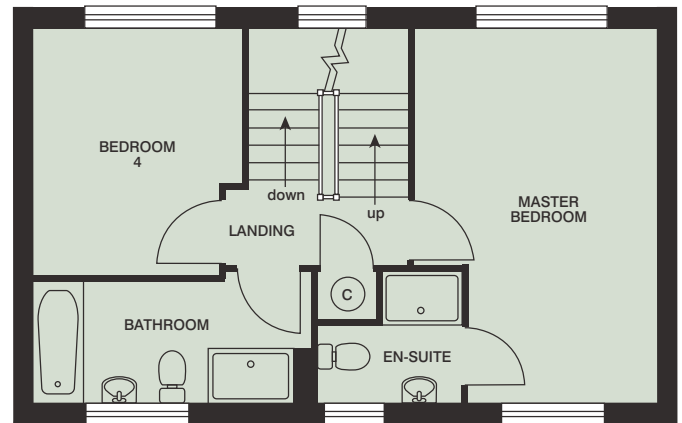


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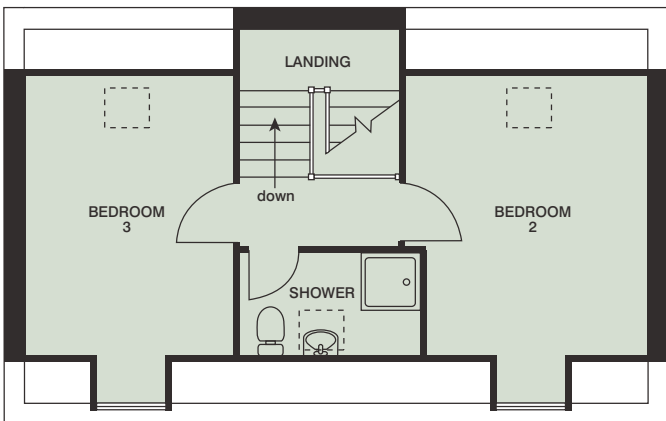
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



Kitchen/ Family Room	5050 x 2794	(16'6" x 9'2")
Lounge	5050 x 3363	(16'6" x 11'0")
Cloakroom	1395 x 1082	(4'7" x 3'6")
Master Bedroom	5050 x 3410 max	(16'6" x 11'2" max)
En-suite	1860 x 1860 max	(6'1" x 6'1" max)
Bedroom 4	3277 x 2794	(10'9" x 9'2")
Bathroom	1690 x 3634	(5'6" x 11'11")
Bedroom 2	3870 x 3410	(12'7" x 11'2")
Bedroom 3	3870 x 2794	(12'7" x 9'2")
Shower Room	1435 x 2310	(4'8" x 7'6")

Dimensions shown are structural which may vary as each home is built individually and the precise internal finishes may not always be the same. Please be aware that window and door positions could vary due to plot orientation. It is essential to view the working drawings with our Sales Executive for plot specific detail. Enquire for further information.

Wainhomes Policy is continuous product and specification development. Every effort has been made to ensure the accuracy of the information provided in this leaflet at the date of publication but it may be subject to change without notice. Please consult with our Sales Executive to obtain the current specification. You should take appropriate steps to verify any information upon which you wish to rely. The sizes indicated are not intended to be used for carpet sizes, appliance spaces or items of furniture. Elevational treatments may vary to those shown. These particulars are intended for guidance only and their accuracy is not guaranteed.

They do not constitute a contract, part of a contract or warranty. (July 2017)



WAINHOMES
BUILDING BRITAIN'S HERITAGE

Why a brand new Wainhome is the best option for you!

The standard of newly constructed homes in the UK has never been higher than it is today, with annual surveys showing that it continues to improve year after year. With a requirement for new homes at unprecedented levels, Wainhomes is investing heavily in the design and quality of its new homes. Our homebuyers appreciate that commitment, and here are the main reasons for choosing to purchase a new Wainhome.

'Brand new' means an entirely new start

Everything in a new Wainhome is fresh, bright and pristine, untouched by previous owners and just waiting to become your home. Maybe it will be the place where you raise your family, dream your dreams and experience the unfolding of daily life, or just your own private space away from the rigours of work and the rest of the world. New homes provide a blank canvas on which you can stamp your own style and personality right from the start.

A new Wainhome is a greener home, reducing your energy costs

Under strict building regulations, new homes are built to the latest environmental standards so they are not only better for the environment than the vast majority of second-hand homes, they are also cheaper to run and maintain. A new Wainhome is on average six times more energy efficient and generates over 60 per cent less CO2 emissions than an older home, which is the equivalent of driving 10,000 miles less a year for the average household. New home buyers are therefore helping protect the environment as well for themselves and their loved ones. This improved energy efficiency can reduce utility bills on average by more than £500 per year - enough to pay for other of life's essentials, or even some luxuries!

Less stress, less hassle!

When you buy a new Wainhome you are able to move in as soon as it's complete. There is no need to wait for existing owners to move out. With a reduced housebuying 'chain', there is less stress and uncertainty than that associated with buying a second-hand property.

Spoilt for choice

Wainhomes offers purchasers a wide range of new homes, from spacious apartments to luxury five bedroom family homes. There is something for everyone, with countless designs and styles to choose from. Subject to the stage of construction, Wainhomes also offers a substantial range of extras for customers enabling them to personalise their new home by choosing fixtures and fittings or a higher specification from the range available at an additional cost. This can include flooring, wardrobes, lighting and upgraded kitchen appliances.

Designed and built to suit today's lifestyle

Wainhomes properties are designed and built to make use of every inch of space. Research shows 17 per cent of living space in older style properties often goes unused, which equates to £34,000 of a £200,000 house going to waste. A new Wainhome, on the other hand, provides flexible living space whatever your circumstances, whether you are single, a couple, a growing family or retired.

Safe and sound

Our new homes are designed to adhere to high building standards. These standards relate to every aspect of a building's construction including its structure, ventilation, sound insulation, electrical and fire safety, so new Wainhome owners can enjoy living in a safer and more secure environment than most older homes provide.

Peace of mind

Buying a new Wainhome will eliminate many of the worries you might face when buying a second-hand property. There will be no renovations or repairs to do, giving you more time to spend with family and friends. In addition, all our new homes come with an insurance-backed 10-year warranty from the National House Building Council, giving new homeowners the genuine peace of mind not available when buying a second-hand property.

Higher specification

All Wainhomes new properties are built to a much higher specification than many older properties. The amount of "as standard" features included in new homes has also greatly increased. All new developments have fitted kitchens with cooker and hob, and many also offer fridge/freezer, washing machine and dishwasher. All have downstairs cloakrooms and most properties now have fitted en-suites or shower rooms. Designed to comply with the latest building regulations set by the Government, new homes also include the latest heating systems, excellent wall and loft insulation and double glazed windows and doors.

Join a new community

Moving to a brand new Wainhome is also an opportunity to make new friends and be part of an emerging community. Buying in an established street, where properties may change hands infrequently can make it harder to break into the social network. Wainhomes' developments are designed and built with people in mind and having a brand new home in common with other homeowners, you will become well acquainted with both your neighbours and the local community more easily as you settle in and start to discover new surroundings together.



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How to find Lantern Fields

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