



DEER'S RISE



CANNOCK

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0333 355 8475



# DEER'S RISE

## DEVELOPMENT LAYOUT

### KEY

	Roseberry	2 bedroom home
	Folkestone	3 bedroom home
	Maidstone	3 bedroom home
	Moresby	3 bedroom home
	Ennerdale	3 bedroom home
	Andover	3 bedroom home
	Ellerton	3 bedroom home
	Bewdley	3 bedroom home
	Kingsley	4 bedroom home
	Kennford	4 bedroom home
	Alderney	4 bedroom home
	Radleigh	4 bedroom home
	Hale	4 bedroom home
	Hertford	4 bedroom home
	Alnmouth	4 bedroom home
	Lamberton	5 bedroom home
	Malvern	5 bedroom home
	Marlowe	5 bedroom home
	Affordable homes	

SS Sub Station

BCP Bin Collection Points

GG Gas Governor

POS Public Open Space



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**BARRATT**  
HOMES



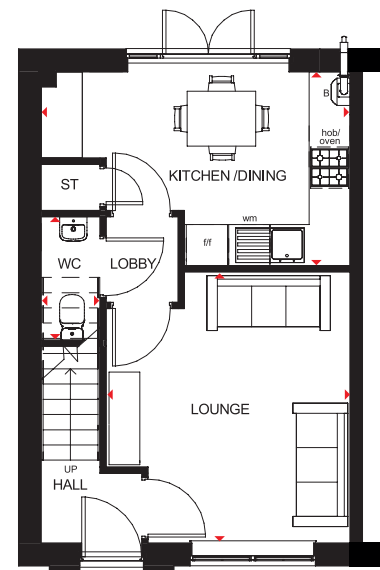


## ROSEBERRY

### 2 BEDROOM HOME

- Light fills this home through oversized windows, giving it a bright and airy feeling
- Downstairs has a fitted kitchen with dining area and French doors that lead onto the rear garden, a separate lounge, storage and a cloakroom
- Upstairs are two double-sized bedrooms and a bathroom. The larger bedroom has plenty of built-in storage space

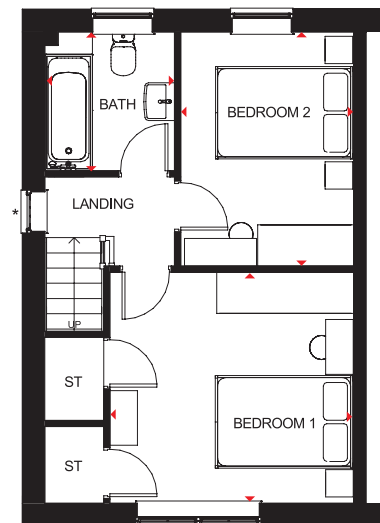
Pye Green Road, Cannock, Staffordshire WS12 4LW



#### Ground Floor

Lounge	3557 x 3958mm	11'8" x 12'11"
Kitchen/Dining	4505 x 2828mm	14'9" x 9'3"
WC	860 x 1800mm	2'9" x 5'10"

[Approximate dimensions]



#### First Floor

Bedroom 1	3557 x 3373mm	11'8" x 11'0"
Bedroom 2	2524 x 3413mm	8'3" x 11'2"
Bathroom	1893 x 2023mm	6'2" x 6'7"

[Approximate dimensions]

\* Window may be omitted on certain plots, Speak to a Sales Adviser for details on individual plots.

**KEY** B Boiler f/f Fridge/freezer space  
ST Store ◀ ▶ Dimension location  
wm Washing machine space

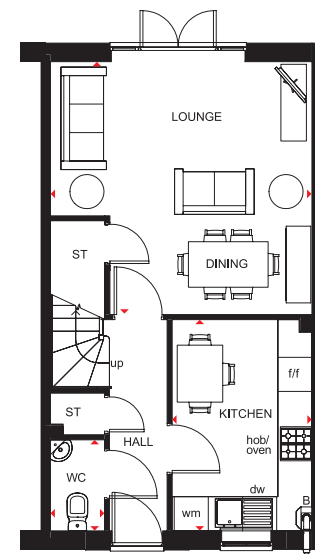


## FOLKESTONE

### 3 BEDROOM HOME

- Bright three bedroom home with flexible space designed for practical modern living
- Open-plan lounge and dining area opens onto the rear garden, while a fully fitted kitchen includes room for a breakfast area
- Upstairs are a good sized-master bedroom with en suite, a further double bedroom, single bedroom and family bathroom

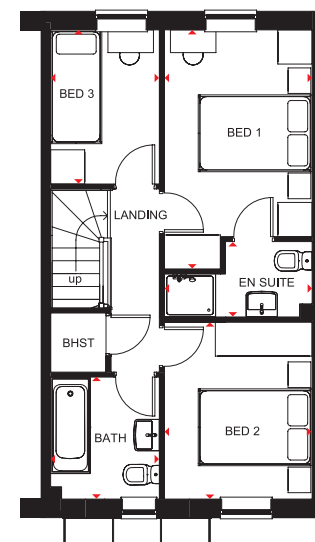
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#### Ground Floor

Lounge/Dining	4598 x 4445mm	15'1" x 14'7"
Kitchen	2458 x 3713mm	8'1" x 12'0"
WC	949 x 1600mm	3'1" x 5'3"

[Approximate dimensions]



#### First Floor

Bedroom 1	4205 x 2597mm	13'10" x 8'6"
En Suite	1325 x 2597mm	4'4" x 8'6"
Bedroom 2	3112 x 2597mm	10'3" x 8'6"
Bedroom 3	2708 x 1913mm	8'11" x 6'3"
Bathroom	1913 x 2143mm	6'3" x 7'0"

[Approximate dimensions]

<b>KEY</b>	B	Boiler	wm	Washing machine space	◀ ▶	Dimension location
	ST	Store	f/f	Fridge/freezer space		
	BHST	Bulkhead store	dw	Dishwasher space		



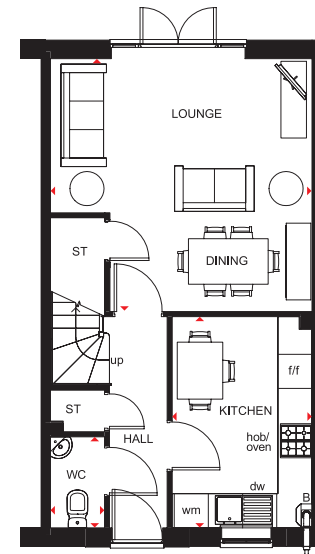


## FOLKESTONE

### 3 BEDROOM HOME

- Bright three bedroom home with flexible space designed for practical modern living
- Open-plan lounge and dining area opens onto the rear garden, while a fully fitted kitchen includes room for a breakfast area
- Upstairs are good-sized master bedroom with en suite, a further double bedroom, single bedroom and family bathroom

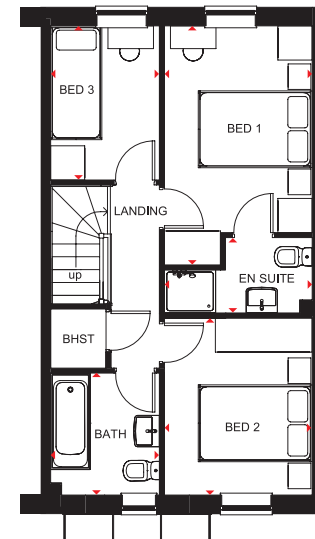
Pye Green Road, Cannock, Staffordshire WS12 4LW



#### Ground Floor

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[Approximate dimensions]



#### First Floor

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[Approximate dimensions]

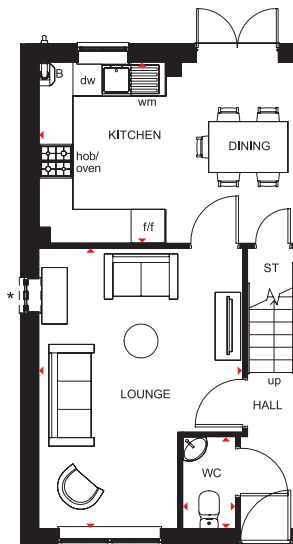
<b>KEY</b>	B Boiler	wm Washing machine space	◀ ▶ Dimension location
	ST Store	f/f Fridge/freezer space	
	BHST Bulkhead store	dw Dishwasher space	



## MAIDSTONE 3 BEDROOM HOME

- An ideal family home designed with plenty of space for modern living
- The ground floor comprises a good-sized lounge and an open-plan kitchen with dining area and French doors leading to the garden
- The first floor has two double bedrooms - the generous master with en suite - a single bedroom and family bathroom

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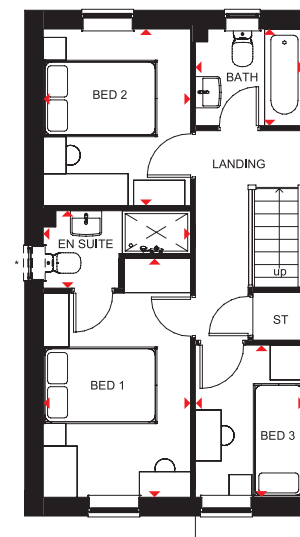


### Ground Floor

Lounge	4955 x 3604mm	16'3" x 11'10"
Kitchen/Dining	3202 x 4598mm	10'6" x 15'1"
WC	932 x 1620mm	3'1" x 5'4"

[Approximate dimensions]

\*Windows may be omitted on certain plots. Speak to a Sales Adviser for details on individual plots



### First Floor

Bedroom 1	4204 x 2592mm	13'10" x 8'6"
En Suite	1365 x 2592mm	4'6" x 8'6"
Bedroom 2	3112 x 2592mm	10'3" x 8'6"
Bedroom 3	2676 x 1918mm	8'9" x 6'4"
Bathroom	1702 x 1918mm	5'7" x 6'4"

[Approximate dimensions]

\* Window may be omitted on certain plots. Speak to a Sales Adviser for details on individual plots.

<b>KEY</b>	B	Boiler	f/f	Fridge/freezer space
	ST	Store	dw	Dishwasher space
	wm	Washing machine space	◀▶	Dimension location



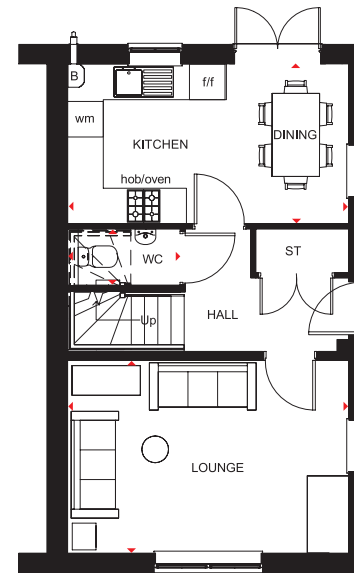


## MORESBY

### 3 BEDROOM HOME

- A bright family home full of light and plenty of space
- The ground floor comprises a dual-aspect lounge and an open-plan kitchen with dining area opening onto the garden
- The first floor accommodates two double bedrooms, the master with en suite, a single bedroom and family bathroom

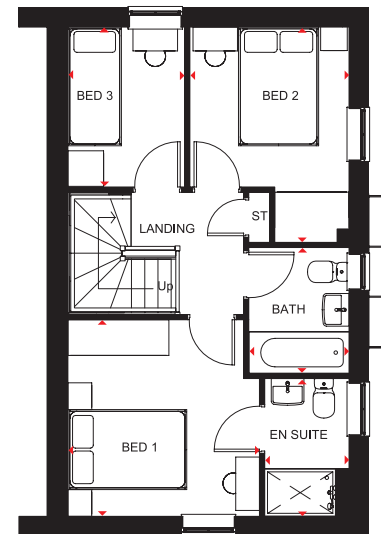
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#### Ground Floor

Lounge	4737 x 3250mm	15'6" x 10'8"
Kitchen/Dining	4737 x 2933mm	15'6" x 9'7"
WC	1894 x 945mm	6'3" x 3'1"

[Approximate dimensions]



#### First Floor

Bedroom 1	3229 x 3312mm	10'7" x 10'10"
En Suite	2322 x 1421mm	7'7" x 4'7"
Bedroom 2	2682 x 3628mm	8'9" x 11'10"
Bedroom 3	2696 x 1968mm	8'10" x 6'5"
Bathroom	2120 x 1688mm	6'11" x 5'6"

[Approximate dimensions]

<b>KEY</b>	B	Boiler	f/f	Fridge/freezer space
	ST	Store	◀▶	Dimension location
	wm	Washing machine space		

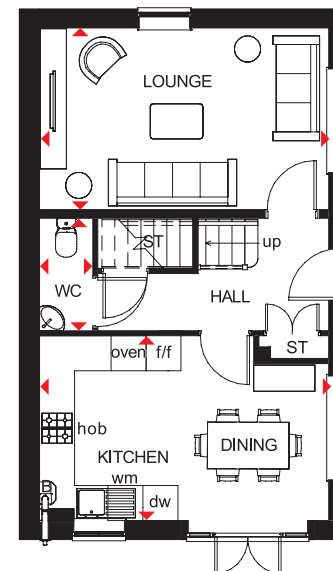


## ENNERDALE

### 3 BEDROOM DETACHED HOME

- Light floods into this attractive three bedroom home through oversized windows
- A dual-aspect lounge and bright, fully fitted kitchen with dining area opening onto the garden provide space that's ideal for modern living
- Upstairs are two spacious double bedrooms, the master with en suite, a single bedroom and family bathroom

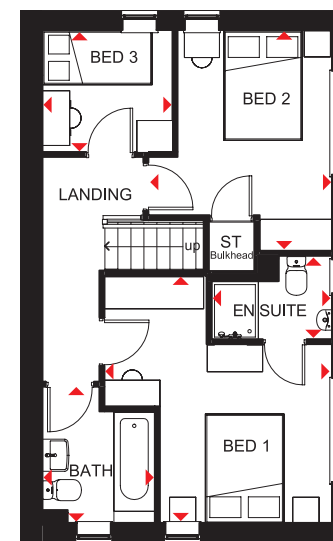
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#### Ground Floor

Kitchen/Dining	4960 x 3112mm	16'3" x 10'2"
Lounge	4960 x 3170mm	16'3" x 10'4"
WC	1929 x 911 mm	6'3" x 2'11"

[Approximate dimensions]



#### First Floor

Bedroom 1	4239 x 3898mm	13'11" x 12'9"
En Suite	2111 x 1427mm	6'9" x 4'8"
Bedroom 2	3783 x 3145mm	12'5" x 10'4"
Bedroom 3	2227 x 2089mm	7'4" x 6'10"
Bathroom	2334 x 1924mm	7'8" x 6'4"

[Approximate dimensions]

\* Window may be omitted on certain plots. Speak to a Sales Adviser for details on individual plots.

<b>KEY</b>	ST	Store	f/f	Fridge/freezer space
	B	Boiler	dw	Dishwasher space
	wm	Washing machine space	◀▶	Dimension location



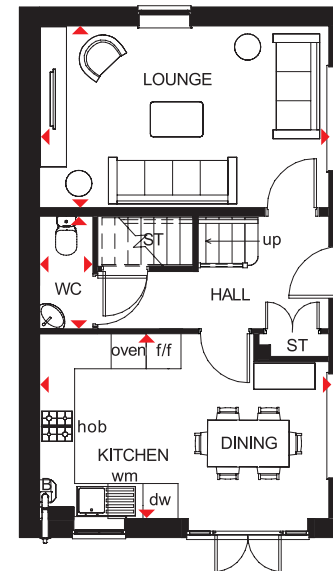


## ENNERDALE

### 3 BEDROOM DETACHED HOME

- Light floods into this attractive three bedroom home through oversized windows
- A dual-aspect lounge and bright, fully fitted kitchen with dining area opening onto the garden provide space that's ideal for modern living
- Upstairs are two spacious double bedrooms, the master with en suite, a single bedroom and family bathroom

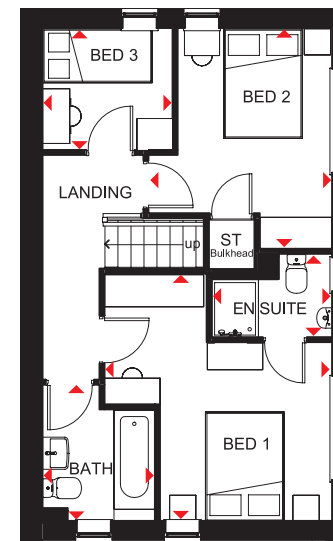
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#### Ground Floor

Kitchen/Dining	4960 x 3112mm	16'3" x 10'2"
Lounge	4960 x 3170mm	16'3" x 10'4"
WC	1929 x 911 mm	6'3" x 2'11"

[Approximate dimensions]



#### First Floor

Bedroom 1	4239 x 3898mm	13'11" x 12'9"
En Suite	2111 x 1427mm	6'9" x 4'8"
Bedroom 2	3783 x 3145mm	12'5" x 10'4"
Bedroom 3	2227 x 2089mm	7'4" x 6'10"
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[Approximate dimensions]

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<b>KEY</b>	ST	Store	f/f	Fridge/freezer space
	B	Boiler	dw	Dishwasher space
	wm	Washing machine space	◀▶	Dimension location

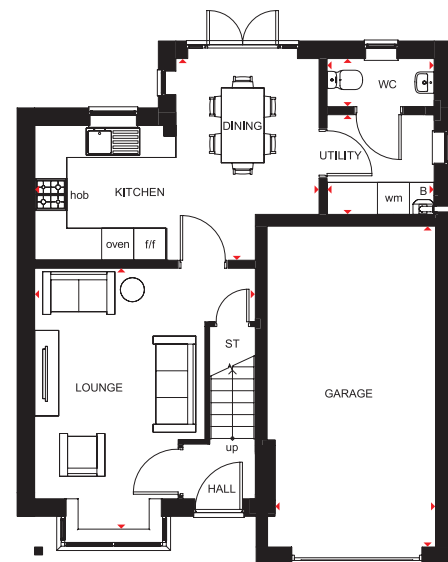


## ANDOVER

### 3 BEDROOM DETACHED HOME

- Good-sized family home with integral garage
- Flexible, open-plan kitchen/dining area leading to the rear garden, separate utility room and a spacious lounge can be found on the ground floor
- Two double bedrooms, the master with en suite and dressing area, a single bedroom and a family bathroom are on the first floor

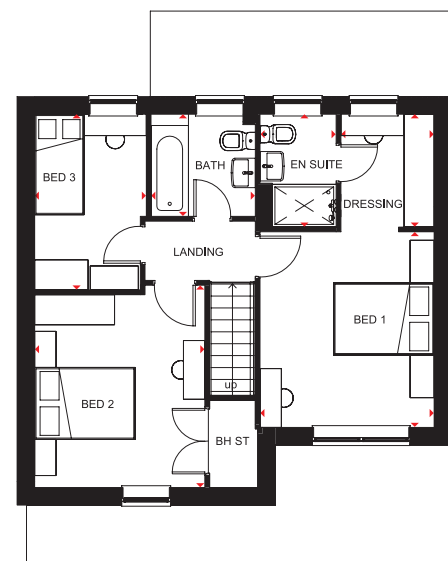
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#### Ground Floor

Lounge	4903 x 4127mm	16'1" x 13'6"
Kitchen/Dining	5320 x 3773mm	17'5" x 12'5"
Utility	2002 x 1865mm	6'7" x 6'2"
WC	2002 x 900mm	6'7" x 2'11"
Garage	6000 x 3000mm	19'8" x 9'10"

[Approximate dimensions]



#### First Floor

Bedroom 1	3660 x 3257mm	12'0" x 10'8"
En Suite	2113 x 1424mm	6'11" x 4'8"
Dressing Area	2113 x 1745mm	6'11" x 5'9"
Bedroom 2	3787 x 3185mm	12'5" x 10'5"
Bedroom 3	3289 x 2089mm	10'9" x 6'10"
Bathroom	1951 x 1913mm	6'5" x 6'3"

[Approximate dimensions]

<b>KEY</b>	B	Boiler	f/f	Fridge/freezer space
	ST	Store	BH ST	Bulkhead Store
	wm	Washing machine space	◀▶	Dimension location

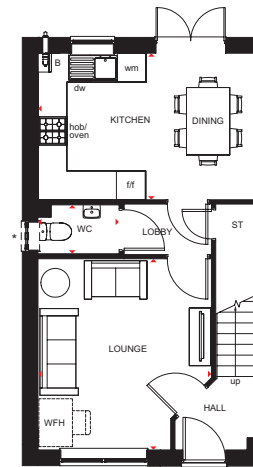




## ELLERTON 3 BEDROOM HOME

- Bright, practical home – ideal for modern family living
- Large, open-plan kitchen with ample dining space has French doors leading to the rear garden
- Good-sized lounge for all the family to relax in
- On the first floor, the main bedroom has an en suite shower room, and there is a further double bedroom, a single bedroom and a family bathroom

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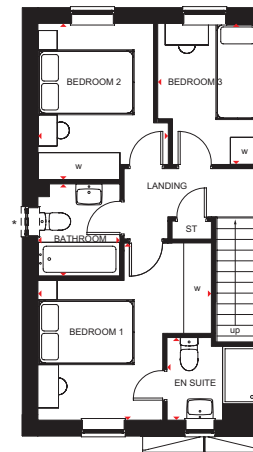


### Ground Floor

Lounge	3605 x 3972mm	11'10" x 13'0"
Kitchen/Dining	4598 x 3048mm	15'1" x 10'0"
WC	1703 x 1050mm	5'7" x 3'5"

[Approximate dimensions]

\*Window only applicable to certain plots



### First Floor

Bedroom 1	3605 x 4138mm	11'10" x 13'7"
En Suite	1918 x 1716mm	6'4" x 5'8"
Bedroom 2	2708 x 3250mm	8'11" x 10'8"
Bedroom 3	2109 x 2932mm	6'11" x 9'7"
Bathroom	1703 x 1917mm	5'7" x 6'3"

[Approximate dimensions]

\*Window only applicable to certain plots

<b>KEY</b>	B Boiler	f/f Fridge/freezer space	w Wardrobe space
ST	Store	dw Dishwasher space	◀▶ Dimension location
wm	Washing machine space	WFH Working from home space	

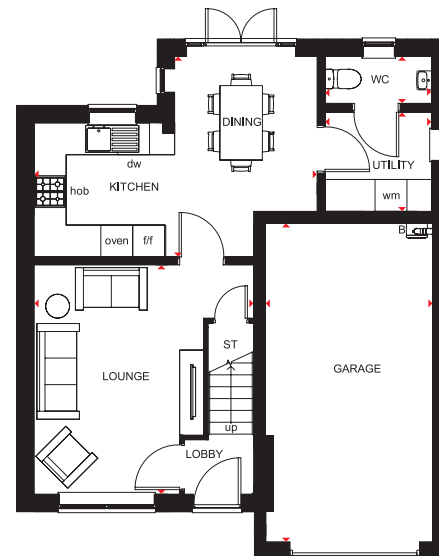


## BEWDLEY

### 3 BEDROOM DETACHED HOME

- Comfortable detached home with integral garage for added security
- Open-plan kitchen with spacious dining area and French doors to the rear garden
- Separate utility room
- Front-aspect lounge with room for all the family to relax
- An en suite main bedroom is upstairs, with two double bedrooms and a family bathroom

Pye Green Road, Cannock, Staffordshire WS12 4LW



#### Ground Floor

Lounge	4128 x 4312mm	13'7" x 14'2"
Kitchen/Dining	5320 x 3773mm	17'5" x 12'5"
Utility	2002 x 1865mm	6'7" x 6'1"
WC	2002 x 900mm	6'7" x 2'11"
Garage	3150 x 6000mm	10'4" x 19'8"

[Approximate dimensions]



#### First Floor

Bedroom 1	3257 x 4348mm	10'8" x 14'3"
En Suite	2113 x 1425mm	6'11" x 4'8"
Bedroom 2	3185 x 3797mm	10'5" x 12'5"
Bedroom 3	3233 x 3289mm	10'7" x 10'9"
Bathroom	1951 x 1913mm	6'5" x 6'3"

[Approximate dimensions]

<b>KEY</b>	B	Boiler	wm	Washing machine space	w	Wardrobe space
	ST	Store	f/f	Fridge/freezer space	◀▶	Dimension location
	BH ST	Bulkhead store	dw	Dishwasher space		



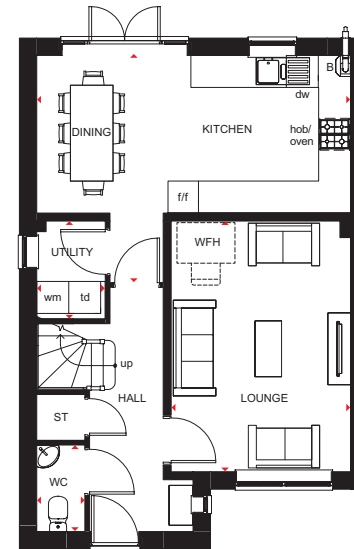


## KINGSLEY

### 4 BEDROOM DETACHED HOME

- Bright, airy family home with oversized windows to maximise light
- The large open-plan kitchen has a dining area with French doors leading to the garden. There is also a separate utility room
- The spacious lounge is just the place for the family to relax in
- Upstairs are two double bedrooms, the master with en suite, two single bedrooms and a family bathroom

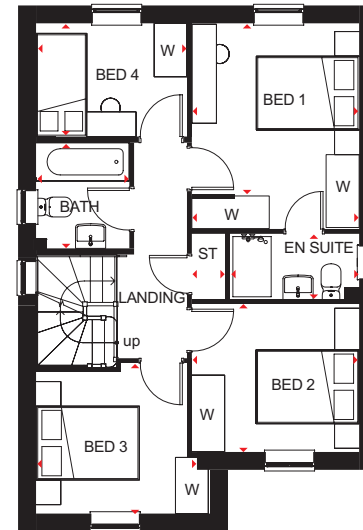
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#### Ground Floor

Lounge	3370 x 4710mm	11'1" x 15'5"
Kitchen/Dining	5895 x 2960mm	19'4" x 9'9"
Utility	1287 x 1841mm	4'2" x 6'0"
WC	884 x 1627mm	2'9" x 5'3"

[Approximate dimensions]



#### First Floor

Bedroom 1	3054 x 3743mm	10'10" x 12'2"
En Suite	2363 x 1188mm	7'7" x 3'9"
Bedroom 2	3054 x 2703mm	10'0" x 8'8"
Bedroom 3	3160 x 2747mm	10'4" x 9'0"
Bedroom 4	2754 x 2065mm	9'0" x 6'8"
Bathroom	1700 x 1937mm	5'6" x 6'4"

[Approximate dimensions]

\* Window may be omitted on certain plots, Speak to a Sales Adviser for details on individual plots.

<b>KEY</b>	B Boiler	f/f Fridge/freezer space	WFH Working from home space
ST Store	dw Dishwasher space	Dimension location	
wm Washing machine space	td Tumble dryer space		

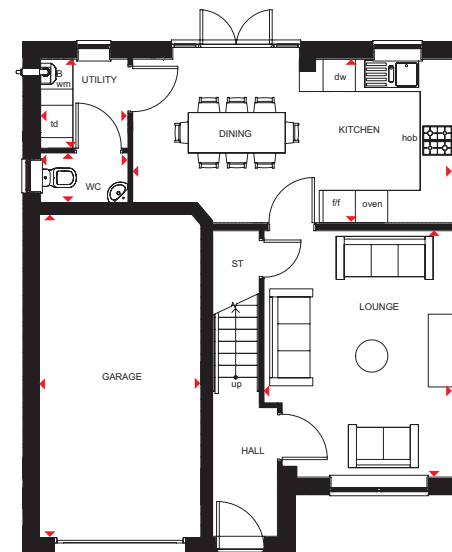


## KENNFORD

### 4 BEDROOM DETACHED HOME

- Spacious and practical family home designed for modern living
- Flexible, open-plan kitchen with dining area and access to the rear garden, and a separate utility room
- Good-sized lounge provides room for all the family to relax in, while an integral garage adds security and convenience
- First floor has four double bedrooms, the master with en suite, and the family bathroom

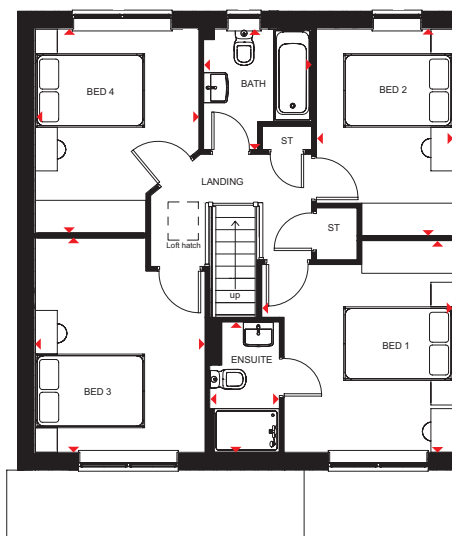
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#### Ground Floor

Lounge	4573 x 3500mm	15'0" x 11'6"
Kitchen/Dining	3035 x 5938mm	9'11" x 19'6"
Utility	1652 x 1623mm	5'5" x 5'4"
WC	923 x 1623mm	3'0" x 5'4"
Garage	6000 x 3000mm	19'8" x 9'10"

[Approximate dimensions]



#### First Floor

Bedroom 1	3500 x 3881mm	11'6" x 12'9"
En Suite	2387 x 1276mm	7'10" x 4'2"
Bedroom 2	2498 x 3791mm	8'2" x 12'5"
Bedroom 3	3931 x 3108mm	12'11" x 10'2"
Bedroom 4	3739 x 2994mm	12'3" x 9'10"
Bathroom	1980 x 2208mm	6'6" x 7'3"

[Approximate dimensions]

<b>KEY</b>	B Boiler	f/f Fridge/freezer space	◀▶ Dimension location
	ST Store	dw Dishwasher space	
	wm Washing machine space	td Tumble dryer space	



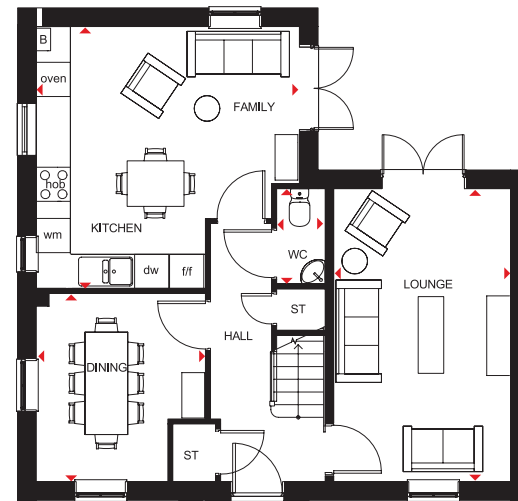


## ALDERNEY

### 4 BEDROOM DETACHED HOME

- A large fitted kitchen with family and breakfast areas provides this spacious home with the ideal hub for all the family
- French doors leading to the rear garden from both the kitchen and the separate lounge give it a bright and airy feeling, and there is a separate dining room with dual-aspect windows
- Upstairs are three double bedrooms, the master bedroom with en suite, a single bedroom and a family bathroom

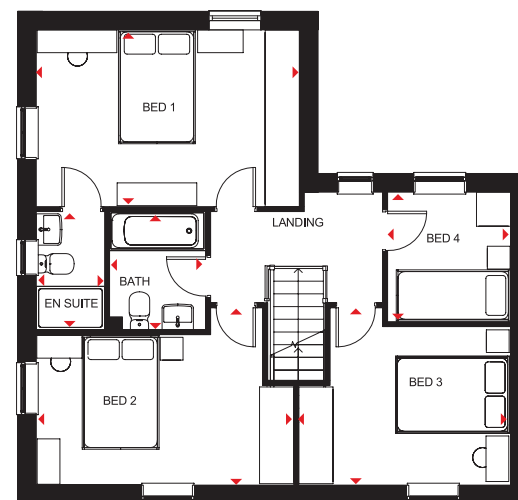
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#### Ground Floor

Lounge	5148 x 3110mm	16'11" x 10'2"
Kitchen/Family	4623 x 4603mm	15'2" x 15'1"
Dining	3307 x 2972mm	10'10" x 9'9"
WC	1675 x 853mm	5'6" x 2'10"

[Approximate dimensions]



#### First Floor

Bedroom 1	4623 x 3104mm	15'2" x 10'2"
En Suite	2075 x 1191mm	6'10" x 3'11"
Bedroom 2	4523 x 3115mm	14'10" x 10'3"
Bedroom 3	3724 x 3115mm	12'3" x 10'3"
Bedroom 4	2275 x 2163mm	7'6" x 7'1"
Bathroom	2075 x 1702mm	6'10" x 5'7"

[Approximate dimensions]

<b>KEY</b>	B Boiler	f/f Fridge/freezer space
ST Store	dw Dishwasher space	
wm Washing machine space	◄► Dimension location	

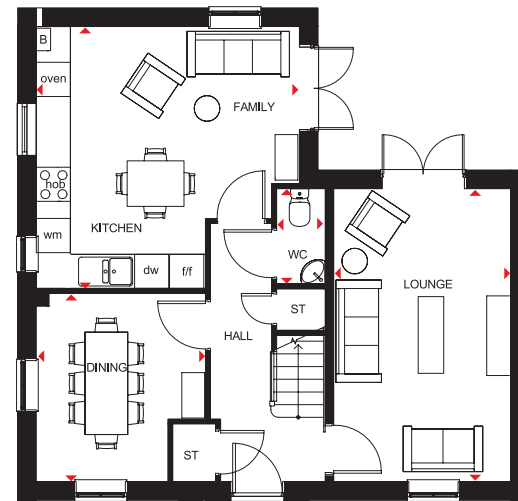


## ALDERNEY

### 4 BEDROOM DETACHED HOME

- A large fitted kitchen with family and breakfast areas provides this spacious home with the ideal hub for all the family
- French doors leading to the rear garden from both the kitchen and the separate lounge give it a bright and airy feeling, and there is a separate dual-aspect dining room
- Upstairs are three double bedrooms, the master bedroom with en suite, a single bedroom and a family bathroom

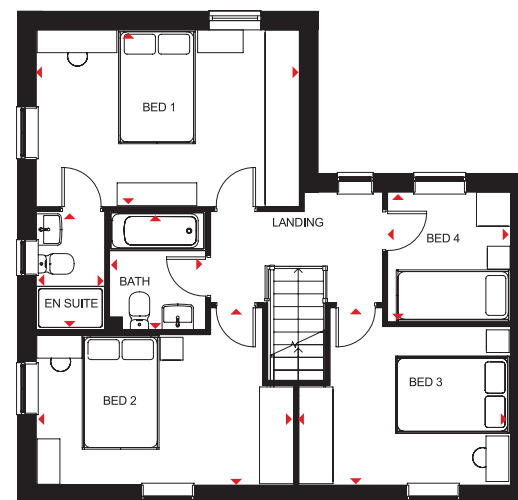
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#### Ground Floor

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Kitchen/Family	4623 x 4603mm	15'2" x 15'1"
Dining	3307 x 2972mm	10'10" x 9'9"
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[Approximate dimensions]



#### First Floor

Bedroom 1	4623 x 3104mm	15'2" x 10'2"
En Suite	2075 x 1191mm	6'10" x 3'11"
Bedroom 2	4523 x 3115mm	14'10" x 10'3"
Bedroom 3	3724 x 3115mm	12'3" x 10'3"
Bedroom 4	2275 x 2163mm	7'6" x 7'1"
Bathroom	2075 x 1702mm	6'10" x 5'7"

[Approximate dimensions]

<b>KEY</b>	B Boiler	f/f Fridge/freezer space
ST Store	dw Dishwasher space	
wm Washing machine space	◄► Dimension location	

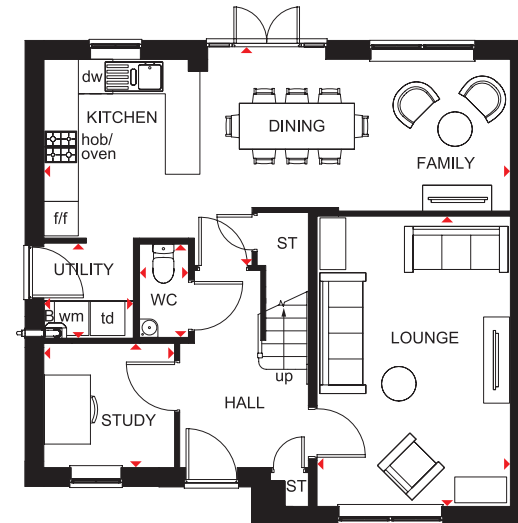




## RADLEIGH 4 BEDROOM HOME

- A bright and airy family home
- The large open-plan kitchen has dining and family areas with French doors leading to the garden
- There is also a separate utility, a spacious lounge, separate study and a WC to complete the ground floor
- Upstairs are four double bedrooms, the main with en suite shower room, and a family bathroom

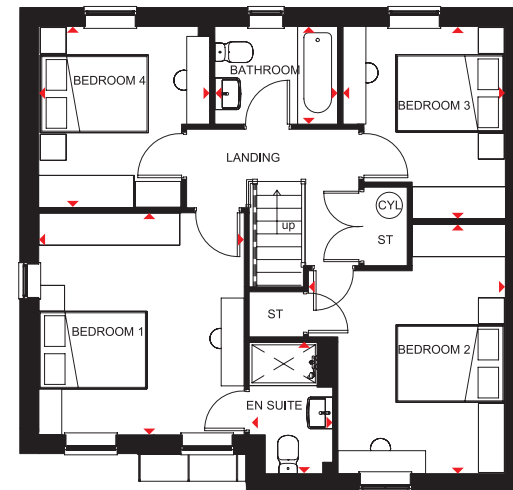
Pye Green Road, Cannock, Staffordshire WS12 4LW



### Ground Floor

Lounge	3361 x 5046mm	11'0" x 16'7"
Kitchen/ Dining/Family	8110 x 3583mm	26'7" x 11'9"
Utility	1558 x 1655mm	5'1" x 5'5"
Study	2273 x 2158mm	7'5" x 7'1"
WC	884 x 1655mm	2'11" x 5'5"

[Approximate dimensions]



### First Floor

Bedroom 1	3570 x 3858mm	11'9" x 12'8"
En Suite	1452 x 2289mm	4'9" x 7'6"
Bedroom 2	3423 x 4335mm	11'3" x 14'3"
Bedroom 3	2824 x 3350mm	9'3" x 11'0"
Bedroom 4	2973 x 3152mm	9'9" x 10'4"
Bathroom	2137 x 1699mm	7'0" x 5'7"

[Approximate dimensions]

<b>KEY</b>	B Boiler	wm Washing machine space	td Tumble dryer space
	ST Store	f/f Fridge/freezer space	◆ Dimension location
	CYL Cylinder	dw Dishwasher space	

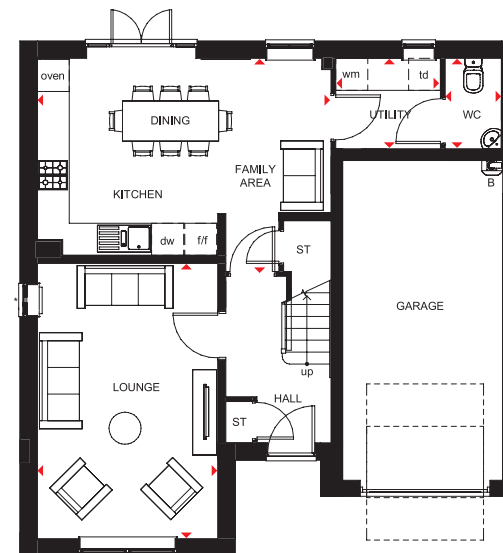


## HALE

### 4 BEDROOM DETACHED HOME

- Ideal family home designed for modern living with flexible, open-plan kitchen, dining and family areas leading to the rear garden
- Spacious lounge provides the perfect place for all the family to relax in
- Separate utility room and integral garage
- First floor comprises four double bedrooms, the master with en suite, and family bathroom

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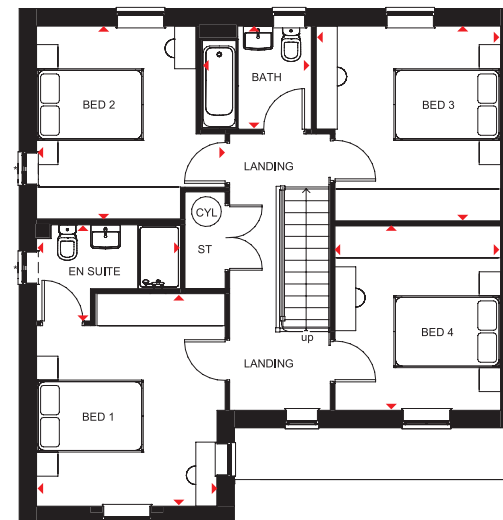


#### Ground Floor

Lounge	5165 x 3385mm	16'11" x 11'1"
Kitchen/Dining/ Family Area	4000 x 5511mm	13'1" x 18'1"
Utility	1696 x 1966mm	5'7" x 6'5"
WC	1696 x 1053mm	5'7" x 3'5"
Garage	6000 x 3000mm	19'8" x 9'10"

[Approximate dimensions]

\*Window may be omitted on certain plots, Speak to a Sales Adviser for details on individual plots.



#### First Floor

Bedroom 1	3965 x 3536mm	13'1" x 11'7"
En suite	1804 x 2698mm	5'11" x 8'10"
Bedroom 2	3622 x 3536mm	11'11" x 11'7"
Bedroom 3	3463 x 3660mm	11'4" x 12'0"
Bedroom 4	3463 x 3107mm	11'4" x 10'2"
Bathroom	1939 x 2076mm	6'4" x 6'10"

[Approximate dimensions]

\*Window may be omitted on certain plots, Speak to a Sales Adviser for details on individual plots.

<b>KEY</b>	B	Boiler	wm	Washing machine space	td	Tumble dryer space
	ST	Store	t/f	Fridge/freezer space	◄►	Dimension location
	CYL	Cylinder	dw	Dishwasher space		



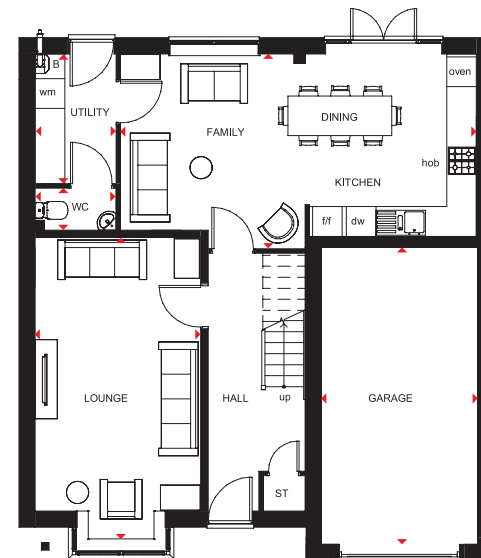


## HERTFORD

### 4 BEDROOM DETACHED HOME

- Spacious and practical family home designed for modern living
- Open-plan kitchen with dining and family areas, separate utility and a generous lounge with a bay window are located on the ground floor
- Four double bedrooms, two en suites, a study and family bathroom are on the first floor
- Integral garage adds security and convenience

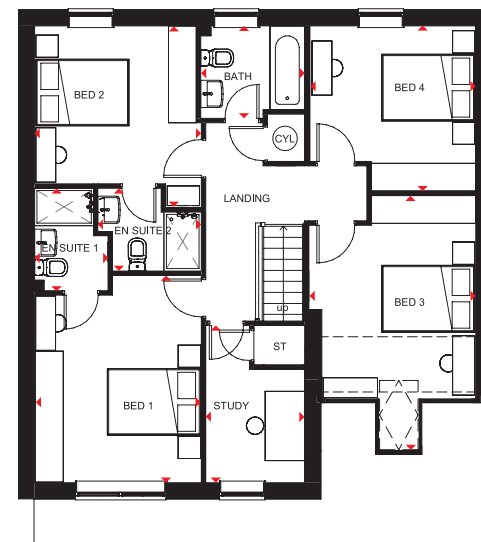
Pye Green Road, Cannock, Staffordshire, WS12 4LW



#### Ground Floor

Lounge	3350 x 6121mm	11'0" x 20'1"
Kitchen/Family/Dining	7199 x 3944mm	23'7" x 12'11"
Utility	1638 x 2627mm	5'4" x 8'7"
WC	1638 x 850mm	5'4" x 2'9"
Garage	3165 x 6009mm	10'5" x 19'9"

[Approximate dimensions]



#### First Floor

Bedroom 1	3372 x 4197mm	11'1" x 13'9"
En Suite 1	1485 x 2075mm	4'10" x 6'10"
Bedroom 2	3360 x 3679mm	11'0" x 12'1"
En Suite 2	2094 x 1675mm	6'10" x 5'6"
Bedroom 3	3315 x 5162mm	10'8" x 16'11"
Bedroom 4	3315 x 3346mm	10'8" x 11'0"
Study	2000 x 3183mm	6'7" x 10'5"
Bathroom	2100 x 1873mm	6'11" x 6'2"

[Approximate dimensions]

<b>KEY</b>	B	Boiler	wm	Washing machine space	◀▶	Dimension location
	ST	Store	f/f	Fridge/freezer space		
	CYL	Cylinder	dw	Dishwasher space		

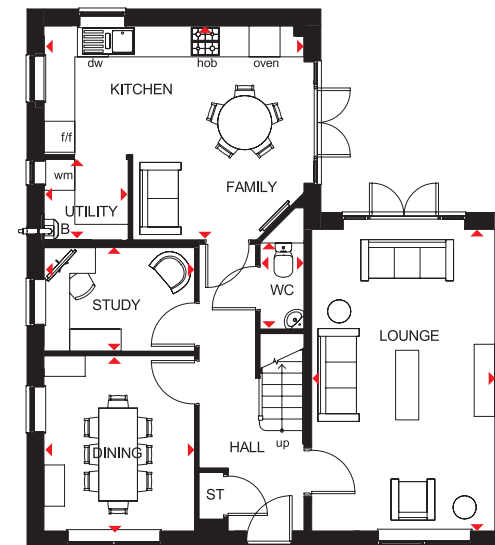


## ALNMOUTH

### 4 BEDROOM DETACHED HOME

- The lounge of this bright and airy home is generously sized with ample room to relax
- The open-plan kitchen, with utility area and family space, makes an ideal family hub. Both the kitchen and lounge have French doors leading to the garden
- A separate dining room and study are also on the ground floor
- Upstairs are three double bedrooms, the master with en suite, a single bedroom and family bathroom

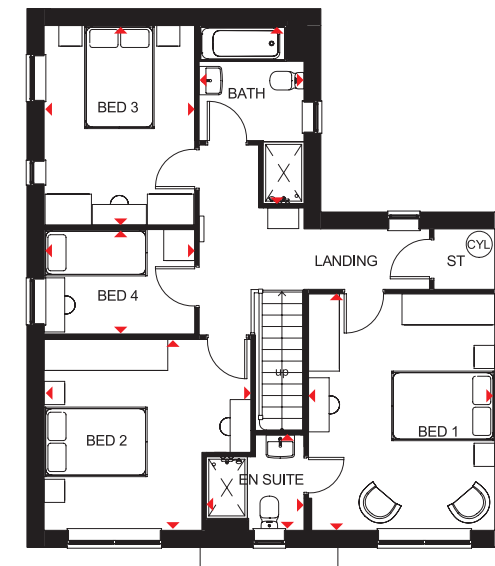
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#### Ground Floor

Lounge	6442 x 3552mm	21'2" x 11'8"
Dining Room	3991 x 2922mm	13'1" x 9'7"
Kitchen/Family	4150 x 5045mm	13'7" x 16'7"
Study	2010 x 2922mm	6'7" x 9'7"
Utility	1562 x 1613mm	5'1" x 5'4"
WC	1668 x 852mm	5'6" x 2'10"

[Approximate dimensions]



#### First Floor

Bedroom 1	4591 x 3614mm	15'1" x 11'10"
En Suite	1851 x 1895mm	6'1" x 6'3"
Bedroom 2	3704 x 4012mm	12'2" x 13'2"
Bedroom 3	3873 x 2923mm	12'8" x 9'7"
Bedroom 4	2026 x 2923mm	6'8" x 9'7"
Bathroom	2034 x 3454mm	6'8" x 11'4"

[Approximate dimensions]

<b>KEY</b>	B	Boiler	wm	Washing machine space	▶▶	Dimension location
	ST	Store	f/f	Fridge/freezer space		
	CYL	Cylinder	dw	Dishwasher space		

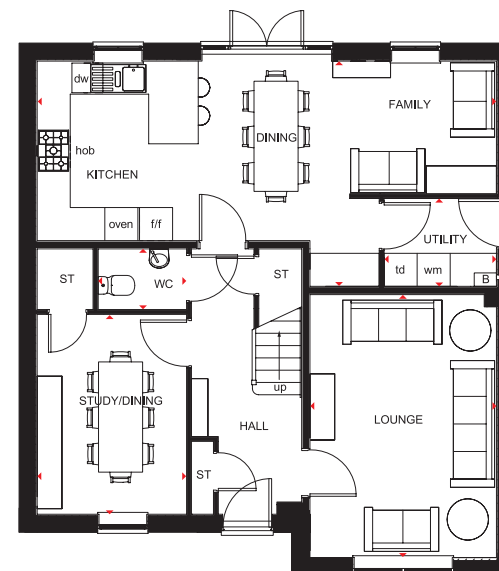




## LAMBERTON

### 5 BEDROOM DETACHED HOME

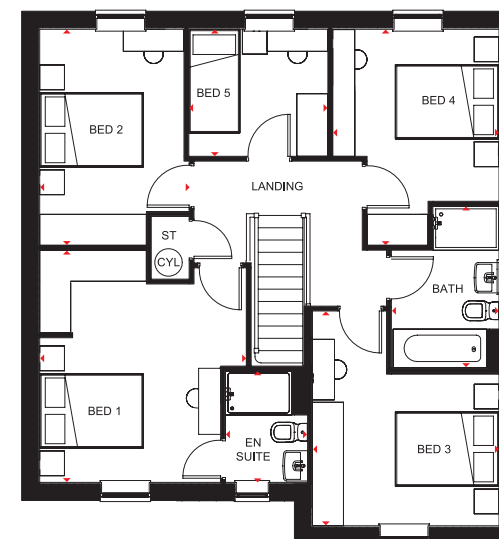
- Spacious family home where flexibility is the key
- Large open-plan kitchen with family area and access to the garden, as well as space for dining
- Front-aspect, separate lounge, and study or formal dining room
- Four double bedrooms - the master with en suite - a single bedroom and the family bathroom with shower are on the first floor



#### Ground Floor

Lounge	3385 x 4773mm	11'1" x 15'8"
Kitchen/Dining/Family	8335 x 4088mm	27'4" x 13'5"
Study/Dining	2712 x 3627mm	8'11" x 11'11"
Utility	2039 x 1595mm	6'8" x 5'3"
WC	1501 x 1101mm	4'11" x 3'7"

[Approximate dimensions]



#### First Floor

Bedroom 1	3750 x 4214mm	12'4" x 13'10"
En suite	1490 x 2023mm	4'11" x 6'8"
Bedroom 2	2713 x 3921mm	8'11" x 12'10"
Bedroom 3	3385 x 3898mm	11'1" x 12'9"
Bedroom 4	3018 x 3921mm	9'11" x 12'10"
Bedroom 5	2523 x 2305mm	8'3" x 7'7"
Bathroom	1953 x 2931mm	6'5" x 9'7"

[Approximate dimensions]

<b>KEY</b>	B Boiler	wm Washing machine space	td Tumble dryer space
	ST Store	f/f Fridge/freezer space	◀▶ Dimension location
	CYL Cylinder	dw Dishwasher space	



**BARRATT**  
HOMES

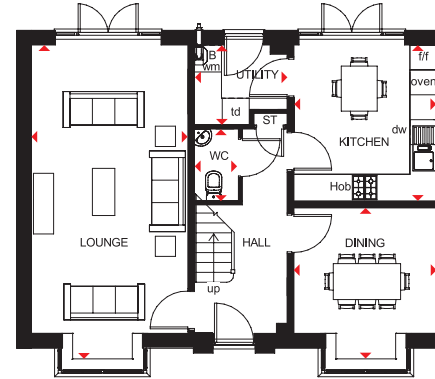


## MALVERN

### 5 BEDROOM DETACHED HOME

- A spacious family home designed over three storeys
- French doors lead to the garden from both the lounge and kitchen, which has an adjoining utility; the lounge and separate dining room both have bay windows
- Upstairs are the master and a double bedroom, both with en suite, a single bedroom and bathroom; the top floor has a further double bedroom, single bedroom and shower room

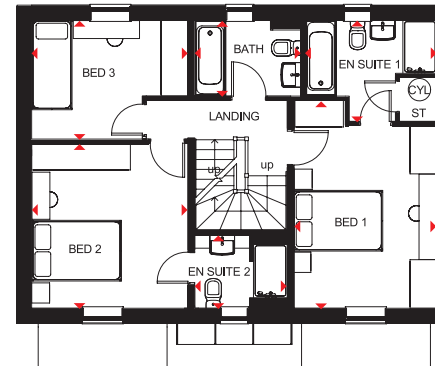
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#### Ground Floor

Lounge	3483 x 7013mm	11'5" x 23'0"
Kitchen	3184 x 3480mm	10'5" x 11'5"
Dining	3184 x 3383mm	10'5" x 11'1"
WC	976 x 1600mm	3'2" x 5'3"
Utility	2062 x 1784mm	6'9" x 5'10"

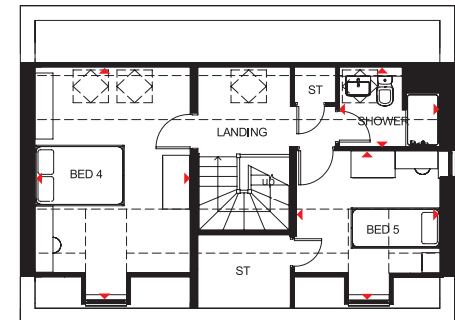
[Approximate dimensions]



#### First Floor

Bedroom 1	3184 x 4636mm	10'5" x 15'3"
En Suite 1	2261 x 2934mm	7'5" x 9'8"
Bedroom 2	3483 x 3678mm	11'5" x 12'1"
En Suite 2	1637 x 2061mm	5'4" x 6'9"
Bedroom 3	2656 x 3483mm	8'9" x 11'5"
Bathroom	1698 x 2373mm	5'7" x 7'9"

[Approximate dimensions]



#### Second Floor

Bedroom 4	3458 x 5100mm*	11'4" x 16'9"
Bedroom 5	3246 x 3236mm*	10'8" x 10'7"
Shower Room	1776 x 2241mm*	5'10" x 7'4"

[Approximate dimensions]

\*Overall floor dimension includes lower ceiling areas.

KEY	B	Boiler	wm	Washing machine space	td	Tumble dryer space
	ST	Store	f/f	Fridge/freezer space	↔	Dimension location
	CYL	Cylinder	dw	Dishwasher space		



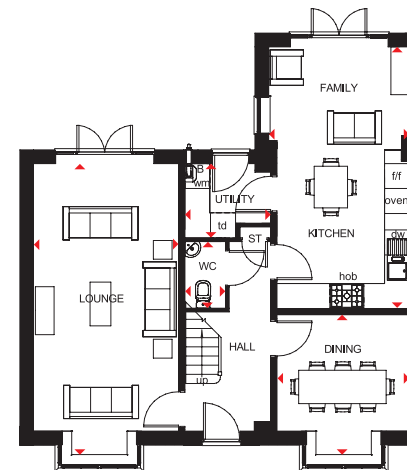


## MARLOWE

### 5 BEDROOM DETACHED HOME

- Everything in this spacious home is designed for the modern family: a large kitchen with French doors to the garden, an adjoining utility room, and separate lounge and dining room
- The generous master bedroom with en suite, a single bedroom and a bathroom are on the first floor
- Upstairs on the second floor there is a further double and single bedroom, along with a shower room.

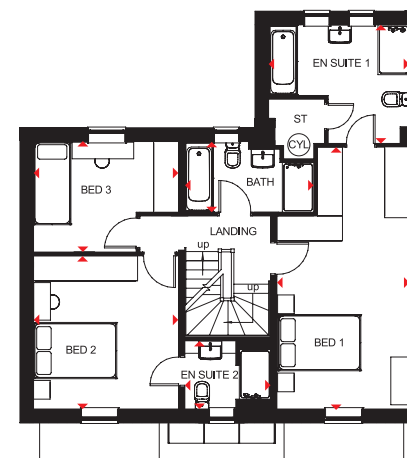
Pye Green Road, Cannock, Staffordshire WS12 4LW



#### Ground Floor

Lounge	3483 x 7013mm	11'5" x 23'0"
Kitchen/Family	3384 x 6282mm	11'1" x 20'7"
WC	975 x 1600mm	3'2" x 5'3"
Dining	3184 x 3383mm	10'5" x 11'1"
Utility	1784 x 2061mm	5'10" x 6'9"

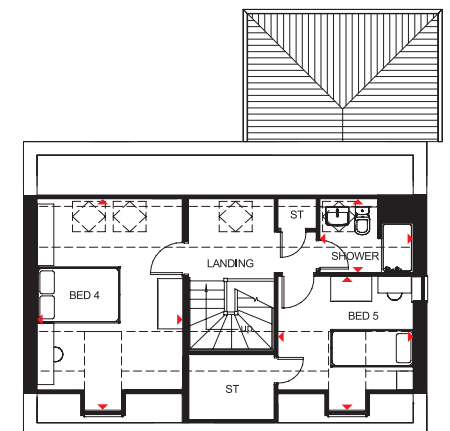
Approximate dimensions



#### First Floor

Bedroom 1	3184 x 6287mm	10'5" x 20'8"
En Suite 1	3384 x 2849mm	11'1" x 9'4"
Bedroom 2	3483 x 3678mm	11'5" x 12'1"
En Suite 2	1637 x 2061mm	5'4" x 6'9"
Bedroom 3	3483 x 2656mm	11'5" x 8'9"
Bathroom	1698 x 3095mm	5'7" x 10'2"

Approximate dimensions



#### Second Floor

Bedroom 4	3459 x 5100mm	11'4" x 16'9"
Bedroom 5	3246 x 3236mm	10'8" x 10'7"
Shower room	1776 x 2241mm	5'10" x 7'4"

Approximate dimensions

<b>KEY</b>	B Boiler	wm Washing machine space	td Tumble dryer space
	ST Store	f/f Fridge/freezer space	◀▶ Dimension location
	CYL Cylinder	dw Dishwasher space	



# THE CONSUMER CODE

The Consumer Code for Home Builders ("the Code"), which came into effect in April 2010, applies to all Home Builders registered with the UK's main new Home Warranty Bodies; NHBC, Premier Guarantee and LABC Warranty.

The Code gives protection and rights to purchasers of new Homes. It requires all new Home Buyers are treated fairly and are fully informed about their purchase before and after they sign the contract.

The aim of the Code is for all new Home Buyers to:

- be treated fairly,
- know what levels of service to expect,
- to be given reliable information about their purchase and their consumer rights before and after they move in, and
- know how to access speedy, low-cost dispute resolution arrangements to deal with complaints about breaches of the Code

The Code reinforces best practice among Home Builders to encourage a consistently high level of information and customer service. It builds on successful efforts already made by the industry to improve consumer satisfaction in recent years.

**The Code covers every stage of the home-buying purchase – pre-contract, exchange of contract and during occupation.**

As a 5 star housebuilder we are committed to the Consumer Code for Home Builders. For more information on the Consumer Code for Home Builders please visit <http://www.consumercode.co.uk/>





Deer's Rise, Pye Green Road, Cannock, Staffordshire WS12 4LW

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**0333 355 8475**

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