

POPPY FIELDS

CHURCH FENTON

SPECIFICATION



		2 Bedroom Homes	3 Bedroom Homes	4 Bedroom Homes	
FINISHES	Ceilings	Crown White Matt Emulsion	•	•	•
	Walls	Crown White Matt Emulsion	•	•	•
	Floors	Concrete GF ; Chipboard FF	•	•	•
	Window Cills	White Gloss MDF	•	•	•
	Stairs	White Gloss MDF Strings	•	•	•
	Balusters	White Gloss Stop Chamfered Balusters	•	•	•
	Newel Posts	White Gloss Stop Chamfered Newels	•	•	•
	Newel Caps	White Gloss Flat Top Newel Caps	•	•	•
	Handrail	White Gloss Heavy Duty Handrail	•	•	•
	Skirting	White Gloss 94x14 MDF Grooved & Chamfered	•	•	•
		White Gloss 120x14 MDF Grooved & Chamfered	•	•	•
	Architrave	White Gloss 69x18 MDF Grooved & Chamfered	•	•	•
	Internal Doors	White Pre Finished Vertical Panel Internal Doors	•	•	•
	Ironmongery	Chrome SR100 Door Furniture	•	•	•

KITCHEN	Carcass	Premium Grade 18mm thk Colour Matched Carcass	•	•	•
	Frontals	Bellway Band B options^	•	•	•
		Bellway Band C options^	•	•	•
	Units	Frontal Matching Table Ends	•	•	•
		Unit Framing	•	•	•
	Worktops	40mm Square Edge Worktops with Upstand	•	•	•
	Kitchen Sink	Leisure Linear Single Bowl SS Sink (inc Sink Liner)	•	•	•
		Leisure Linear Bowl & Half SS Sink (inc Sink Liner)	•	•	•
		Leisure Euroline Bowl & Half SS Sink (inc Sink Liner)	•	•	•
	Utility Sink	Leisure Linear Single Bowl SS Sink (inc Sink Liner)	•	•	•
		Leisure Euroline Single Bowl SS Sink (inc Sink Liner)	•	•	•
	Appliances Oven	Zanussi Single Oven ZOB343X	•	•	•
		Zanussi Single Oven ZOB35471XK	•	•	•
	Appliances Hob	Zanussi 4 Burner Gas Hob ZGH62414XS & SS Splashback	•	•	•
		Zanussi 4 Burner Gas Hob ZGH65411XB & SS Splashback	•	•	•
	Appliances Extractor	Zanussi Cooker Hood Extractor ZHC60156X	•	•	•
	Appliances Extractor (Island)	Cooker Hood Extractor LFI519X††	•	•	•
	Appliances Microwave	Zanussi Microwave ZKK47901XK	•	•	•
	Appliances Fridge Freezer	Fridge/Freezer Space Only	•	•	•
		Zanussi 70/30 Fridge Freezer ZBB28441SV	•	•	•
Appliance Dishwasher	Removable Unit**	•	•	•	
	Zanussi Dishwasher ZDT21006FA	•	•	•	
Appliance Washing Machine	Washing Machine Space Only	•	•	•	

WETROOMS	Cloaks - WC	Roca DEBBA WC with Concealed Cistern & PL1 Flush Plate†††	•	•	•
	Cloaks - Basin	Roca Wash Hand Basin††	•	•	•
	Cloaks - Brassware	Bristan PISA Small Basin Chrome Mixer Tap	•	•	•
	Cloaks - Tiling	Splashback Tiling to WHB, Flat Edge White Trim	•	•	•
	Bathroom - WC	Roca DEBBA WC with Concealed Cistern & PL1 Flush Plate†††	•	•	•
	Bathroom - Basin	Roca DEBBA 500 WHB with Full Pedestal	•	•	•
		Roca DEBBA 550 WHB with Semi Pedestal	•	•	•
	Bathroom - Bath	Roca MALAGA Acrylic Bath & Rigid Bath Panel	•	•	•
Bathroom - Brassware	Bristan PISA Chrome Bath & Basin Mixer Taps	•	•	•	
	Bristan SAIL Chrome Bath & Basin Mixer Taps	•	•	•	

WETROOMS	Bathroom - Shower Tray	Mira FLIGHT Low Shower Tray with Mira ELEVATE Enclosure††	•	•	•
	Bathroom - Shower	Mira RELATE EV Thermostatic Shower‡	•	•	•
		Mira RELATE EV Thermostatic Shower^^^	•	•	•
	Bathroom - Tiling	1/2 Height Tiling (Band 2) to Wet Walls with Flat Edged White Trim*†	•	•	•
		1/2 Height Tiling (Band 3) to Wet Walls with Flat Edged Chrome Trim*†	•	•	•
	En Suite - WC	Roca DEBBA WC with Concealed Cistern & PL1 Flush Plate†††	•	•	•
	En Suite - Basin	Roca DEBBA 450 WHB with Full Pedestal	•	•	•
		Roca DEBBA 550 WHB with Semi Pedestal	•	•	•
	En Suite - Brassware	Bristan PISA Chrome Bath & Basin Mixer Taps	•	•	•
		Bristan SAIL Chrome Bath & Basin Mixer Taps	•	•	•
En Suite - Shower Tray	Mira FLIGHT Low Shower Tray with Mira ELEVATE Enclosure††	•	•	•	
En Suite - Shower	Mira RELATE EV Thermostatic Shower***	•	•	•	
En Suite - Tiling	1/2 Height Tiling (Band 2) to Wet Walls with Flat Edged White Trim†	•	•	•	
	1/2 Height Tiling (Band 3) to Wet Walls with Flat Edged Chrome Trim†	•	•	•	

MECHANICAL	Boiler	Ideal LOGIC Combination Boiler	•	•	•
		Ideal LOGIC Boiler & ThermaQ Evocyl HW Cylinder	•	•	•
	Controls	Dual Zoned 3 way Heating Programmer	•	•	•
	Radiator	Stelrad Compact Steel Panel Radiators with Grilles	•	•	•
	Towel Warmers	Flat Chrome to Bathroom Only	•	•	•
	Ventilation	Window Trickle Ventilators with Mechanical Extract Fans (system 1)	•	•	•

ELECTRICS	Safety - Fire	Optical Smoke Detector	•	•	•
	Consumer Unit	Wylex Consumer Unit	•	•	•
	Sockets & Switches	Electrium CASA White Fittings	•	•	•
	USB Locations	Kitchen, Lounge & Bed 1 ONLY	•	•	•
	Shaver/Toothbrush Point	Bathroom ONLY	•	•	•
	Lighting	Pendant Fitting to Habitable Rooms	•	•	•
	Lighting - Kitchen	White Recessed Spot Lights Warm White	•	•	•
		Polished Chrome Recessed Spot lights Cool White	•	•	•
	Lighting - Bathroom & En Suites	Brushed Chrome Recessed Spot Lights Cool White	•	•	•
		White Recessed Spot Lights Cool White	•	•	•
	Lighting - External	External Light Clifton Brushed Steel Up/Down	•	•	•
	Security - Carbon	Honeywell XC70 Carbon Monoxide Detector	•	•	•
	Communications - TV	TV Point to Lounge, Family, Bed 1 & Study	•	•	•
	Communications - Voice	Telephone Point to Lounge	•	•	•
	Communications - Data	Cat 6 Network Point to Lounge, Family, Bed 1 & Study	•	•	•
	Communications - Satellite	Dual Connection Satellite Points to Lounge	•	•	•
Broadband	Ultrafast Fibre Connectivity	•	•	•	

EXTERNALS	Maintenance	External Tap	•	•	•
	Number Plaque	Artisan Number Plaque	•	•	•
	Footpath & Patio	Grey PCC Flags 450x450x32's	•	•	•
	Drives	Block Paved††	•	•	•
	Landscaping - Front	Medallion Turf & Landscape Planting†††	•	•	•
	Landscaping - Rear	Rotavated Topsoil	•	•	•

- * full height around bath where shower provided as standard
- ** at build stage
- *** flow regulator fitted to bath mixer if serving single thermostatic shower and fed via combination boiler
- † full height to shower enclosure
- †† housetype dependent
- ††† inc soft close mechanism seal on 4 & 5 beds only
- ‡ over bath ONLY incorporating MIRA bath screen 1.1863.004 where no shower elsewhere in dwelling
- ‡‡ plot dependent
- ‡‡‡ plot specific, refer site layout
- ^ refer site landscape layout
- ^^ soft close mechanism to doors & drawers
- ^^^ where provision of shower tray allows

