



A superb home benefiting from high specification and well-planned accommodation over two floors. On the ground floor the entrance hall, which includes storage, leads to the cloakroom and on to the open plan kitchen / living / dining room with French doors which open to the enclosed rear garden. Stairs lead to the first floor and master bedroom with en-suite, two further bedrooms and family bathroom. Two parking spaces are provided, some plots have garages.

The Brent is available in two exterior finishes with a slate tiled roof:

Coloured Render

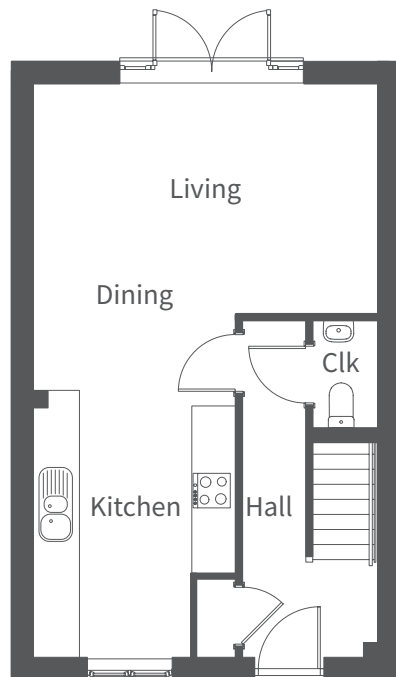
Beige: Plots 5*, 93, 94* and 95*

*Beige render to front, brick to side and rear elevation



Red Brick

Red Brick: Plots 47, 48, 64, 65, 66 and 86



Ground Floor	Millimetres	Feet / inches
Living / Dining	5020 x 3340	16'6" x 10'11"
Kitchen	3900 x 2960	12'10" x 9'9"

First Floor	Millimetres	Feet / inches
Bedroom 1	3590 x 2880	11'9" x 9'5"
En-suite	2520 x 2040	8'3" x 6'8"
Bedroom 2	2970 x 2540	9'9" x 8'4"
Bedroom 3	2540 x 1950	8'4" x 6'5"
Bathroom	2070 x 1900	6'9" x 6'3"

Please note: other floor plans and elevations for each property are available. As each house is built individually, maximum dimensions shown may vary +/- 50mm and the internal finishes may not always be the same. External finishes, materials, landscaping, positions and colours of windows and garages (where applicable) may also vary. Properties can also be constructed as mirror images of that shown. Please ask if you require further details or clarification.

