

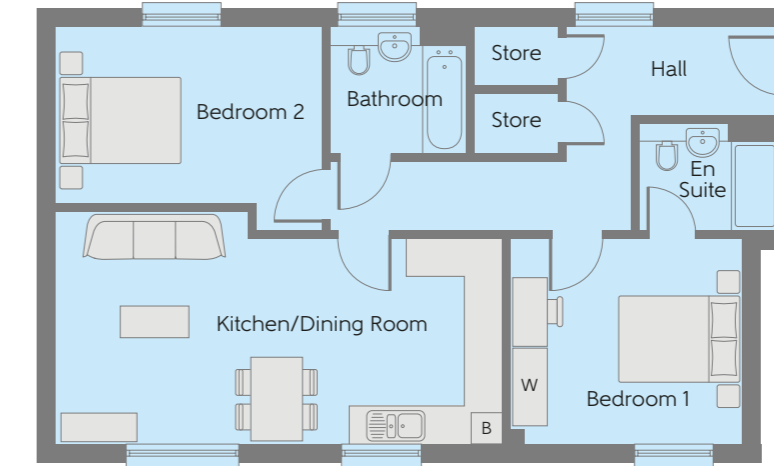
The Abingworth Apartments

TWO BEDROOM APARTMENTS



Abingworth Fields
A development of new homes in Thakeham

Bellway



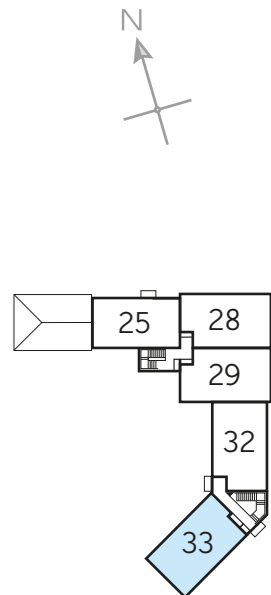
The Morel - Plots 31 & 33

Kitchen/Living/ Dining Room	6.980m x 3.660m (max) (max)	22'11" x 12'0" (max) (max)
Bedroom 1	3.650m x 3.250m (max) (max)	12'0" x 10'8" (max) (max)
Bedroom 2	4.180m x 3.20m (max) (max)	13'9" x 10'6" (max) (max)
Total area	72.00 sq. m.	775 sq. ft.

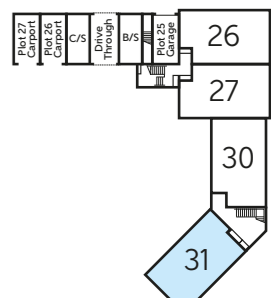
W - Wardrobe included

Furniture arrangements are for illustrative purposes only. Items are not included, nor to scale.

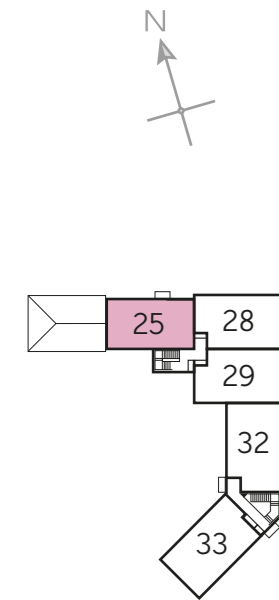
The items shown in this key may be subject to change, and positions could vary from those indicated on this floorplan. Please refer to Sales Advisor for details of your selected plot. External finishes and landscaping may vary. Please refer to Sales Advisor for further details. All dimensions are approximate and should not be used for carpet sizes, appliance spaces or furniture. We operate a policy of continuous improvement and individual features such as kitchen and bathroom layouts, doors, windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance only and do not constitute a contract, part of a contract or a warranty.



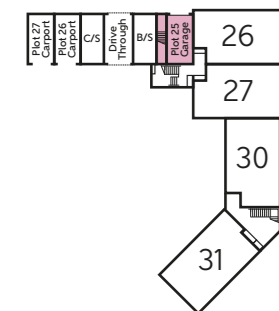
First Floor



Ground Floor



First Floor

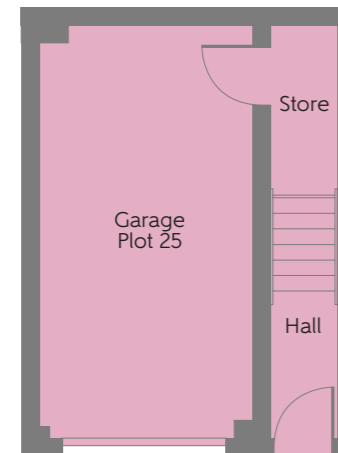
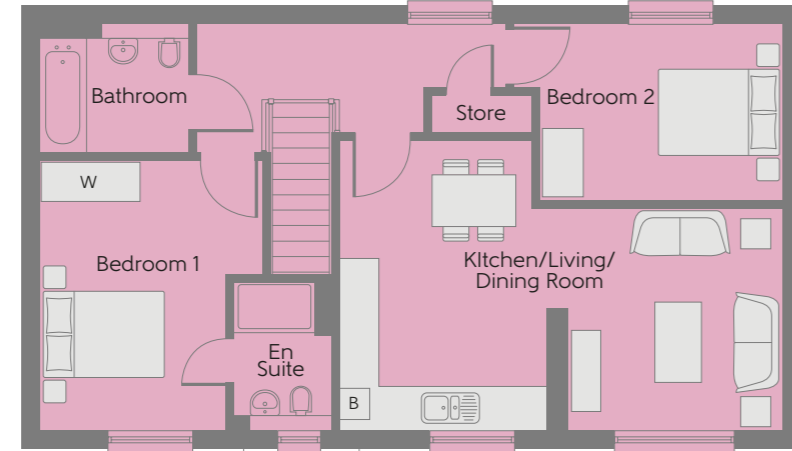


Ground Floor

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The Napier - Plot 25

Kitchen/Living/Dining Room	6.519m x 4.279m	21'5" x 14'0"
Bedroom 1	3.979m x 3.312m	13'1" x 10'10"
Bedroom 1 En Suite	2.197m x 1.460m	7'2" x 4'9"
Bedroom 2	3.962m x 2.592m	13'0" x 8'6"
Bathroom	2.212m x 1.905m	7'3" x 6'3"
Total area	68.69 sq. m.	739 sq. ft.



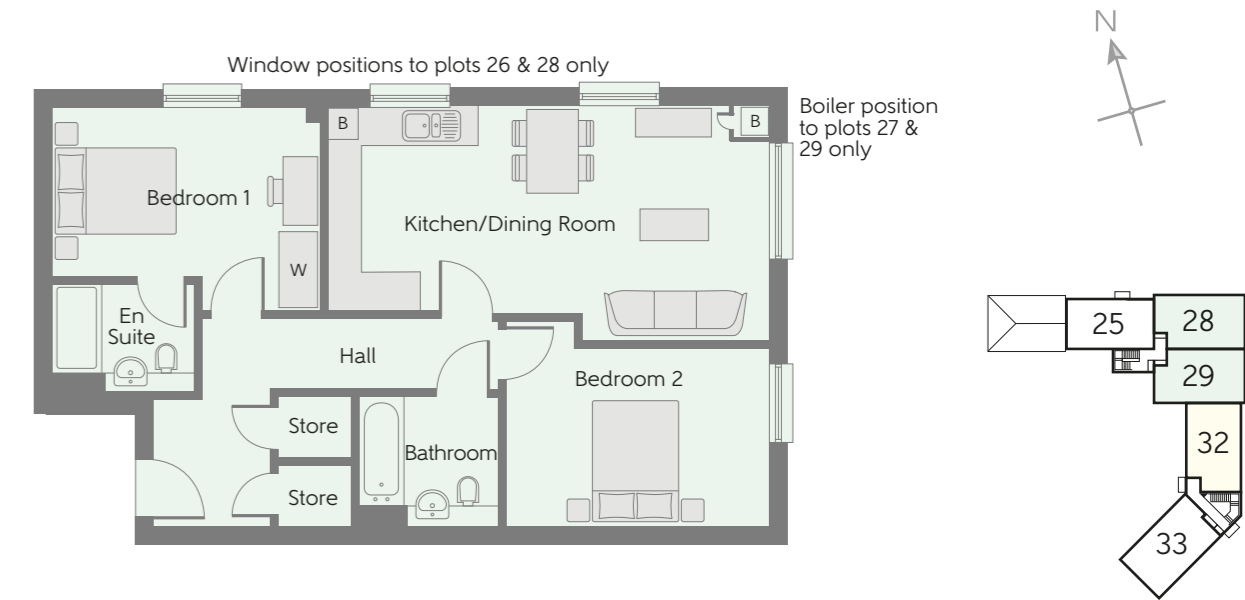
The Barley - Plots 30 & 32

Kitchen/Living/Dining Room	6.910m x 3.660m <small>(max) (max)</small>	22'8" x 12'0" <small>(max) (max)</small>
Bedroom 1	3.910m x 3.230m <small>(max) (max)</small>	12'10" x 10'7" <small>(max) (max)</small>
Bedroom 2	4.110m x 3.20m <small>(max) (max)</small>	13'6" x 10'6" <small>(max) (max)</small>
Total area	68.04 sq. m.	732 sq. ft.

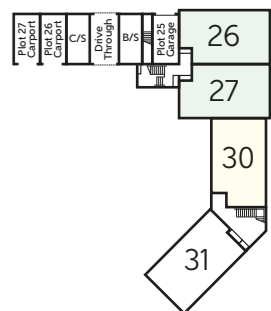
W - Wardrobe included

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First Floor



Ground Floor

The Woodpecker - Plots 26, 27(h), 28 & 29(h)

Kitchen/Living/Dining Room	6.900m x 3.580m <small>(max) (max)</small>	22'8" x 11'9" <small>(max) (max)</small>
Bedroom 1	4.060m x 3.160m <small>(max) (max)</small>	13'4" x 10'5" <small>(max) (max)</small>
Bedroom 2	4.070m x 3.200m <small>(max) (max)</small>	13'4" x 10'6" <small>(max) (max)</small>
Total area	68.32 sq. m.	735 sq. ft.

Specification

FINISHES		2 Bedroom Apartments
Entrance Doors	Apartment Entrance Door White Gloss Fire Rated Solid Core	•
Ceilings	Crown White Matt Emulsion	•
Walls	Crown White Matt Emulsion	•
Floors	Laminate - Kitchen, Corians Tiles - Wet Rooms, Carpet - all other areas - Band 1	•
Window Cils	White Gloss MDF	•
Skirting	White Gloss Solid MDF Grooved & Chamfered	•
Architrave	White Gloss 80x80 MDF Grooved & Chamfered	•
Internal Doors	White Pine Finished Vertical Panel Internal Doors	•
Ironmongery	Chrome S1000 Door Furniture	•
Wardrobes	Sliding Fitted Wardrobes to bed 1	•

KITCHEN		2 Bedroom Apartments
Carcase	Premium Grade 18mm Ink Colour Matched Carcase	•
Frontals	Bellway Band 8 options III	•
Units	Frontal Matching Table Ends	•
Worktops	40mm Square Edge Worktops with upland	•
Kitchen Sink	Leisure Linear Bowl & Half SS Sink & TCAF3 Tap (inc Sink Unit)	•
Appliances Oven	Zanussi Single Oven ZOB343X	•
Appliances Hob	Zanussi Induction Hob Z1N643K & SS Splashback	•
Appliances Extractor	Zanussi Cooker Hood Extractor ZHC6076X	•
Appliances Fridge Freezer	Zanussi 70/30 Fridge Freezer ZEB26410V	•
Appliance Dishwasher	Zanussi Dishwasher ZDT2006FA	•
Appliance Washing Machine	Washing Machine Space within A/C (inc Hood & Waste)	•

WET ROOMS		2 Bedroom Apartments
Bathroom - Storage	Recessed Storage Shelving	•
Bathroom - WC	Roca DEBBA WC with Concealed Cistern & FL3 Flush Plate - 1	•
Bathroom - Basin	Roca Deltba 520 Semi Recessed W/B no Pedestal M422	•
Bathroom - Bath	Roca MALACA Acrylic Bath & Rapid Bath Panel	•
Bathroom - Brassware	Bristan PSA Chrome Bath & Basin Mixer Taps	•
Bathroom - Shower	Over Bath Mira RELATE EV Thermostatic Shower - TTT	•
Bathroom - Tiling	1/2 Height Tiling (Band 2) to Wet Walls with Flat Edged Chrome Trim - * †	•
En-Suite - WC	Roca DEBBA WC with Concealed Cistern & FL3 Flush Plate - 2	•
En-Suite - Basin	Roca Deltba 520 Semi Recessed W/B no Pedestal M422	•
En-Suite - Brassware	Bristan PSA Chrome 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 Chrome Trim - †	•

MECHANICAL		2 Bedroom Apartments
Boiler	Ideal LOGIC Combination Boiler (CIB)	•
Controls	Dual Zoned 2 way Heating Programmer & Room Thermostat Co	•
Radiators	Skintex Compact Steel Panel Radiators with Grilles	•
Towel Warmers	Flat Chrome to Bathroom Only	•
Ventilation	Window Insole Ventilators with Mechanical Extract Fans (system 2) IMEV	•

ELECTRICS		2 Bedroom Apartments
Home Working	Dedicated Power, USB & Data Points	•
Communications - Access	Video Entry System	•
Safety - Fire	Optical Smoke Detector LD3 B2 DET	•
Safety - Carbon	Honeywell XC100 Carbon Monoxide Detector	•
Consumer Unit	Wylex Consumer Unit	•
Sockets & Switches	Electrician C&A White Fittings	•
USB Locations	Kitchen, Living Room & Bedroom 1 ONLY	•
Shaver / Toothbrush Point	Bedrooms ONLY	•
Lighting	Pendant Fitting to Habitable Rooms	•
Lighting - Kitchen Under Unit	High Output 10 Light	•
Communications - TV	TV Point to Living Room & Bedroom 1	•
Communications - Voice	Telephone Point to Living Room	•
Communications - Data	Cat 6 Network Point to Living Room & Bedroom 1	•
Communications - Satellite	Dual Connection Satellite Points to Living Room	•
Broadband	Ultrafast Fibre Connectivity Openreach	•

EXTERNALS & MISC		2 Bedroom Apartments
Balcony	Balcony - *	•
Shared Parking Areas	Bike Rack - ††	•

* full height around bath where shower provided as standard
 ** at built stage
 *** flow regulator fitted to bath mixer if serving single thermostatic shower & fed via combination boiler
 † full height to shower enclosure
 †† focus/type dependent
 ††† inc Mira bath screen E1863 004
 † inc soft close mechanism seat on 4 & 5 Bedroom Homes ONLY
 †††† price dependent
 ††††† soft close mechanism to doors & drawers
 * where shown on layouts

Information correct at time of going to print. In the event of product discontinuation or issues with stock availability Bellway will always fit a suitable alternative.

10 year  warranty

Make your new home as individual as you are with Additions

Every Bellway home comes with high quality fittings as standard, but to add that personal touch you can also choose to upgrade from our range of options to make sure your new home feels distinctly different.

Most important of all, because we recognise that you want your new home to reflect your personal taste from day one, we will make sure that all your Additions choices are expertly fitted and finished by the time you move in.

Choose from our range of Additions options covering:

Kitchens

- Upgrade to composite worktops
- Double oven
- Upgrade hob
- Integrated microwave

Flooring

- Choose from carpets, vinyl or laminate

Tiling

- Full and half height tiling
- Comprehensive upgrade options

Plumbing

- Heated towel rail

Security

- Intruder alarms
- Security lights

Electrical

- Additional sockets
- Additional switches
- Chrome sockets
- Chrome switches
- Under-unit lighting
- Shaver socket
- Recessed lighting
- BT and TV points

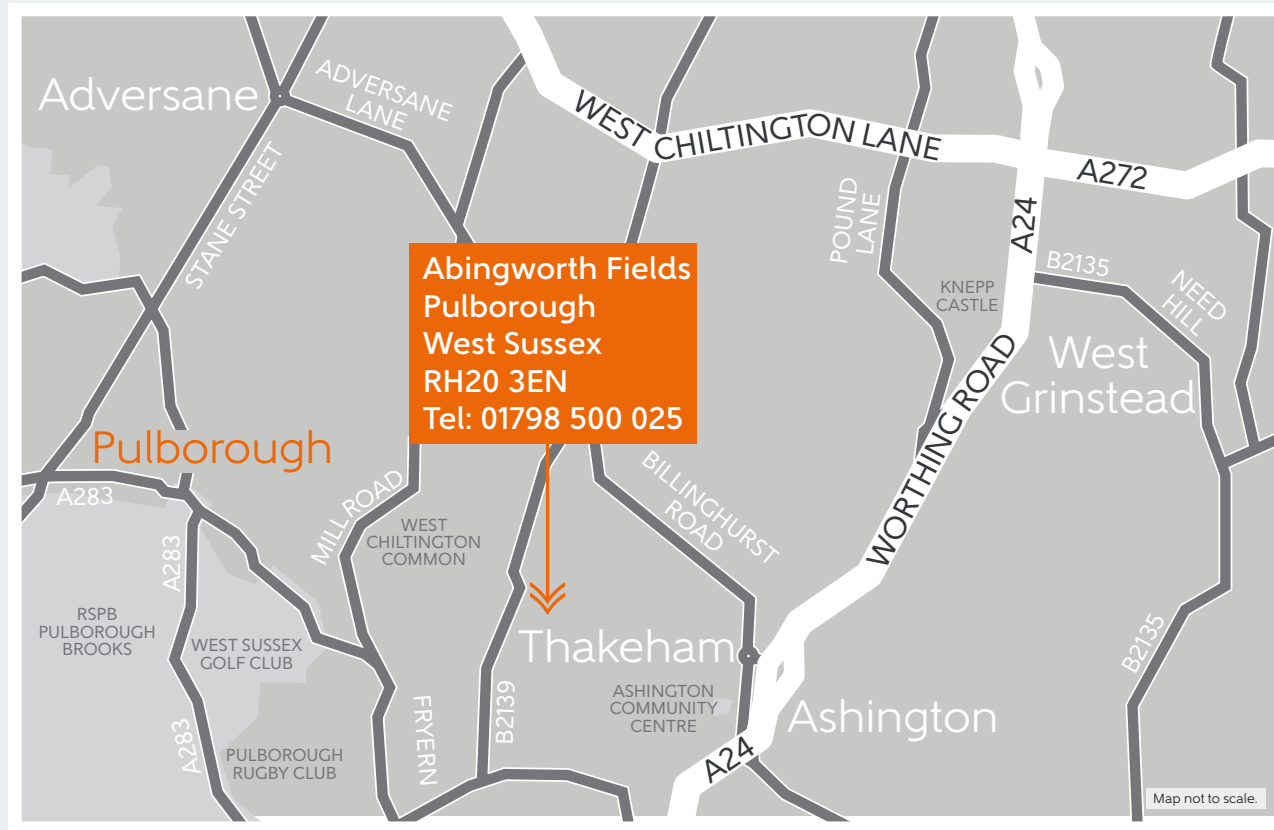
Miscellaneous

- Turf
- Wardrobes



Although we make every effort to ensure that as many Additions choices as possible are available to you, not every development offers all the range shown. Please be aware that orders can only be accepted up to certain stages of the construction process. Therefore we recommend that you consult our Sales Advisor.

How to find us



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