



OLD BUCKS  
DEVELOPMENTS

ADOPTING A DIFFERENT APPROACH

MILL VIEW

CASTON

AN EXCELLENT DEVELOPMENT OF  
FOUR BEDROOM DETACHED HOUSES



# MILL VIEW - CASTON





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Mill View is a development of 3 prestigious homes being built by Old Bucks Developments. Mill View comprises of two 4 bedroom homes 1600 sq ft in size and one 4 bedroom home 2000 sq ft in size, all with good sized gardens. Each property is EPC rated A with solar panels installed. These properties will be completed in Spring 2025.

For early reservations buyers will have choices on options such as kitchen, bathrooms, tiling and flooring.

Caston is situated between Watton and Attleborough, the village of Caston offers a village primary school, public house and a 13th century church. The village is less than 15 minutes drive to the thriving market town of Attleborough, which offers a range of shops and supermarkets. For those needing to commute, the town has a junction to join the A11 and a train station where Cambridge can be reached in less than an hour.



# PLOT 1- CEDAR HOUSE & 2 – ROWAN HOUSE - CASTON





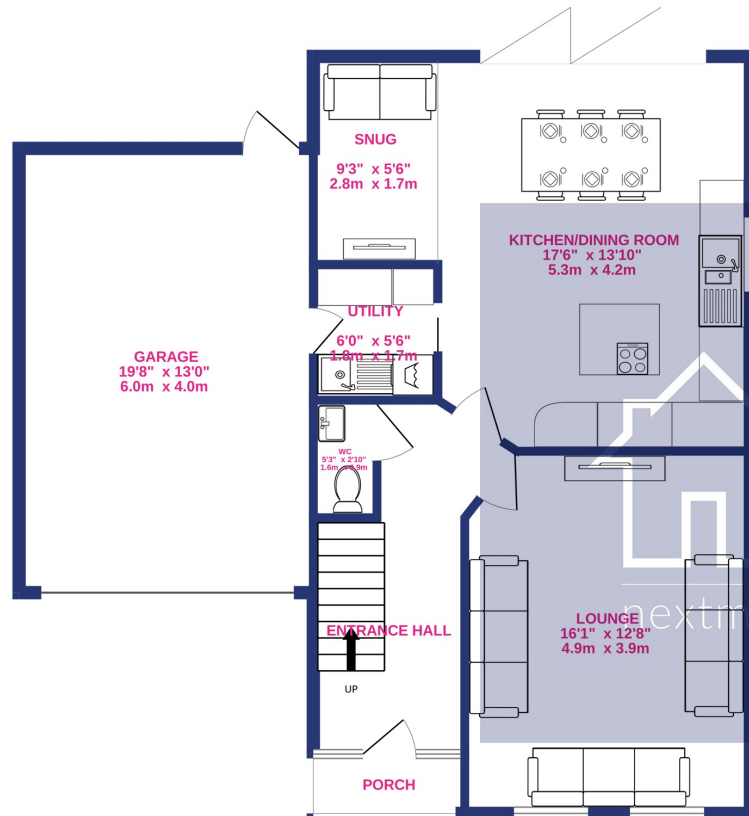
# PLOT 1- CEDAR HOUSE & 2 – ROWAN HOUSE - CASTON



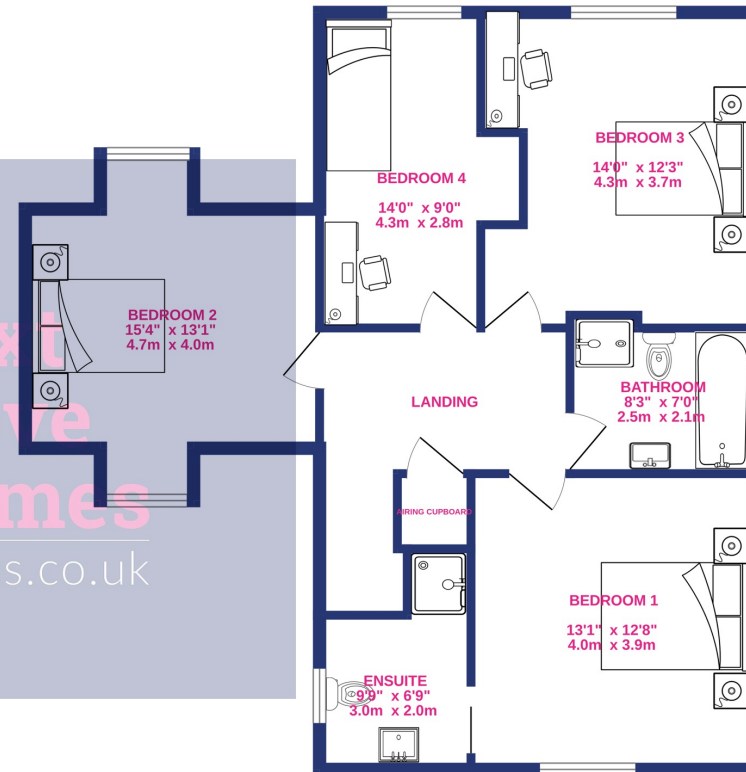


# PLOT 1- CEDAR HOUSE & 2 – ROWAN HOUSE - CASTON

GROUND FLOOR  
907 sq.ft. (84.2 sq.m.) approx.



1ST FLOOR  
808 sq.ft. (75.0 sq.m.) approx.



TOTAL FLOOR AREA : 1714 sq.ft. (159.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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# PLOT 3- ELM HOUSE - CASTON



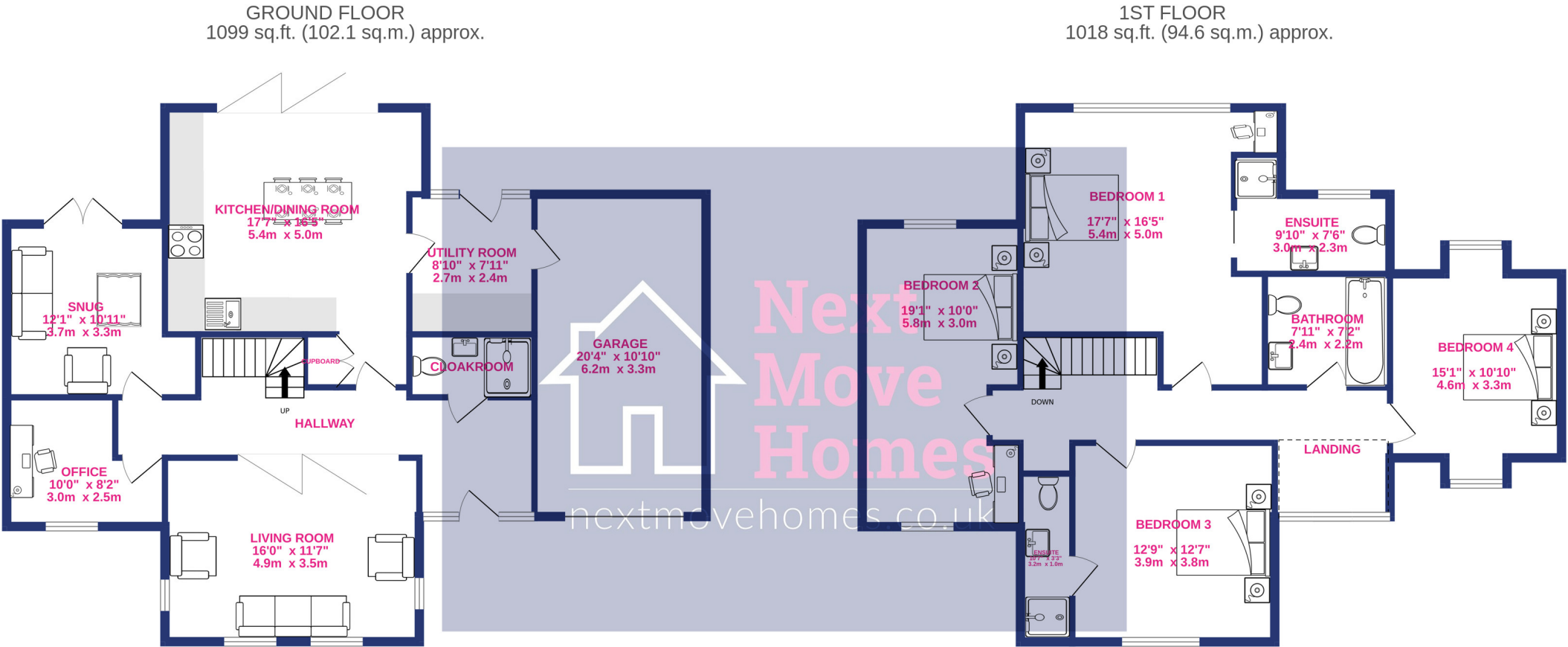


# PLOT 3- ELM HOUSE - CASTON





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# MILL VIEW CASTON - SPECIFICATION

## HEATING

- Energy efficient Air Source heat pump providing both hot water and heating
- Underfloor heating to ground floor
- Radiators to first floor

## KITCHEN

- Individually designed stylish contemporary kitchen units with quality quartz worktop and up-stands
- Appliances including:
  - Induction Hob
  - Extractor
  - Oven
  - Integrated dishwasher and fridge/freezer

## UTILITY

- Space for washing machine and tumble dryer
- Quality quartz worktop and upstand

## BATHROOMS & CLOAKROOMS

- Quality contemporary sanitaryware
- Thermostatically controlled showers
- Tiling to bath and shower areas and splashbacks to sinks

## ELECTRICAL

- Ceiling downlights to Kitchen , Utility and Bathrooms.
- TV points to Lounge, Bedrooms
- BT Telephone socket
- Fibre to house broadband

## FINISHES

- Premium Oak Veneer doors throughout
- Premium door furniture
- White painted walls and ceilings
- White painted woodwork
- A selection of floor tiles, carpets available to choose from

## EXTERNAL

- Anthracite External door and garage door
- Anthracite UPVC double glazed windows
- Electric powered garage door
- Exterior lights to front and rear of property
- Outside tap
- Timber fencing

## WARRANTY

Each home will receive a 10 year ICW Warranty





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