



**SALES**

Although every effort has been made to ensure accuracy, exact room dimensions may vary during the course of construction and no responsibility can be accepted for any mis-statement on this behalf, which is not a contract nor forms part of any contract. The company also reserves the right to alter specifications without notice. All information correct at time of going to press, Jan 2025

Arrows denote measurement directions

Living	Width	11'-7" [3535]	max
Living	Length	17'-6" [5240]	max
Kitchen	Width	7'-8" [2325]	max
Kitchen	Length	8'-11" [2715]	max
Shower Room	Width	8'-0" [2465]	max
Shower Room	Length	6'-9" [2065]	max
Bedroom	Width	9'-1" [2770]	max
Bedroom	Length	16'-9" [5115]	max
Walk in Wardrobe	Width	8'-4" [2525]	max
Walk in Wardrobe	Length	4'-2" [1260]	max

**LOWER GROUND FLOOR PLAN**

APARTMENT 05

AREA: 539.16 sq ft

measured to finished plasterboard disregarding inner walls

Churchill Retirement Living

Proposed Retirement Living Apartments  
 TAITENHAM CORNER, KT18 5SF  
 130-132 Great Taitenham Road

Apartment 05 (Plot 5)  
 Sales Layout

1:50  
 Date: MAR 2020  
 JFC

CRL:200687C:305

Proposed by: Churchill Retirement Living

DATE: / /  
 PRICE: £  
 SIGNATURE: \_\_\_\_\_

**ELECTRICAL LEGEND**

- FLUSH SWITCH
- HEAT DETECTOR
- CEILING MOUNTED EXTRACT FAN
- WALL MOUNTED EXTRACT FAN
- PASSIVE INFRARED DETECTOR
- FOR BATH PANEL
- COMMUNICATIONS CALL POINT
- DETECTOR & SMOKE
- COMBINED SMOKE
- FLUORESCENT SWITCH
- ONE / TWO WAY
- ONE WAY SWITCH
- GENERAL THROTTLE FOR
- COMMUNICATIONS SMART CALL UNIT
- BT TELEPHONE SOCKET
- HEATED TOWEL RAIL
- WATER HEATER
- DOOR BELL
- ISOLATION SWITCH
- COMBINED TV & WI-FI
- FIXED OUTLET PLATE AND SWITCH
- COOKER CONTROL UNIT WITH
- SMOKE SENSITIVE SOCKET OUTLET
- SOCKET OUTLET WITH REMOTE
- SOCKET SWITCH FOR REMOTE
- DOUBLE SWITCHES SOCKET OUTLET
- SET AT 1150mm AFDL
- SET AT 1300mm AFDL
- DOUBLE SWITCHES SOCKET OUTLET
- INDICATOR LIGHT
- SMOKE SENSITIVE WITH HEAT
- CABLE OUTLET & JUNCTION BOX
- FLUORESCENT LIGHTING
- WALL LIGHT - BATTERY HOLDER
- WALL LIGHT
- FLUORESCENT LIGHT - RECESSED IN
- CEILING LIGHT - RECESSED IN
- LOW ENERGY FITTING
- CEILING LIGHT - BATTERY HOLDER
- LOW ENERGY FITTING
- CEILING LIGHT - PENDANT
- LOW ENERGY FITTING

**Important Notice:**  
 This specification is intended for information purposes only and may change as a result of construction progress. Development and ground to be made in accordance with the Special Conditions prescribed by Order under The Property Misdescriptions Act 1991, not to the contract conditions a contract, part of a contract or warranty.



# GREAT TATTENHAMS, EPSOM KT18 5SF

OFFERS IN THE REGION OF £452,950

THIS BEAUTIFUL APARTMENT COMES WITH A FULLY FITTED KITCHEN, SPACIOUS LIVING ROOM, SEPARATE SHOWER ROOM AND A LARGE BEDROOM. THE KITCHEN HAS BEEN DESIGNED FOR PRACTICALITY, WITH INTEGRATED FRIDGE/FREEZER AND A WAIST-HEIGHT OVEN TO SAVE BENDING DOWN. THERE IS ALSO AN INTEGRAL WASHER/DRYER FITTED. THE BEDROOM COMES COMPLETE WITH FITTED WARDROBES AS WELL AS TV AND TELEPHONE POINTS, WITH EVEN THE SMALLEST DETAILS CONSIDERED.

THIS STUNNING DEVELOPMENT OF ONE- AND TWO-BEDROOM APARTMENTS IS IN A FANTASTIC LOCATION, CLOSE TO ALL THE ESSENTIAL AMENITIES AND PUBLIC TRANSPORT. THE CAREFULLY DESIGNED OWNERS' LOUNGE COMES COMPLETE WITH A COFFEE BAR AND IS A POPULAR FEATURE, PROVIDING THE PERFECT VENUE FOR ENTERTAINING, PARTICIPATING IN ACTIVITIES ORGANISED BY YOUR LODGE MANAGER, OR JUST RELAXING WITH A BOOK. EVENTS INCLUDE EVERYTHING FROM FISH AND CHIP SUPPERS TO TEA DANCES, GIVING YOU THE CHANCE TO SOCIALISE AS MUCH AS YOU LIKE THROUGHOUT THE YEAR.

COMMUNAL GARDENS ARE CAREFULLY LANDSCAPED, GIVING YOU THE PERFECT PLACE TO RELAX AND ENJOY AN AFTERNOON CUP OF TEA, WITHOUT HAVING TO WORRY ABOUT THE MAINTENANCE AND UPKEEP THAT A LARGE GARDEN SO OFTEN DEMANDS.

THIS APARTMENT COMES COMPLETE WITH A 24-HOUR EMERGENCY CARELINE SYSTEM, WHILE A CAMERA ENTRY SYSTEM IS INSTALLED AS STANDARD, SO YOU CAN FEEL SAFE AND SECURE IN YOUR RETIREMENT. INTRUDER ALARMS AND FIRE ALARM SYSTEMS ARE FITTED THROUGHOUT THE LODGE, WHILE A LODGE MANAGER IS ON HAND TO ASSIST YOU WITH ANYTHING ELSE.

- LUXURY 1 BEDROOM APARTMENT WITH DIRECT ACCESS ONTO COMMUNAL GARDENS
- COMMUNAL OWNERS' LOUNGE WITH COFFEE BAR AND Wi-Fi
- 24 HOUR CARELINE SUPPORT SYSTEM
- EPC RATING B
- COUNCIL TAX BAND E

