



<p>NOTES:</p> <p>1. All dimensions are to the face of the work unless otherwise stated.</p> <p>2. All work to be carried out in accordance with the Building Regulations for Wales.</p> <p>3. The drawings are to be used for the purpose of obtaining a building warrant.</p> <p>4. The drawings are to be used for the purpose of obtaining a building warrant.</p>		<p>Project No: 21187</p> <p>Drawn By: [Name]</p> <p>Checked By: [Name]</p> <p>Approved By: [Name]</p>	<p>FOR ESTIMATION PURPOSES ONLY</p> <p>Date: OCT 21</p>		
			<p>Site: 1835 GROUND, SECTION OF 23 DWELLINGS A.D. LAND NORTH OF CODED, RYDAL FARM ROAD</p> <p>Plot No: TYPE 5 - 3 BEDROOM DETACHED DWELLING</p>	<p>Scale: 1:50 (PLAN)</p> <p>Scale: 1:125 (SECTION)</p>	

Dove Height

Off Maes Y Wennol, Pen Y Ffordd, CH8 9HY

£265,000



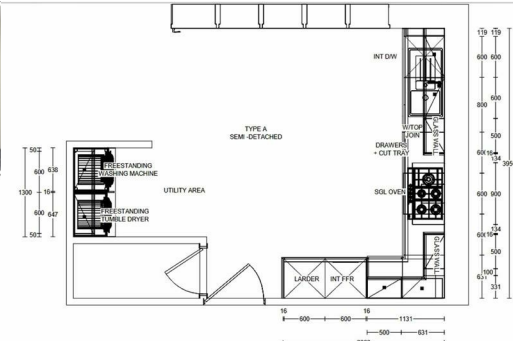
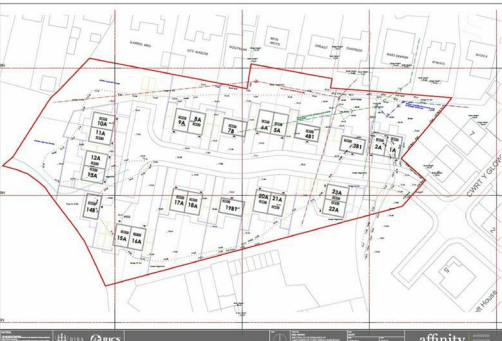
*NEW DEVELOPMENT *THREE BEDROOM DETACHED HOUSE * ENVIROMENTAL FRIENDLY * SOLAR PANEL * AIR SOURCE PUMP HEATING

The site will include 18 Three Bedroom Semi-Detached Properties and 5 Three Bed Detached Properties. Call us to enquire on 01352 711170.

Welcome to Dove Height, a soon to be collection of imposing and beautifully designed Detached and Semi-detached houses in a picturesque part of North Wales. Reid and Roberts are delighted to offer 23 New Build Properties situated in the popular village location of Pen Y Ffordd.

With such a high-quality range of homes on offer at this development, a variety of prospective buyers will be attracted to Dove Height, including growing families, commuters, and first-time buyers.

Accommodation Comprises in Brief: Hallway, Downstairs W.C, Lounge, Kitchen/Diner. To the First Floor Accommodation you will find Master Bedroom with En-Suite, Two Further Bedrooms and a Family Bathroom.




Area Map



Floor Plans



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC 	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.