

HERITAGE

- REDROW -

CAE ST
FAGANS

PLASDŴR





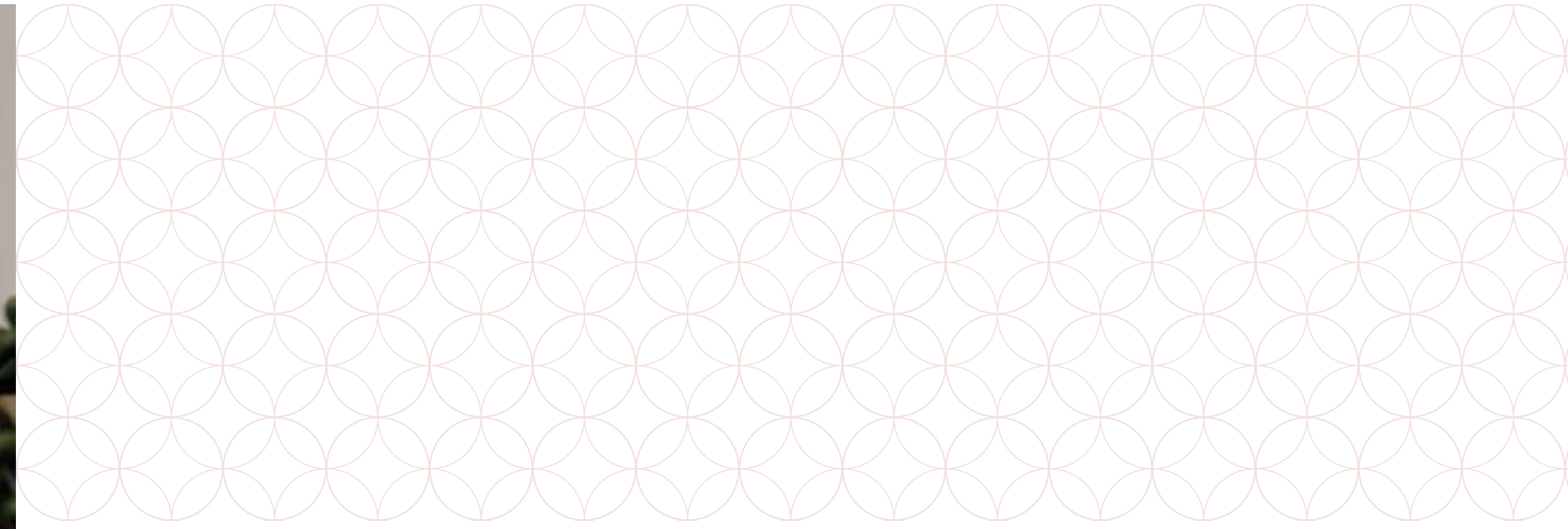
WELCOME TO CAE ST FAGANS



A COLLECTION OF 2, 3 AND 4 BEDROOM HOMES IN REDROW'S VIBRANT NEW PLASDŴR DEVELOPMENT

Imagine living in one of the UK's most vibrant, rapidly-evolving cities, in one of Wales' most exciting new developments, with amenities aplenty, yet surrounded by stunning countryside and spectacular scenery. This is what awaits at Cae St Fagans, part of Plasdŵr, or Waterhall, a new suburb and community in Cardiff set to eventually comprise some 7,000 new homes. With the bustling, cosmopolitan city centre just 20 minutes away by car, but with beautiful and scenic open green spaces surrounding the development in all directions, at Cae St Fagans you can live life at a pace that suits you. Part of Redrow's lauded Heritage Collection, based on the Arts and Crafts style of the 1930s, these elegant homes surround you with quintessential British architecture, but with so much to explore and enjoy in the wider area.





AN INSPIRED **NEW HOME**

Explore what makes this
collection so unique

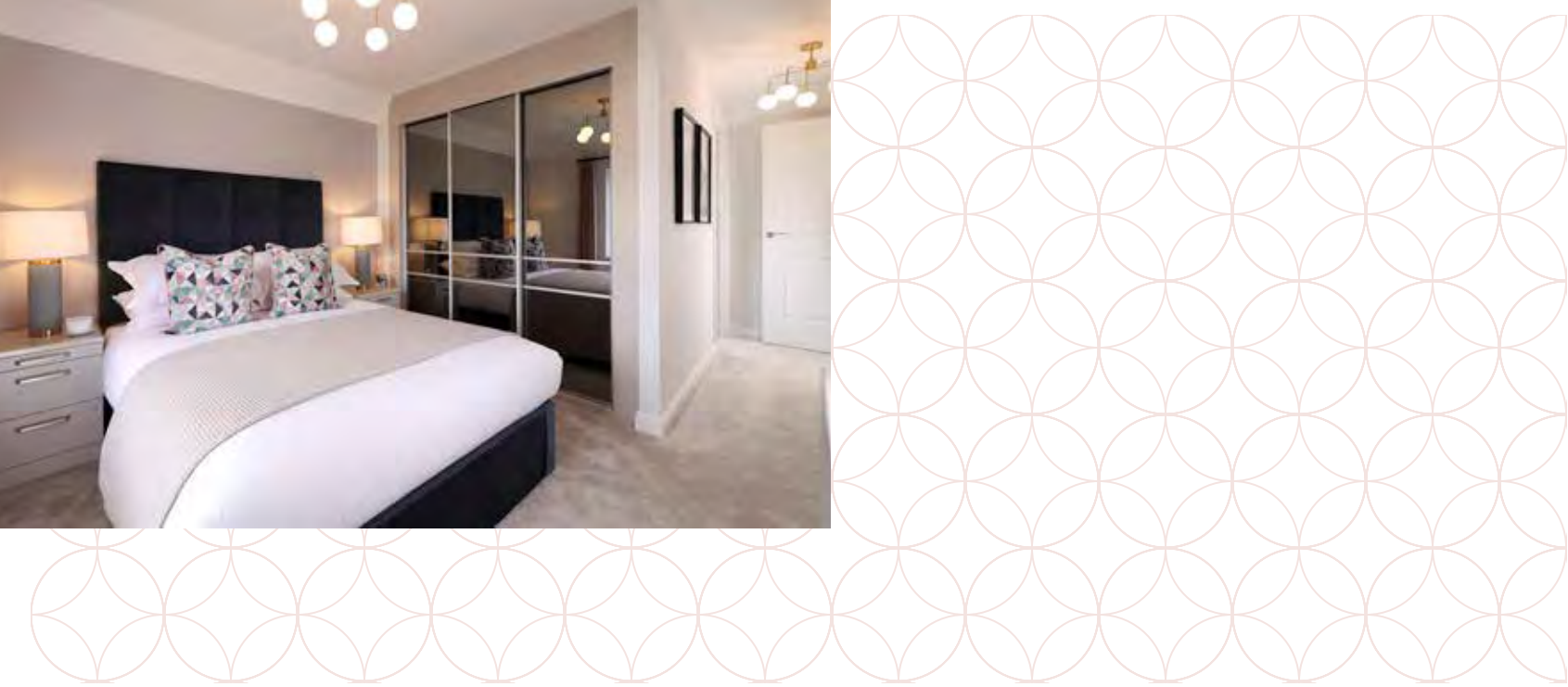
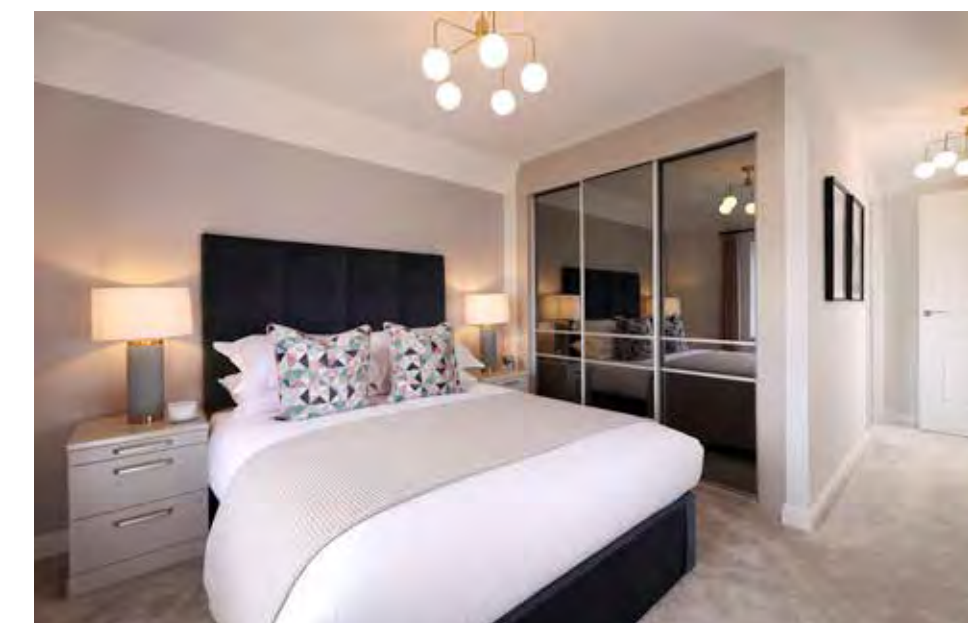
We're dedicated to designing and building homes with character that people are proud to live in. Inspired by the past but designed for the future, this collection offers the best of both worlds.



WHAT MAKES THIS COLLECTION SO UNIQUE?

Our aim has always been to build homes of the highest quality, reflecting the craftsmanship and details associated with the Arts and Crafts movement. It's this, combined with the modern, high end interiors we pride ourselves on, that makes this award winning collection so enviable.

Every inch of our homes has been carefully considered, from features such as traditional porches supported by timber posts with gallows brackets to brick plinths that run the whole way round the property. These features add grandeur and depth to the front of the home and provide an anchoring effect.





ENJOY THE AREA

While the immediate surroundings may be rural, shopping and local amenities will be plentiful and very accessible at Cae St Fagans. There are supermarkets and convenience stores to satisfy all of your everyday needs, with an Asda, two Tesco stores and a Sainsbury's, all within a 20 minute drive of home. These are complemented by more than a dozen convenience stores, all within the same journey time, and including a number of nearby Co-operative shops. You'll also find three pharmacies within a 10 minute drive of home, and a post office just five minutes away by road. The charming district of Llandaff, meanwhile, is around a five minute drive and is easily walkable too. Llandaff is home to a pharmacy, post office, hair salons, florist's and delicatessens. As with so many aspects of life in Cardiff, the beating heart of the city's retail offering is very much in the city centre. The city's shopping scene truly has everything, from its sizeable shopping centres and high street names to its many independent stores and thriving indoor market.



ENJOY AN ACTIVE LIFESTYLE

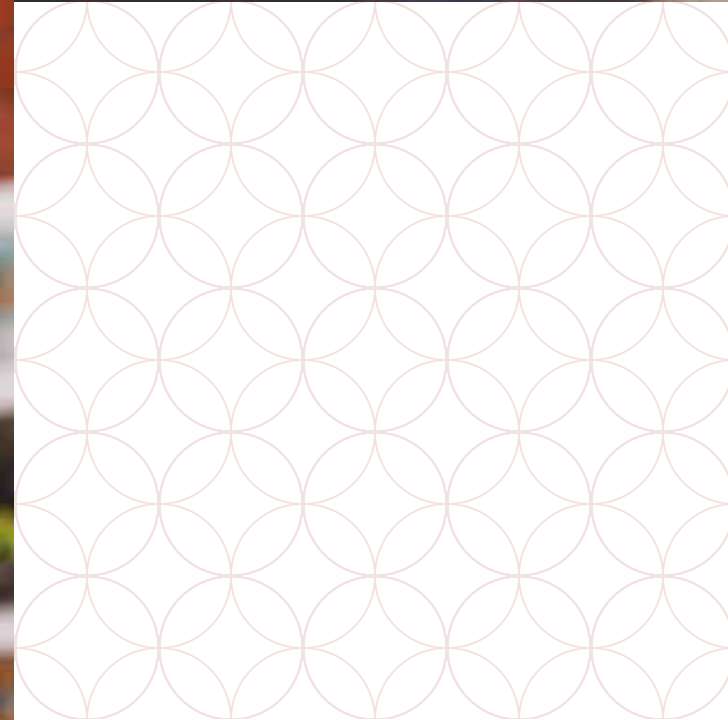
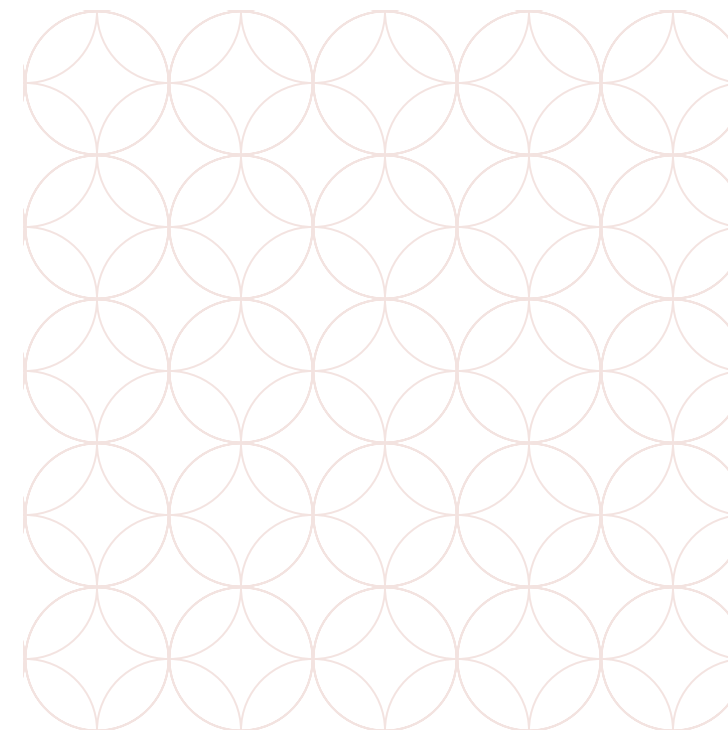
While wining, dining and entertaining will be a pleasure, and always accessible, those seeking a more active lifestyle will not be disappointed with the local offering at Cae St Fagans. There are sports clubs for fans of football, rugby, cricket, bowls and rowing, just to name a few, within three miles of home. The popular Llandaff Rowing Club has members from around the area and offers rowing opportunities for anyone aged 12 and over, with a lively social scene too. There are also a number of gyms located within a 20 minute drive of the development. Fairwater Leisure Centre, meanwhile, is just four minutes away in the car and boasts a 40-station gym, fitness classes and multi-use sports hall with four badminton courts, four squash courts and a 25-metre swimming pool.

For a family day out, there are plentiful options, with historical landmarks including the spectacular Llandaff Cathedral, dating back to the 12th century and with a rich history to enjoy.

OPPORTUNITIES FOR LEARNING

There are a good range of schools nearby for youngsters at all stages of their educational journeys. Pentrebane Primary School & Nursery Unit, Ysgol Gymraeg Coed Y Gof and Holy Family Roman Catholic Primary School are all located less than a mile from home.

For older students Ysgol Gyfun Plasmawr is just under a mile away, while Cantonian High School is around a five minute drive.



GETTING AROUND

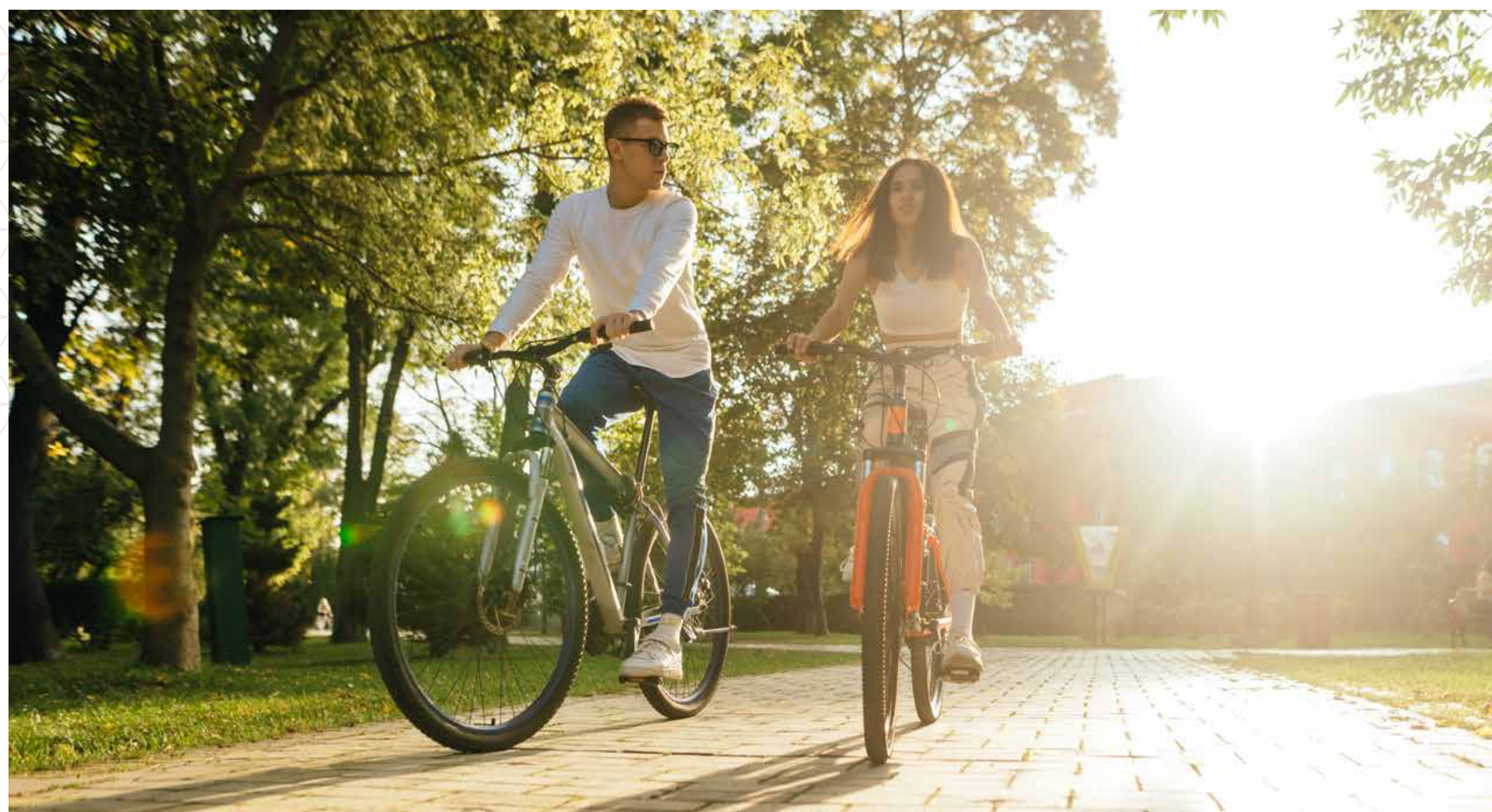
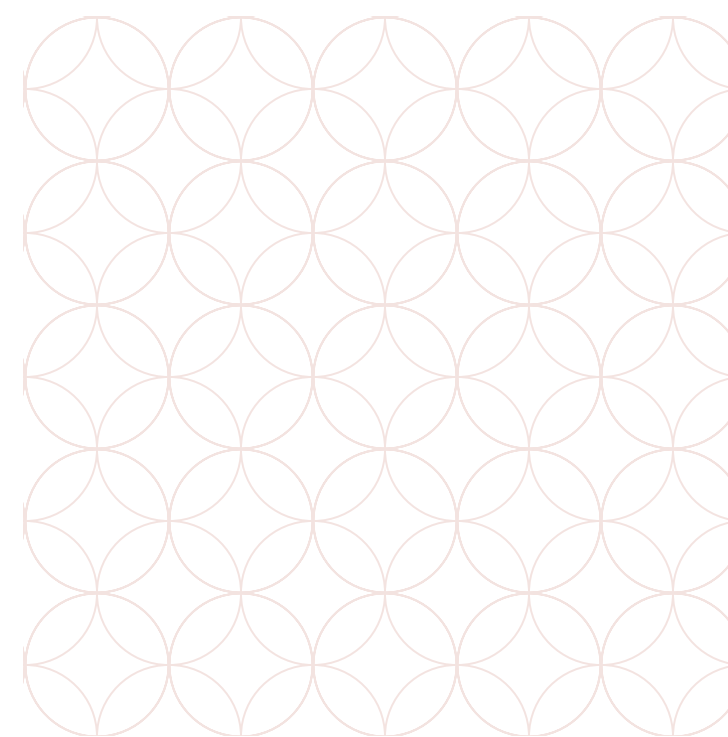
Whatever you're travelling for work or play, Cae St Fagans is well connected by road and rail. The M4 motorway is less than 20 minutes away by car, for onwards journeys to Swansea (51 minutes) and Neath (45 minutes) heading west, and Bristol (one hour) and London (3 hours and 7 minutes) heading east.

For train travel, Fairwater and Danescourt railway stations are a six minute and five minute drive from home respectively, with both offering onward connections to Cardiff Central in 15 minutes and 18 minutes respectively. Cardiff Central in turn offers services to Birmingham (2 hours and 4 minutes), Manchester (3 hours and 17 minutes) and London Paddington (1 hour and 54 minutes).

Those seeking international travel can reach Cardiff Airport in around 23 minutes by car and Bristol Airport in around 1 hour and 9 minutes, with both offering flights around the globe.

WE PUT MORE IN

At Redrow we work hard to contribute to the existing facilities and create new ones, to dovetail our development into the local community. Below are some of the community benefits installed at **Cae St Fagans**.



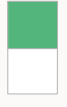







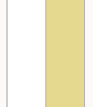
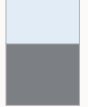
SO YOU GET MORE OUT

- Public Green Space and Children's Play Area
- Cycleways & Footpaths
- Affordable Housing
- Multi Use Games Area
- Local Equipped Areas of Play

EXPLORE CAE ST FAGANS



KEY

	LEDBURY 2 BEDROOM HOME		STRATFORD 4 BEDROOM HOME
	MALVERN 3 BEDROOM HOME		LINCOLN 4 BEDROOM HOME
	AMBERLEY 3 BEDROOM HOME		OXFORD 4 BEDROOM HOME
	LUDLOW 3 BEDROOM HOME		SHREWSBURY 4 BEDROOM HOME
	WARWICK 3 BEDROOM HOME		AFFORDABLE HOUSING

Affordable Housing: 132-135 & 147-168

LCHO: 136-144





HERITAGE

- REDROW -

THE AMBERLEY

THREE BEDROOM HOME

 **REDROW**



HERITAGE

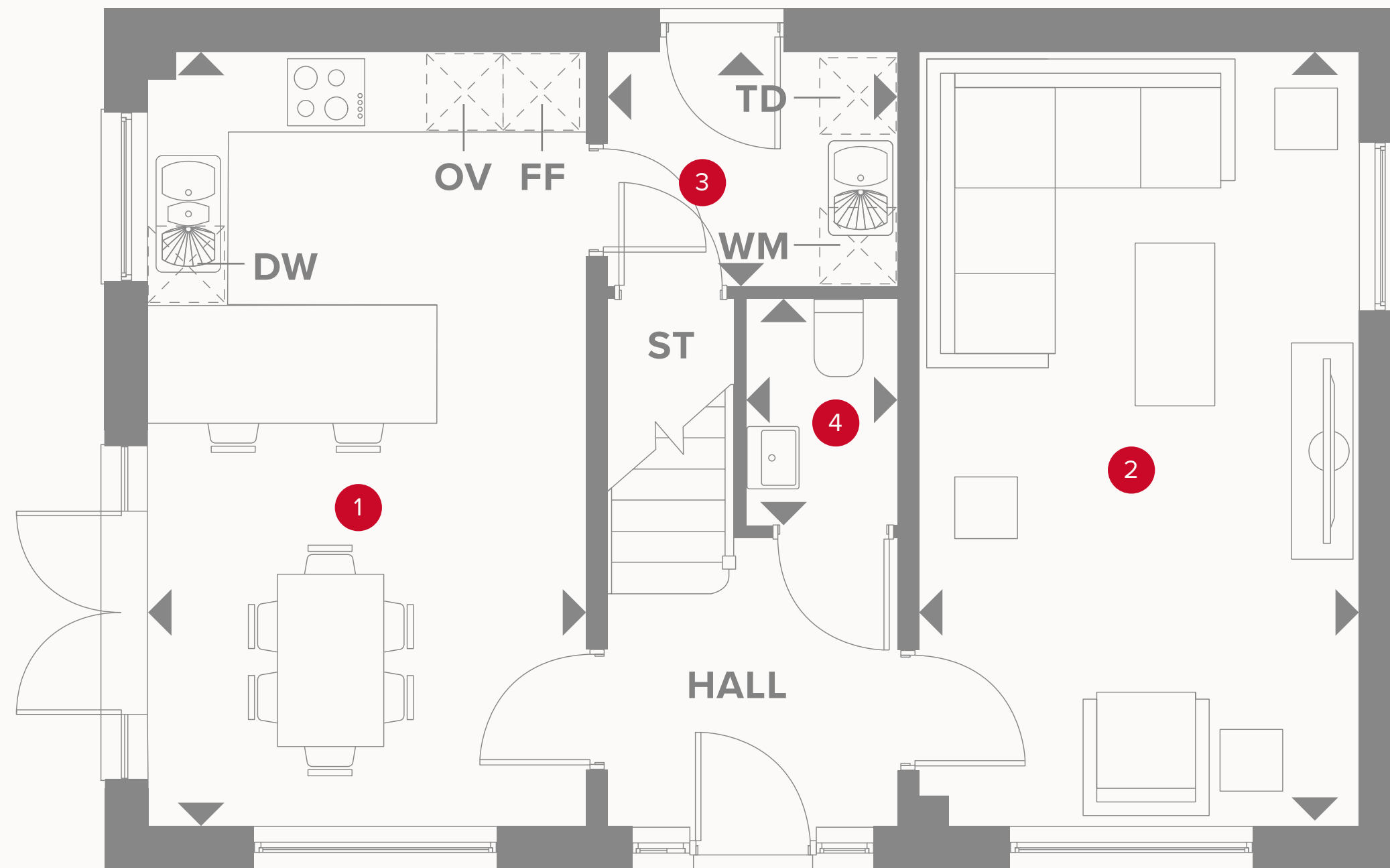
- REDROW -

THE AMBERLEY

THREE BEDROOM HOME

 **REDROW**


THE AMBERLEY GROUND FLOOR




1	Kitchen/Dining	18'11" x 10'9"	5.77 x 3.28 m
2	Lounge	18'11" x 10'9"	5.77 x 3.27 m
3	Utility	7'3" x 5'9"	2.23 x 1.75 m
4	Cloaks	5'7" x 3'9"	1.70 x 1.14 m

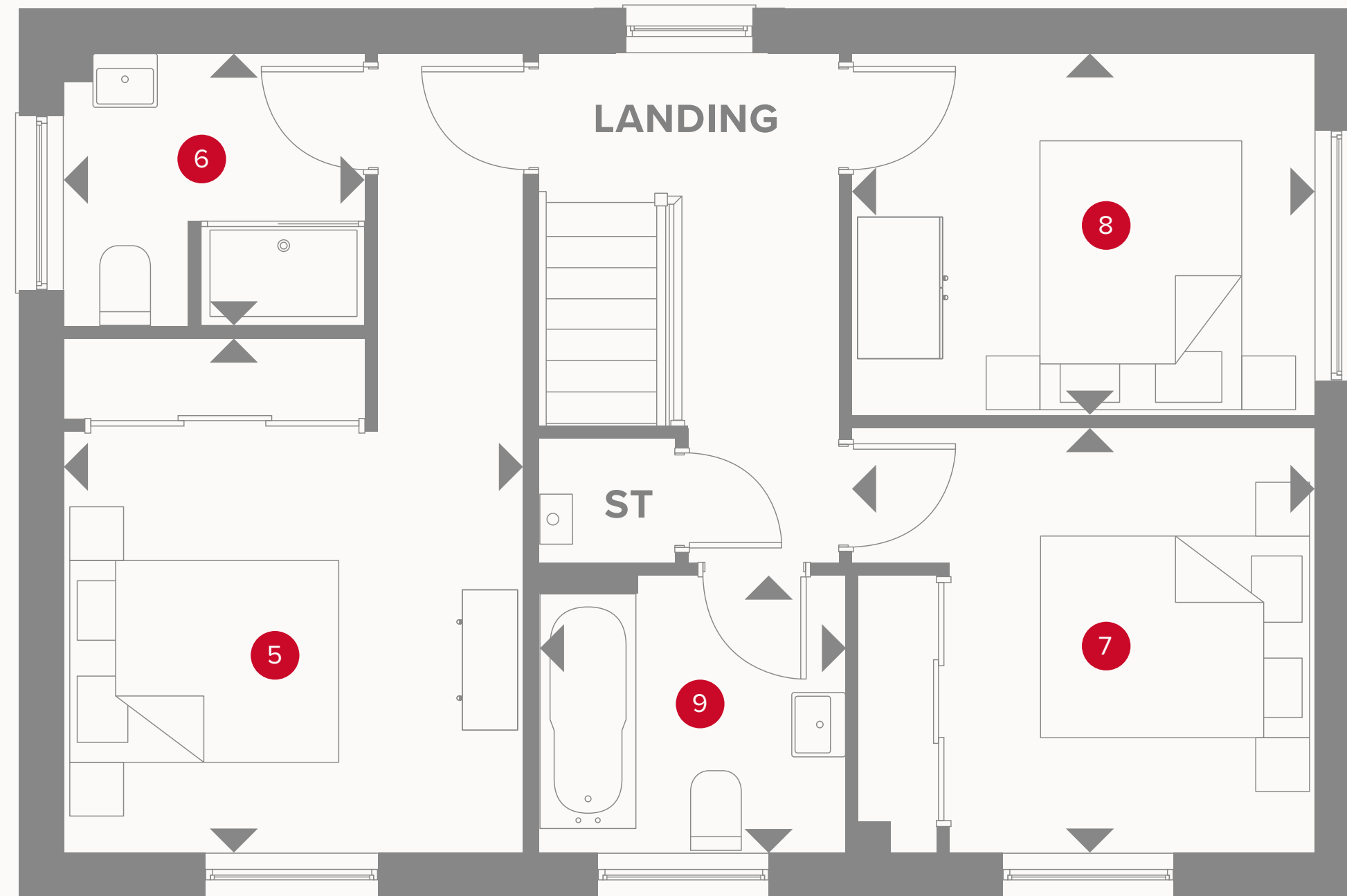


KEY

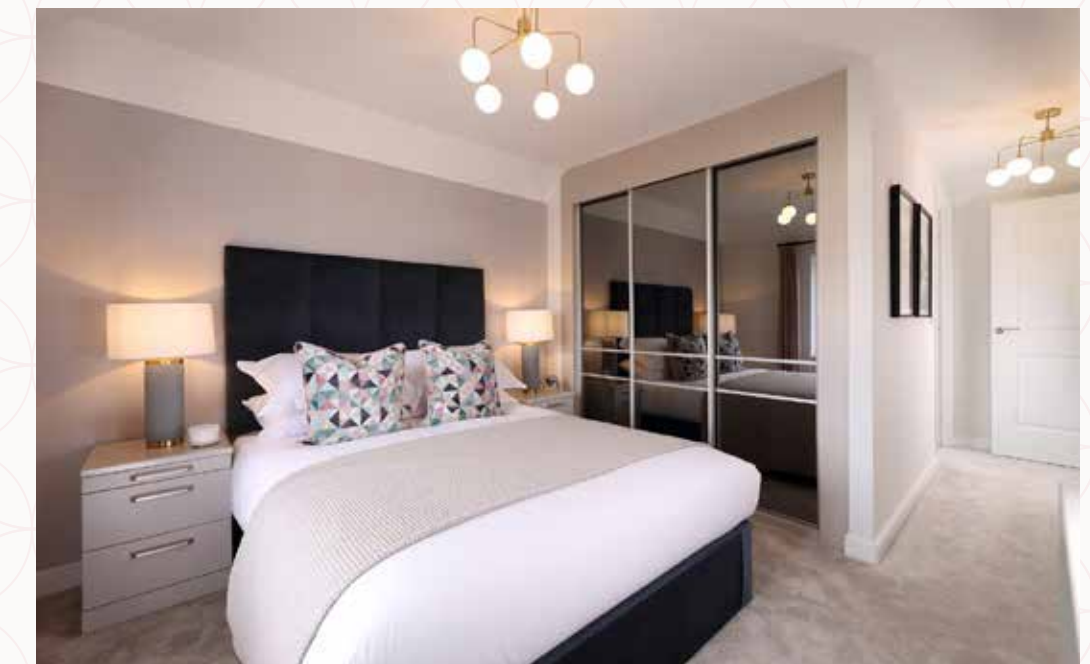
-  Hob
- OV** Oven
- FF** Fridge/freezer
- TD** Tumble dryer space

-  Dimensions start
- ST** Storage cupboard
- WM** Washing machine space
- DW** Dish washer space

THE AMBERLEY FIRST FLOOR



5	Bedroom 1	11'8" x 10'9"	3.61 x 3.33 m
6	En-suite	6'9" x 7'2"	2.11 x 2.20 m
7	Bedroom 2	10'6" x 10'0"	3.22 x 3.05 m
8	Bedroom 3	11'0" x 8'8"	3.35 x 2.63 m
9	Bathroom	7'6" x 6'6"	2.31 x 2.00 m



KEY

- ◀ Dimensions start
- ST Storage cupboard

**CONSUMER
CODE FOR
HOME BUILDERS**
www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.



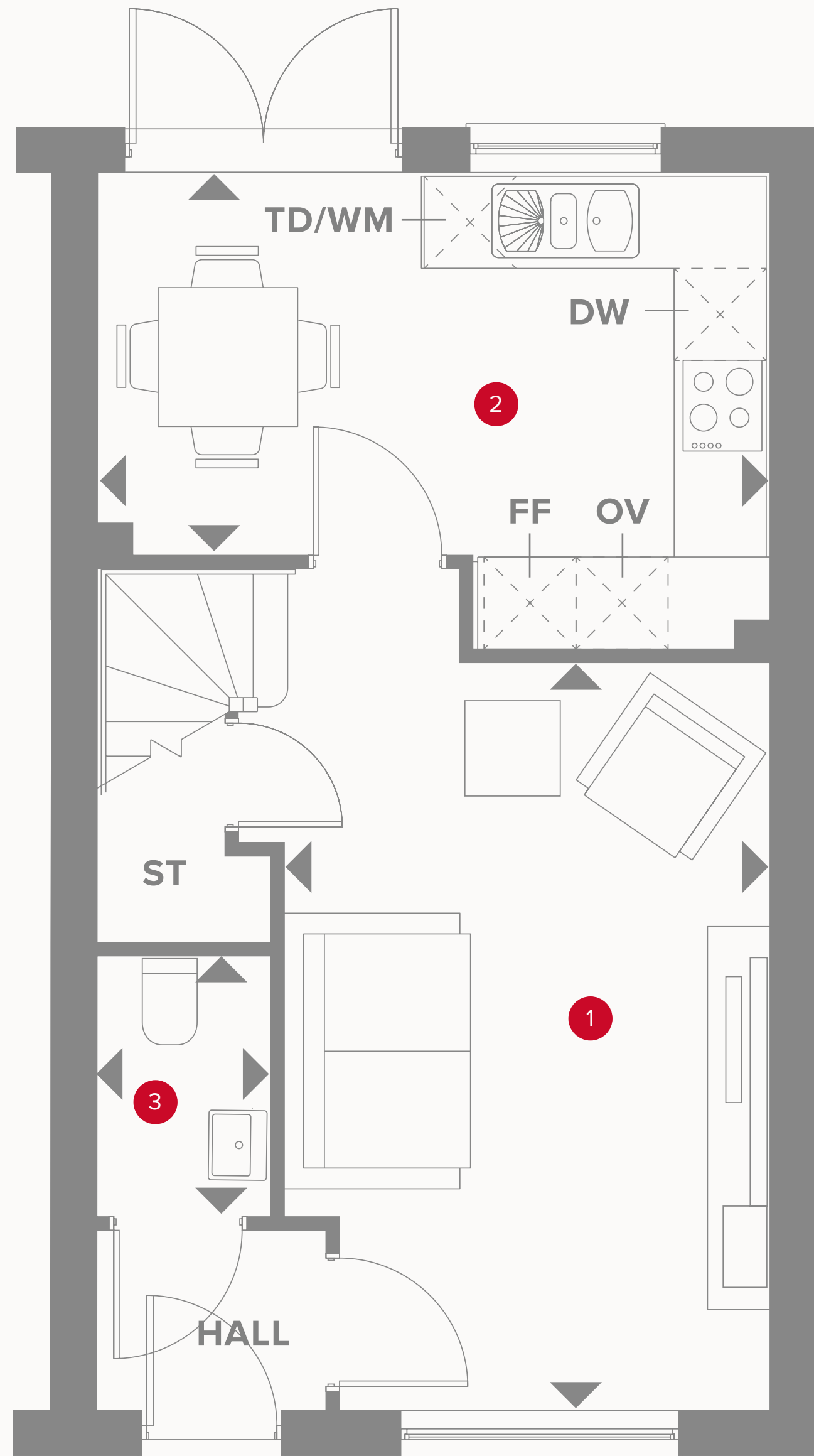
HERITAGE

- REDROW -

THE LEDBURY

TWO BEDROOM HOME

 **REDROW**





THE LEDBURY GROUND FLOOR

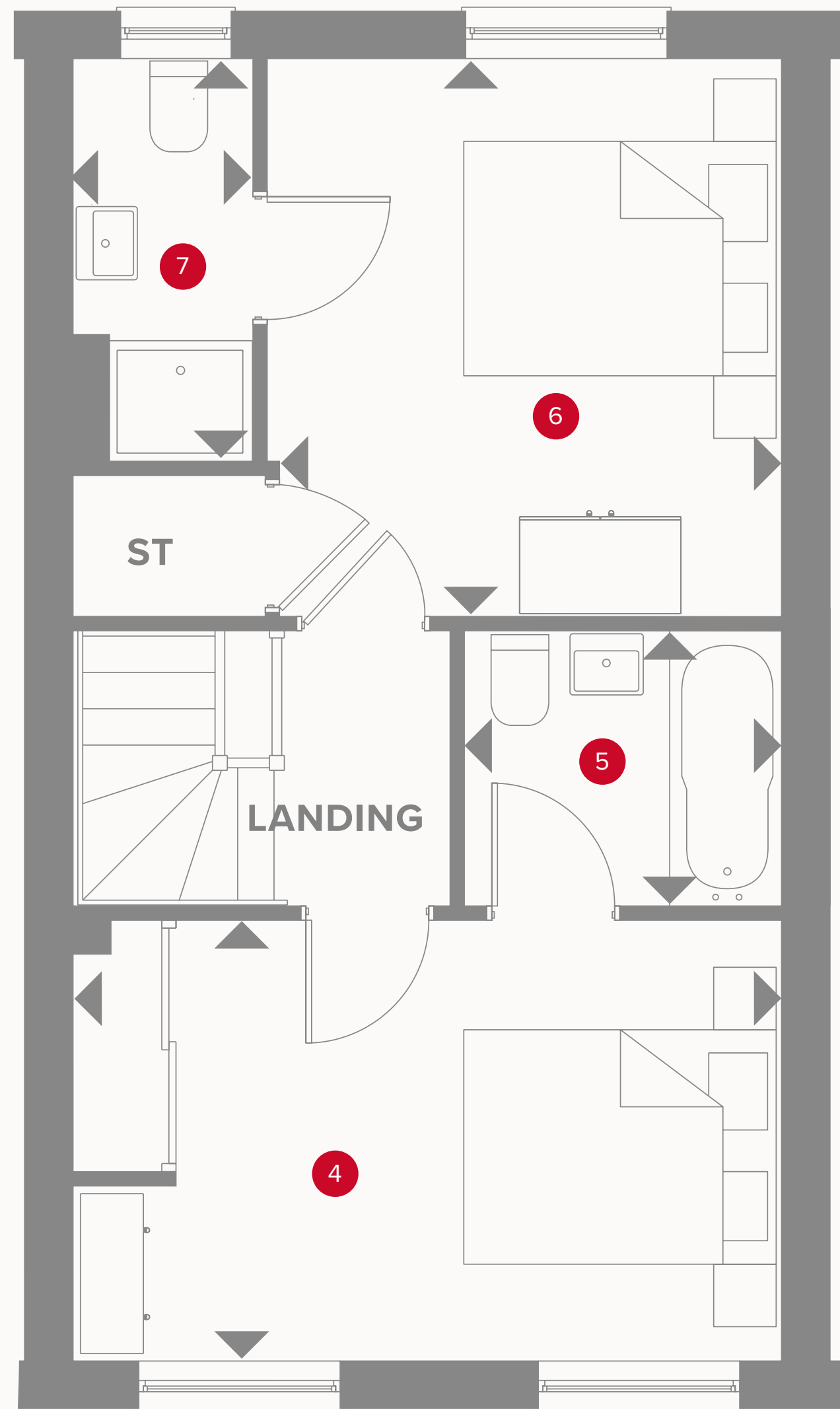
1	Lounge	15'11" x 10'4"	4.85 x 3.14 m
2	Kitchen/Dining	14'3" x 8'1"	4.34 x 2.47 m
3	Cloaks	5'7" x 3'8"	1.70 x 1.11 m



KEY

-  Hob
- OV** Oven
- FF** Fridge/freezer
- TD** Tumble dryer space

-  Dimensions start
- ST** Storage cupboard
- WM** Washing machine space
- DW** Dish washer space



THE LEDBURY FIRST FLOOR

4	Bedroom 1	14'3" x 8'11"	4.34 x 2.71 m
5	En-suite	6'4" x 5'7"	1.94 x 1.71 m
6	Bedroom 2	11'3" x 10'4"	3.43 x 3.16 m
7	En-suite 2	8'1" x 3'7"	2.47 x 1.09 m



KEY

- ◀ Dimensions start
- HW Hot water storage

**CONSUMER
CODE FOR
HOME BUILDERS**
www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.



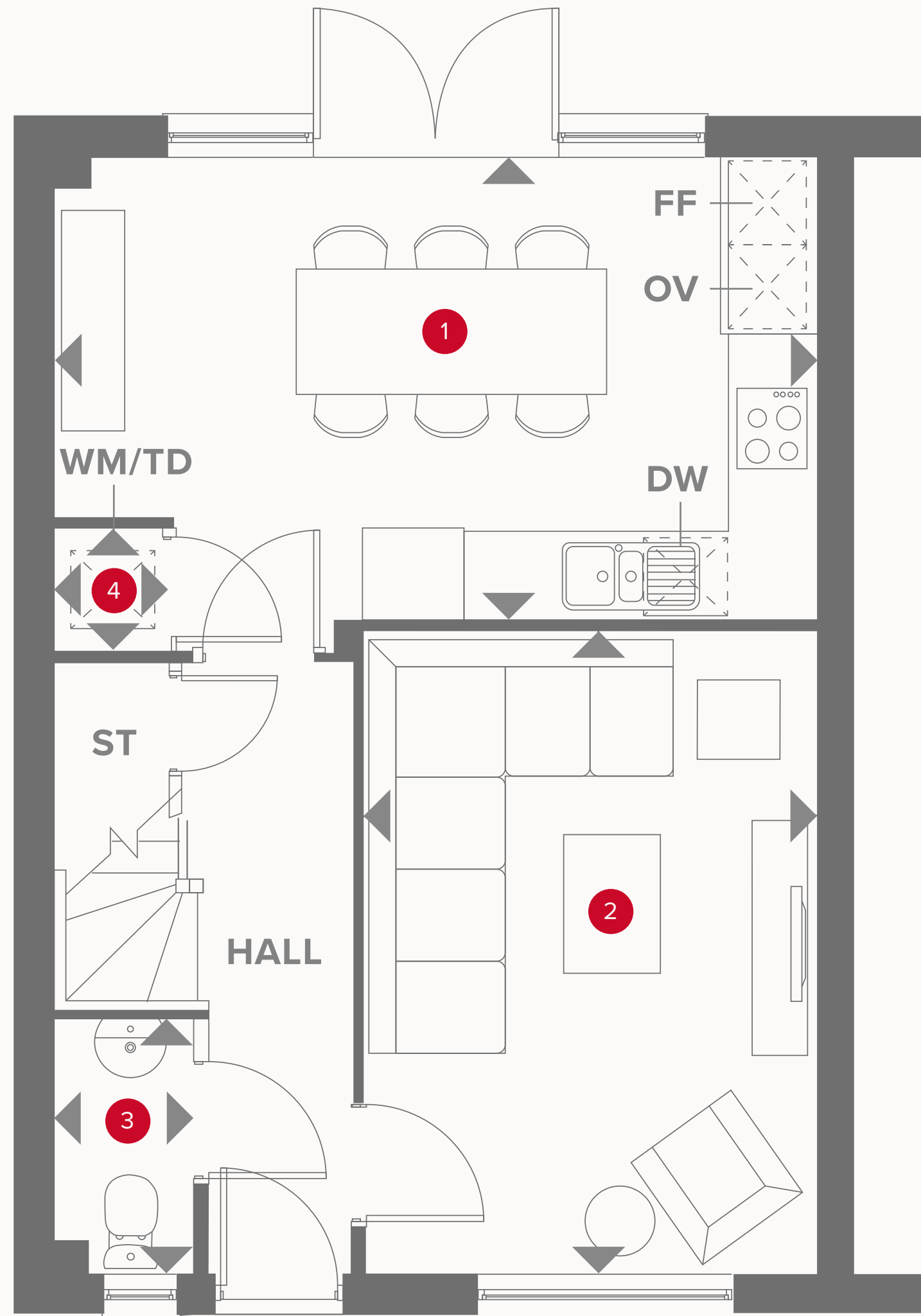
HERITAGE

- REDROW -

THE LINCOLN

FOUR BEDROOM HOME

 **REDROW**



THE LINCOLN GROUND FLOOR

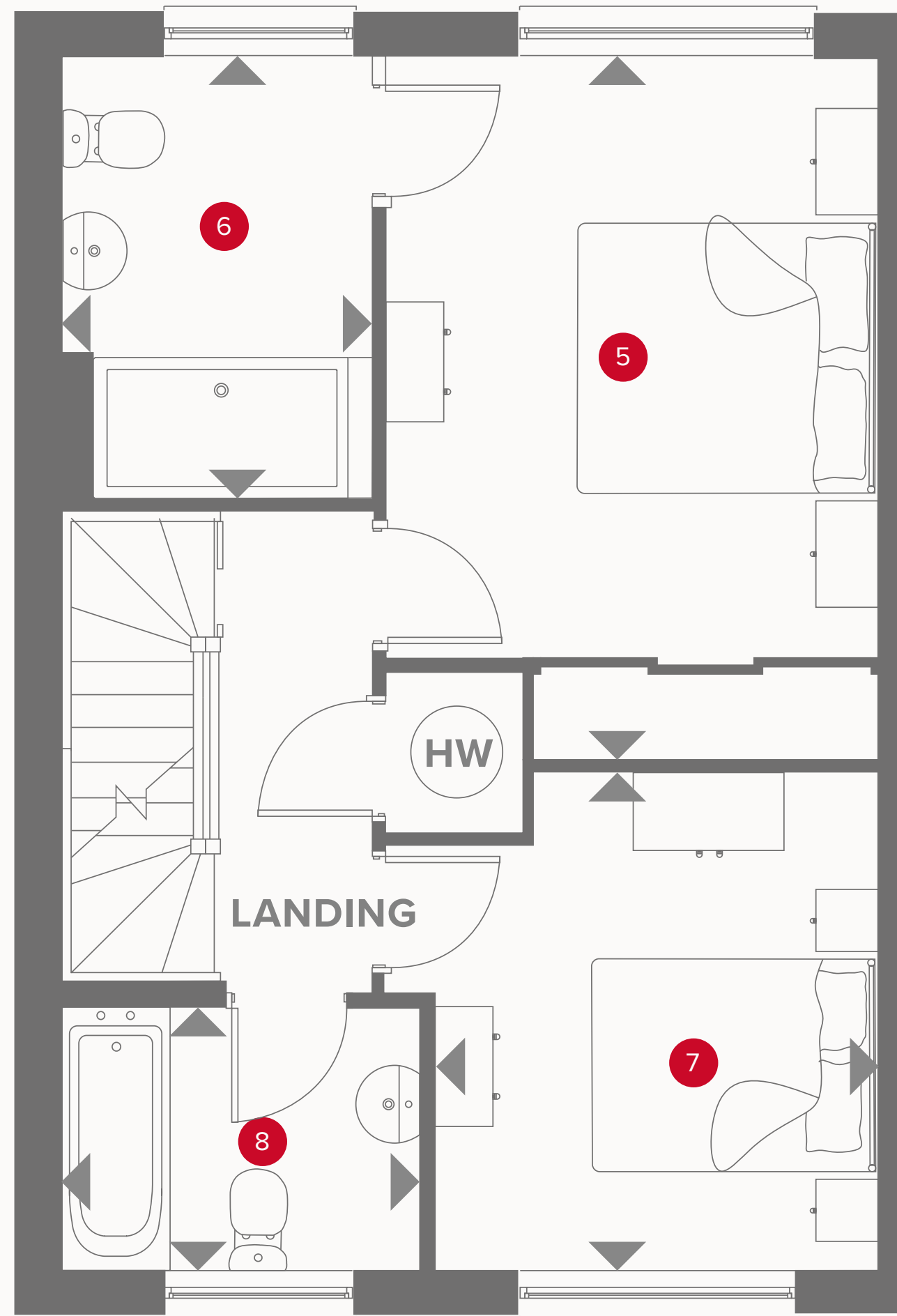
1	Kitchen/Dining	17'10" x 10'11"	5.43 x 3.32 m
2	Lounge	15'2" x 10'7"	4.64 x 3.23 m
3	Cloaks	5'11" X 3'3"	1.79 x 1.01 m
4	Laundry	2'10" x 2'6"	0.87 x 0.77 m



KEY

	Hob
OV	Oven
FF	Fridge/freezer
WM/TD	Tumble dryer/Washing machine space

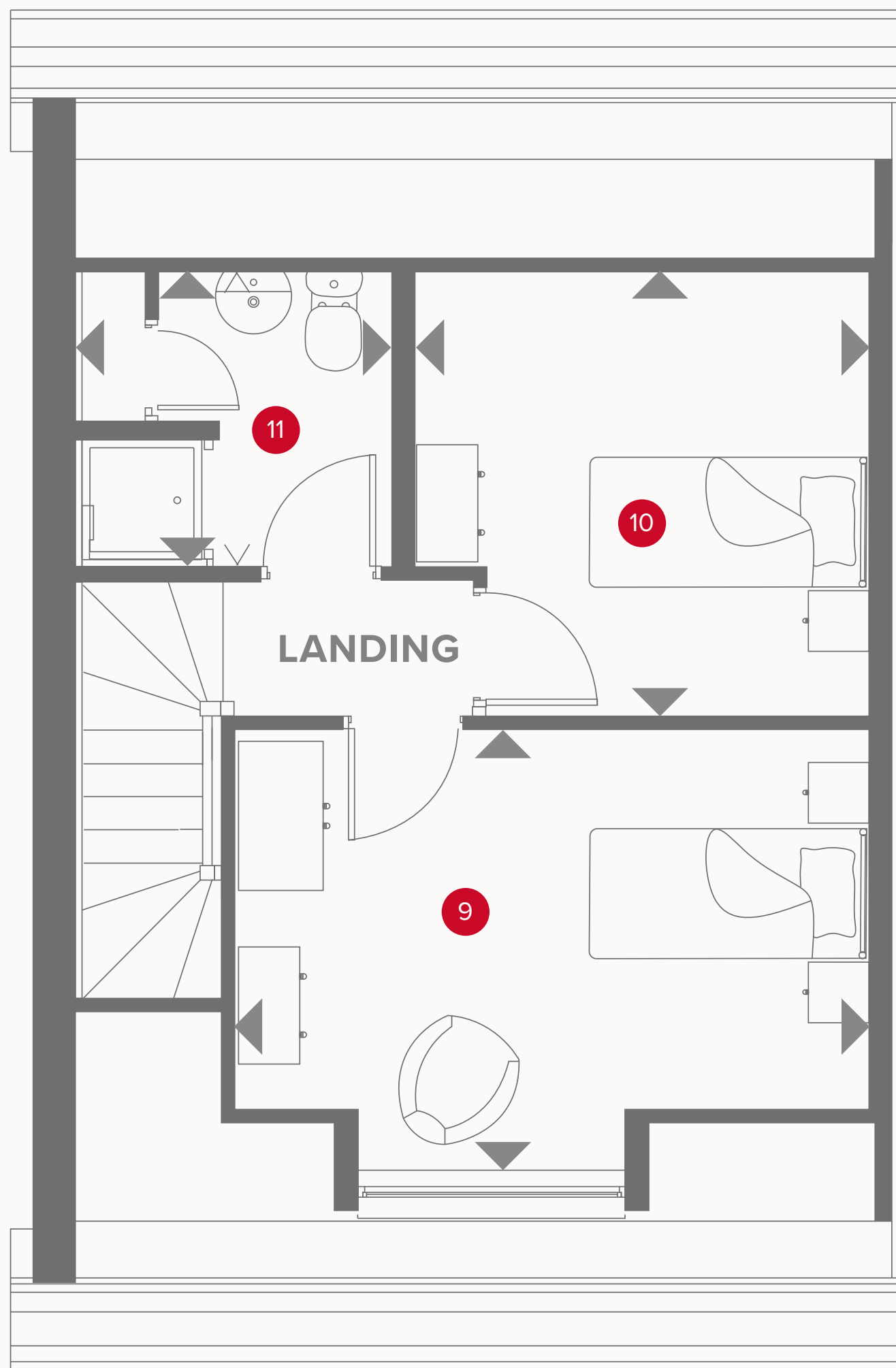
	Dimensions start
ST	Storage cupboard
DW	Dish washer space



THE LINCOLN FIRST FLOOR

5	Bedroom 1	15'3" x 10'10"	4.66 x 3.29 m
6	En-suite	9'9" x 6'9"	3.02 x 2.05 m
7	Bedroom 2	10'10" x 9'9"	3.35 x 2.97 m
8	Bathroom 1	7'9" x 5'7"	2.41 x 1.71 m





THE LINCOLN SECOND FLOOR

9	Bedroom 3	14'3" x 10'0"	4.35 x 3.06 m
10	Bedroom 4	10'3" x 10'2"	3.13 x 3.12 m
11	Bathroom 2	7'1" x 6'9"	2.15 x 2.10 m



KEY

← Dimensions start

**CONSUMER
CODE FOR
HOME BUILDERS**

www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.



HERITAGE

- REDROW -

THE LUDLOW

THREE BEDROOM HOME

 **REDROW**



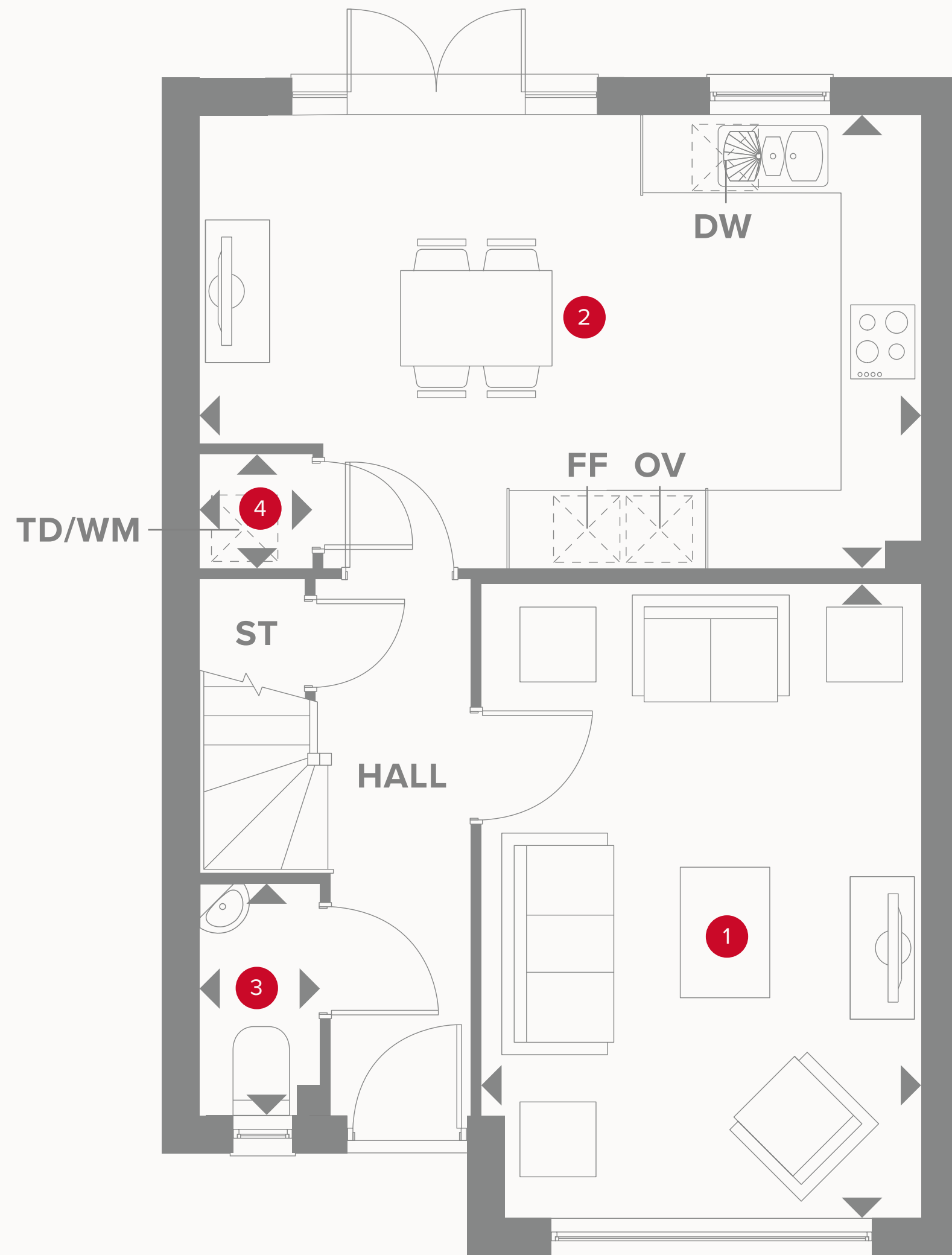
HERITAGE

- REDROW -

THE LUDLOW

THREE BEDROOM HOME

 **REDROW**



THE LUDLOW GROUND FLOOR

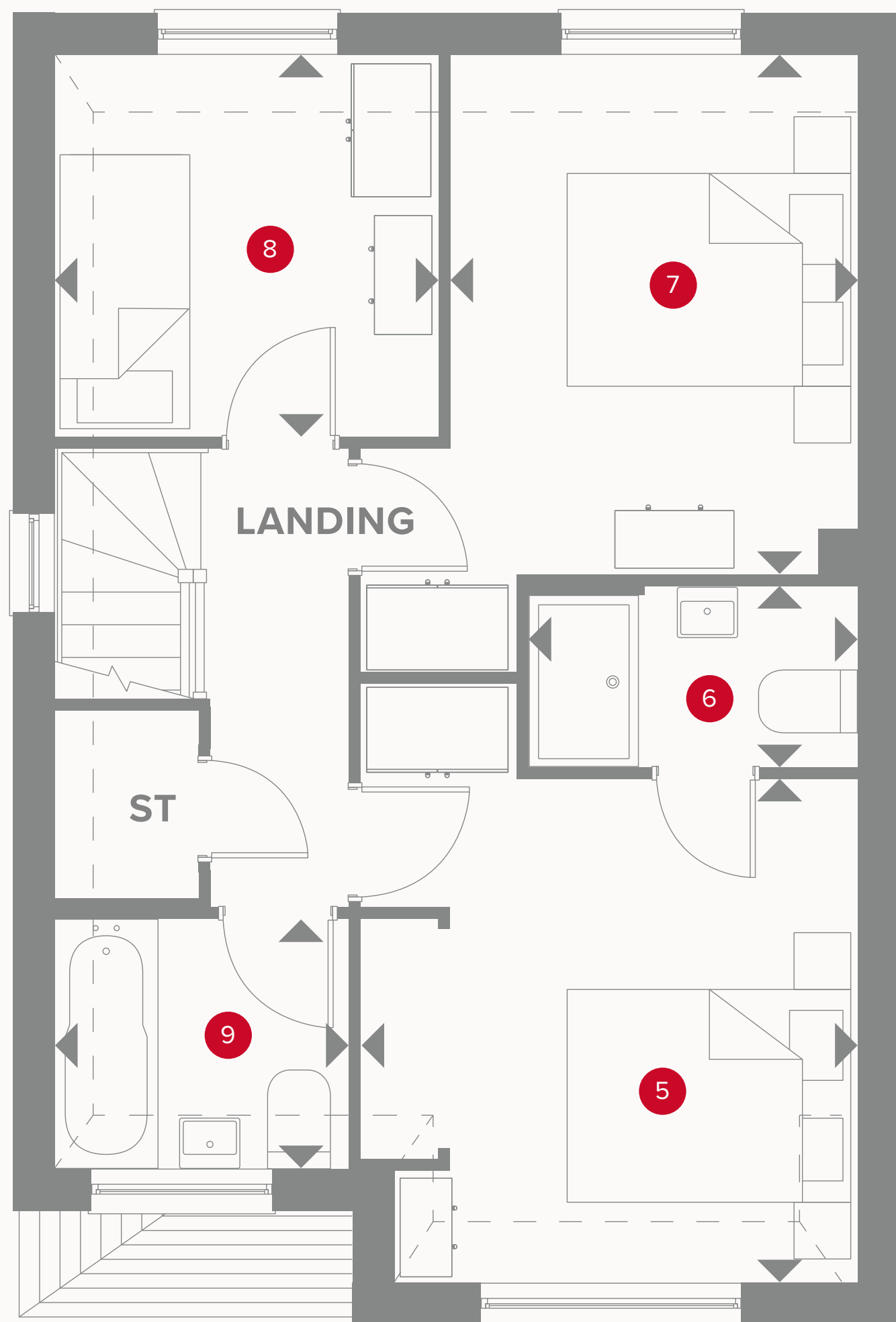
1	Lounge	15'11" x 11'0"	4.84 x 3.35 m
2	Kitchen	18'2" x 11'5"	5.53 x 3.48 m
3	Cloaks	5'9" x 2'11"	1.76 x 0.90 m
4	Laundry	5'9" x 2'11"	0.87 x 0.85 m



KEY

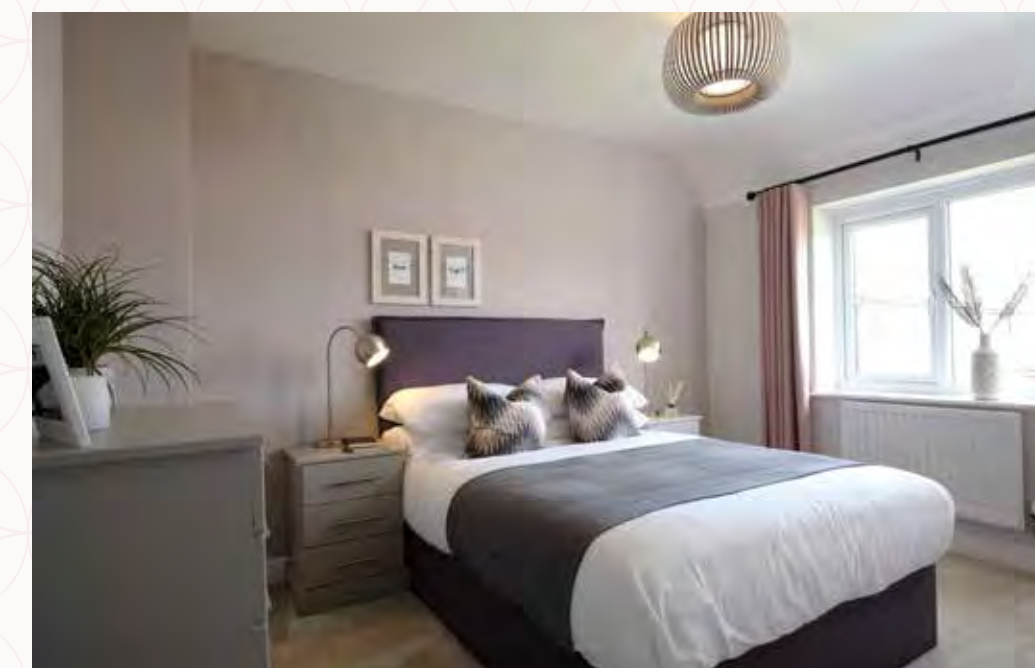
	Hob
OV	Oven
FF	Fridge/freezer
	Dimensions start

ST	Storage cupboard
DW	Dish washer space
TD/WM	Tumble Drier/Washing Machine Space



THE LUDLOW FIRST FLOOR

5	Bedroom 1	11'3" x 11'4"	3.44 x 3.48 m
6	En-suite	7'5" x 4'1"	2.26 x 1.24 m
7	Bedroom 2	11'9" x 9'3"	3.58 x 2.81 m
8	Bedroom 3	8'8" x 8'7"	2.64 x 2.62 m
9	Bathroom	6'8" x 5'7"	2.02 x 1.71 m



KEY

- ◀ Dimensions start
- ST Storage cupboard

**CONSUMER
CODE FOR
HOME BUILDERS**
www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.



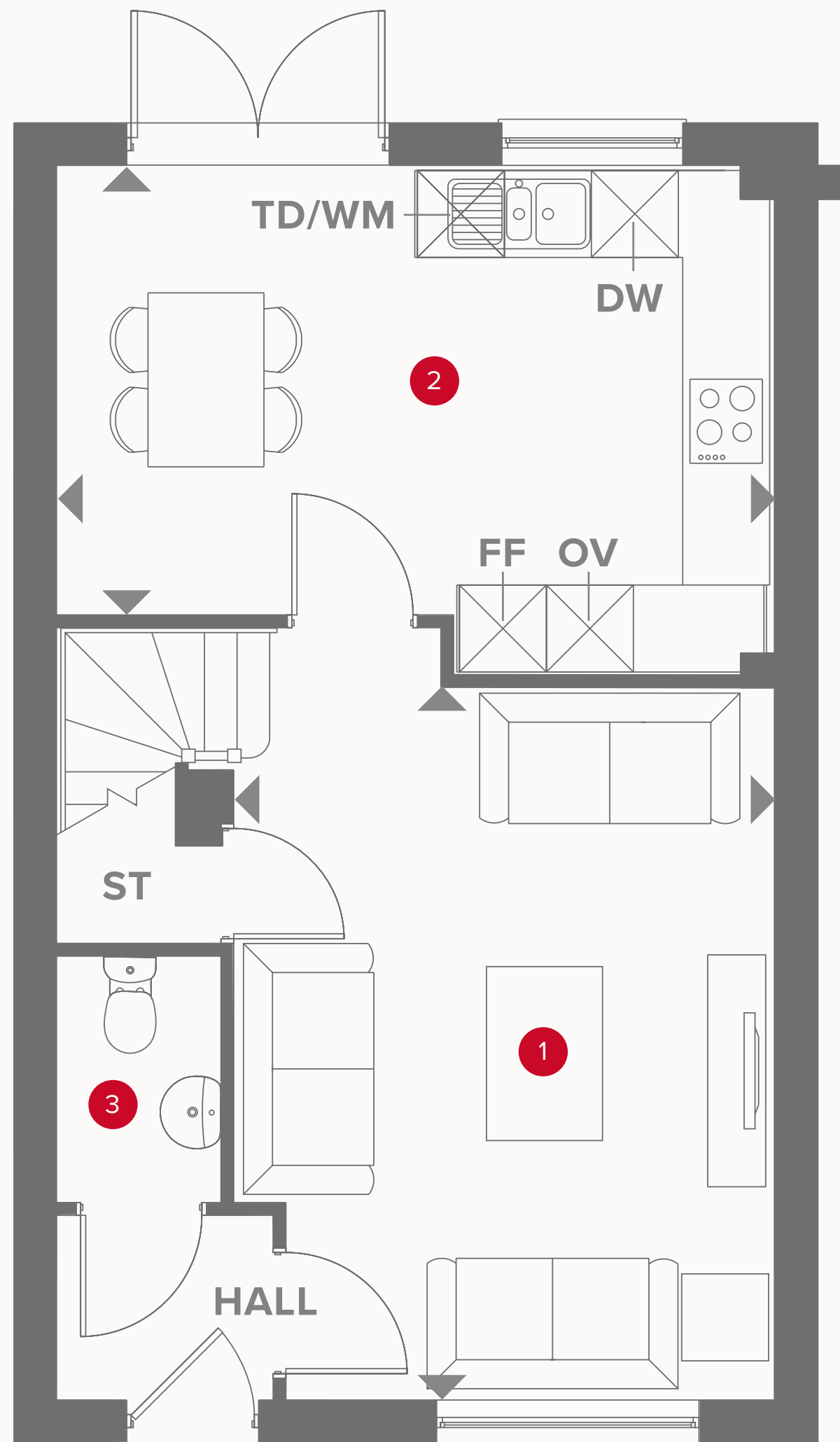
HERITAGE

- REDROW -

THE MALVERN

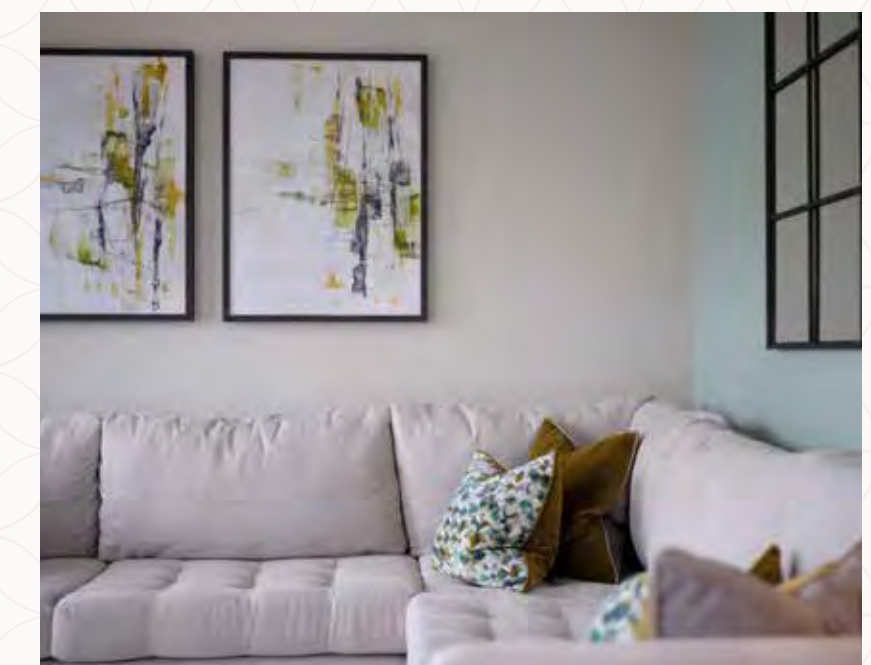
THREE BEDROOM HOME

 **REDROW**



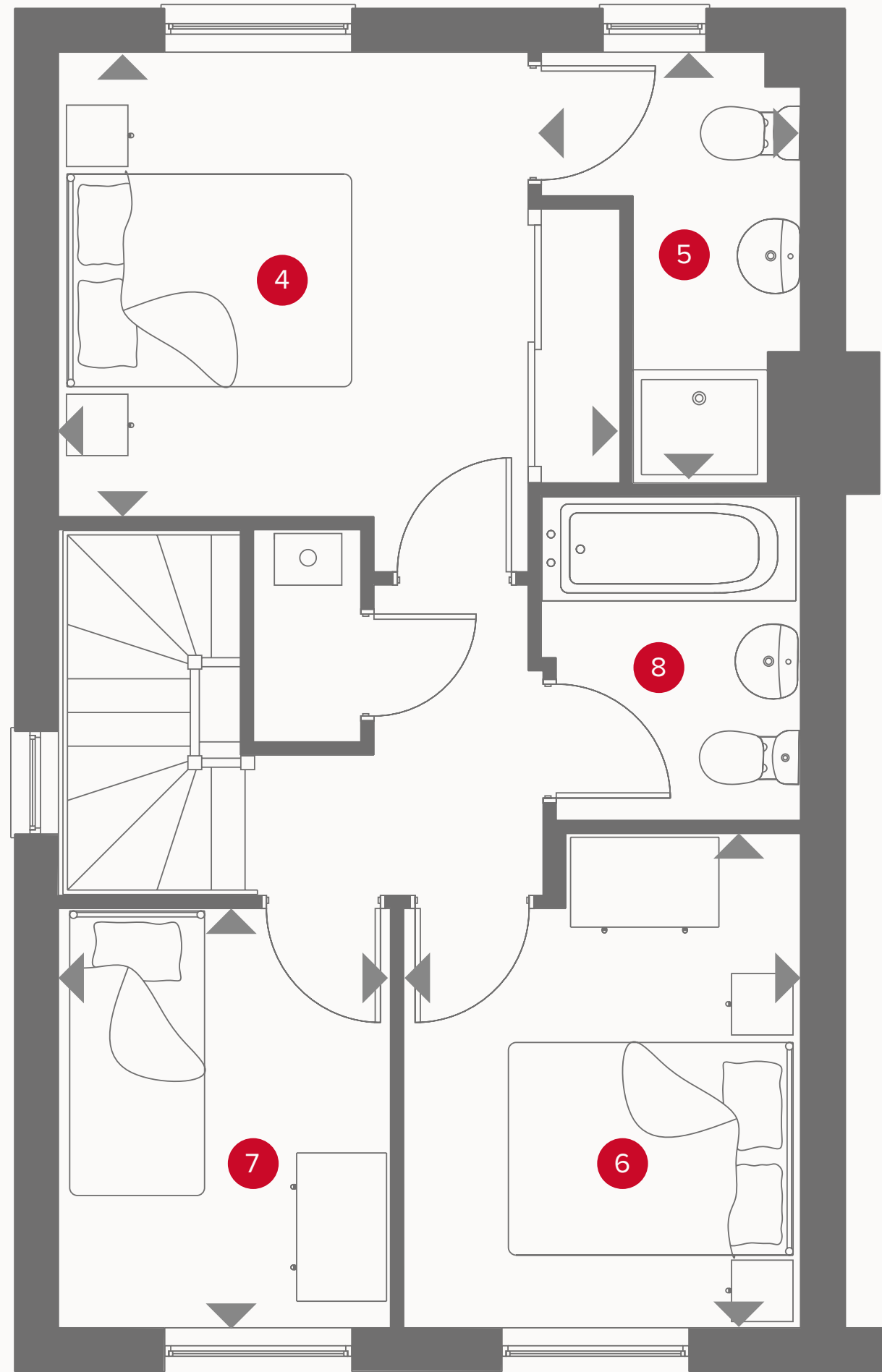
THE MALVERN GROUND FLOOR

1	Lounge	16'1" x 12'2"	4.90 x 3.70 m
2	Kitchen/Dining	16'1" x 10'1"	4.90 x 3.08 m
3	Cloaks	5'7" x 3'8"	1.70 x 1.11 m



KEY

	Hob	ST	Storage cupboard
OV	Oven	TD/WM	Washing machine space
FF	Fridge/freezer	DW	Dish washer space
	Dimensions start		



THE MALVERN FIRST FLOOR

4	Bedroom 1	12'2" x 10'1"	3.72 x 3.08 m
5	En-suite	9'4" x 5'7"	2.85 x 1.71 m
6	Bedroom 2	10'9" x 8'7"	3.28 x 2.62 m
7	Bedroom 3	9'1" x 7'2"	2.78 x 2.19 m
8	Bathroom	7'1" x 5'7"	2.17 x 1.71 m



KEY

- ◀ Dimensions start
- ST Storage cupboard

**CONSUMER
CODE FOR
HOME BUILDERS**
www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.



HERITAGE

- REDROW -

THE OXFORD

FOUR BEDROOM HOME

 **REDROW**



HERITAGE

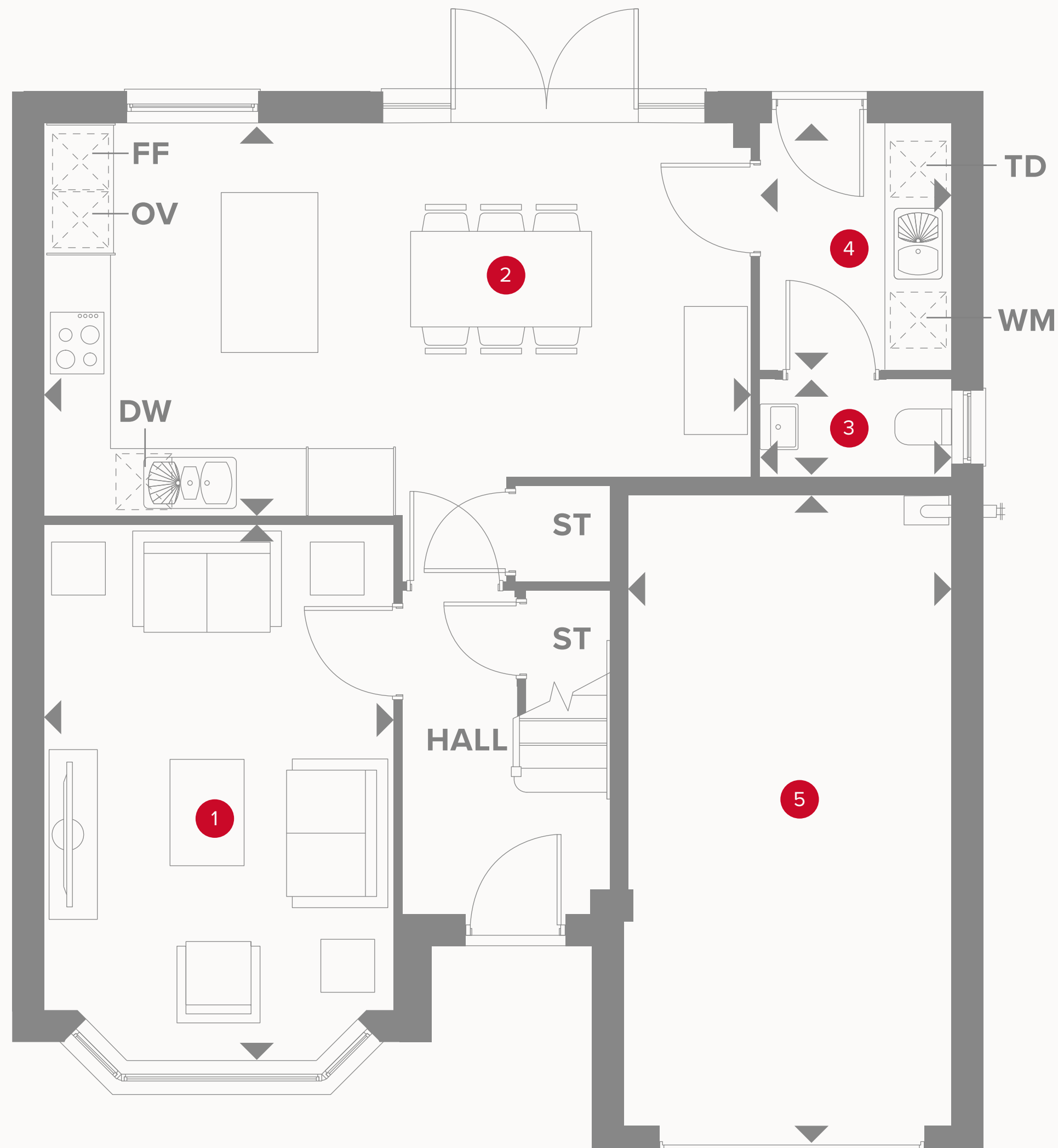
- REDROW -

THE OXFORD

FOUR BEDROOM HOME

 **REDROW**


THE OXFORD GROUND FLOOR




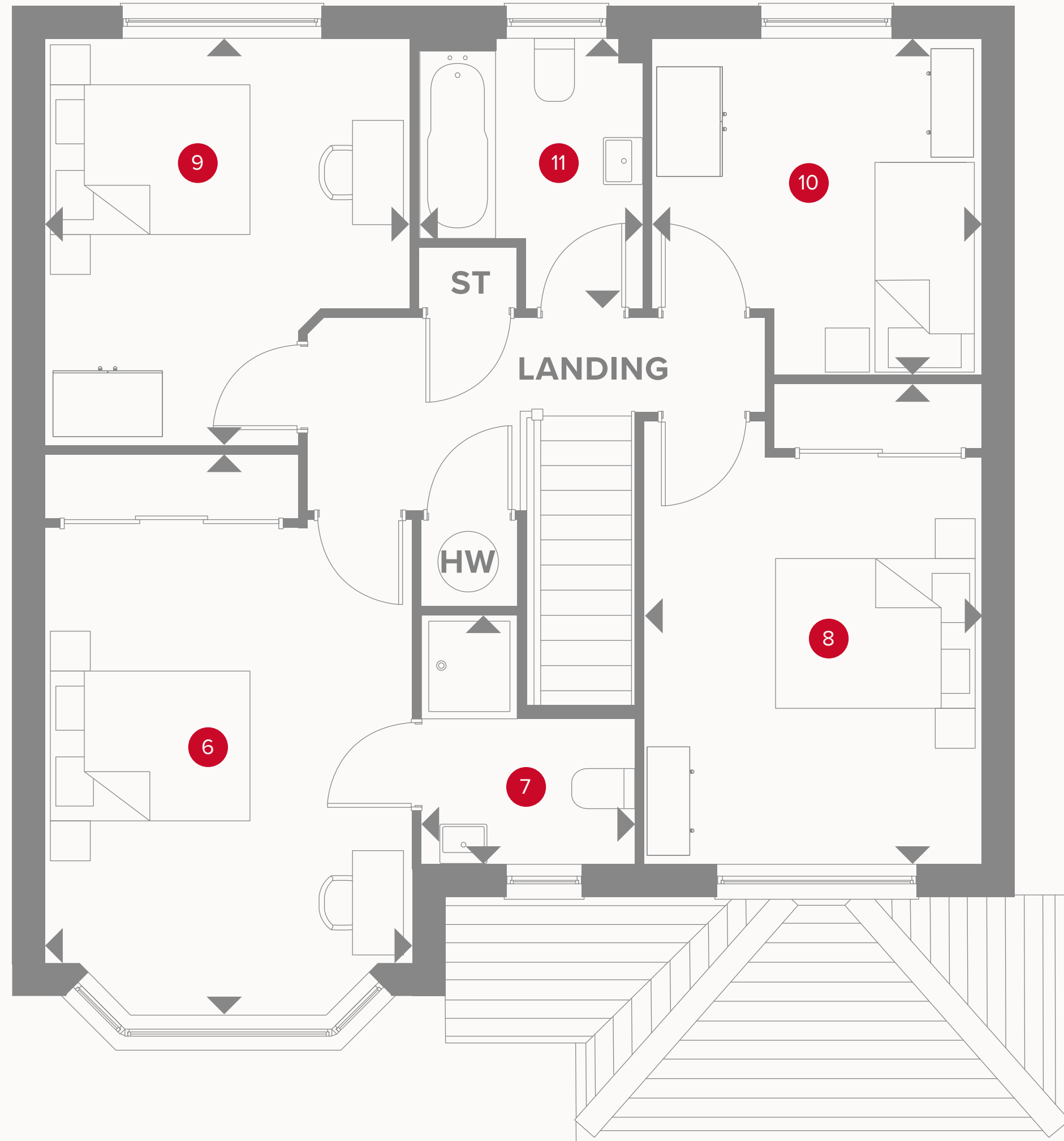
1	Lounge	16'5" x 10'10"	5.00 x 3.29 m
2	Kitchen/Dining	22'1" x 12'1"	6.73 x 3.68 m
3	Cloaks	5'10" x 3'1"	1.78 x 0.94 m
4	Utility	7'6" x 5'10"	2.31 x 1.78 m
5	Garage	19'7" x 9'10"	5.98 x 3.00 m



KEY

-  Hob
- OV** Oven
- FF** Fridge/freezer
- TD** Tumble dryer space

-  Dimensions start
- ST** Storage cupboard
- WM** Washing machine space
- DW** Dish washer space



THE OXFORD FIRST FLOOR

6	Bedroom 1	17'6" x 10'10"	5.37 x 3.29 m
7	En-suite	7'3" x 6'5"	2.21 x 1.96 m
8	Bedroom 2	14'2" x 10'0"	4.33 x 3.05 m
9	Bedroom 3	12'0" x 10'10"	3.66 x 3.29 m
10	Bedroom 4	9'11" x 9'9"	3.03 x 2.97 m
11	Bathroom	7'11" x 6'8"	2.42 x 2.03 m



KEY

- ◀ Dimensions start
- HW** Hot water storage
- ST** Storage cupboard

**CONSUMER
CODE FOR
HOME BUILDERS**
www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.



HERITAGE

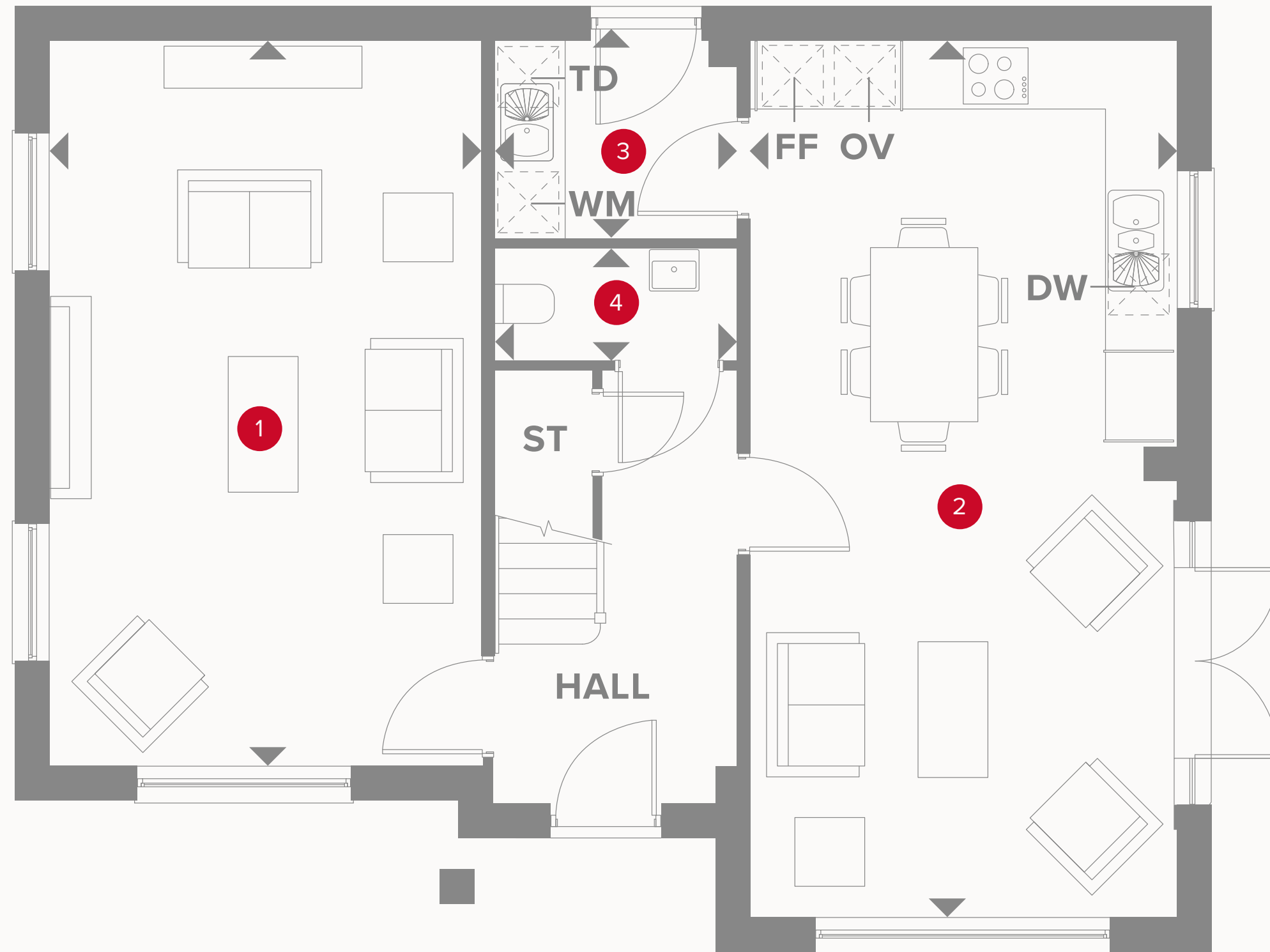
- REDROW -

THE SHAFTESBURY

FOUR BEDROOM HOME

 **REDROW**


THE SHAFTESBURY GROUND FLOOR




1	Lounge	21'2" x 11'8"	6.44 x 3.56 m
2	Kitchen/Dining	24'10" x 11'7"	7.57 x 3.52 m
3	Utility	6'6" x 5'9"	1.99 x 1.75 m
4	Cloaks	6'6" x 3'4"	1.99 x 1.01 m



KEY

-  Hob
- OV** Oven
- FF** Fridge/freezer
- TD** Tumble dryer space

-  Dimensions start
- ST** Storage cupboard
- WM** Washing machine space
- DW** Dish washer space

THE SHAFTESBURY FIRST FLOOR



5	Bedroom 1	11'11" x 11'8"	3.62 x 3.55 m
6	En-suite	7'11" x 4'7"	2.41 x 1.40 m
7	Bedroom 2	11'11" x 9'2"	3.62 x 2.80 m
8	Bedroom 3	11'7" x 9'8"	3.52 x 2.94 m
9	Bedroom 4	11'7" x 8'5"	3.54 x 2.56 m
10	Bathroom	8'1" x 6'3"	2.47 x 1.90 m



KEY

- ◀ Dimensions start
- HW Hot water storage

CONSUMER CODE FOR HOME BUILDERS

www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.



HERITAGE

- REDROW -

THE SHREWSBURY

FOUR BEDROOM HOME

 **REDROW**



HERITAGE

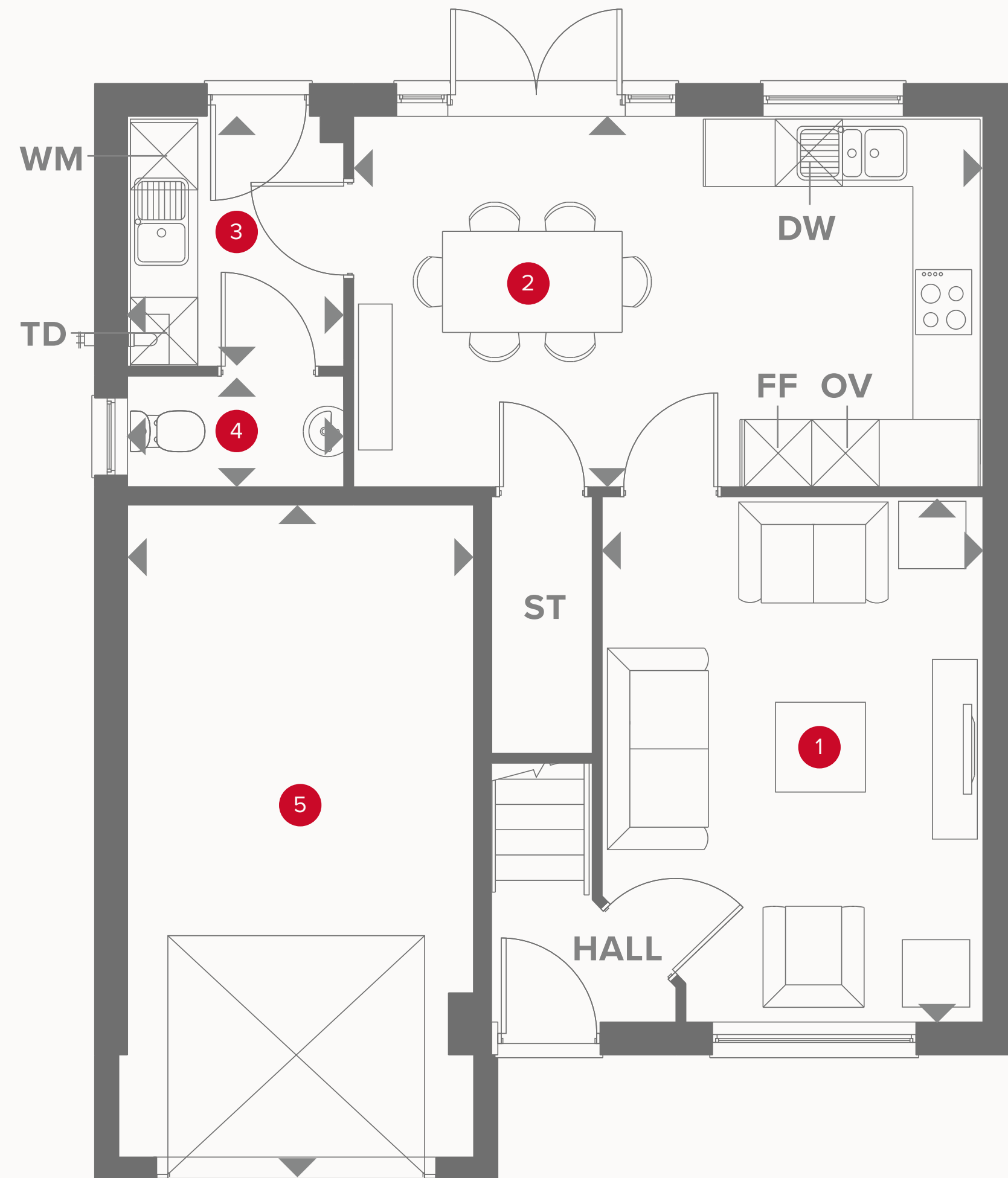
- REDROW -

THE SHREWSBURY

FOUR BEDROOM HOME

 **REDROW**


THE SHREWSBURY GROUND FLOOR




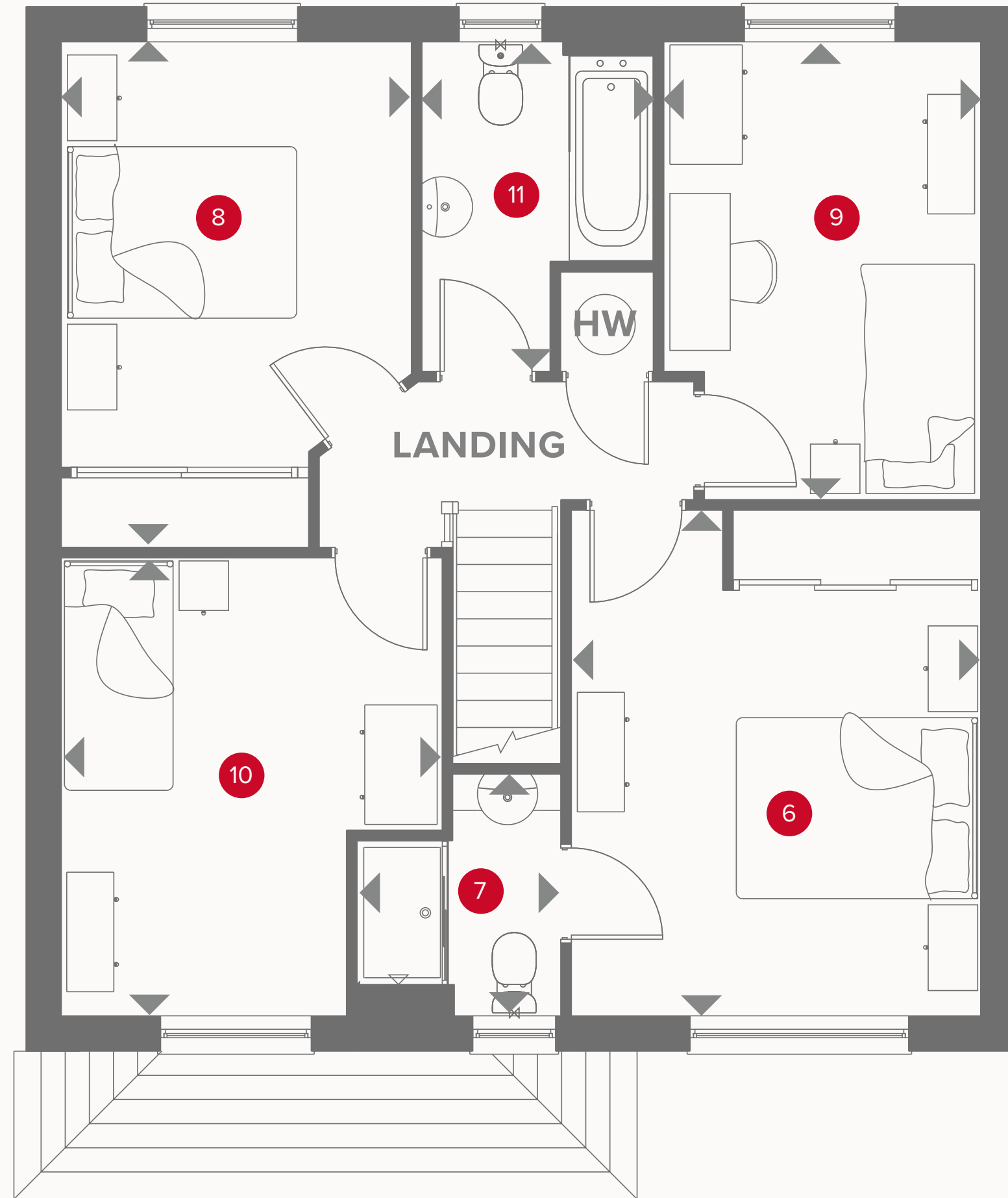
1	Lounge	15'3" x 11'1"	4.65 x 3.37 m
2	Kitchen/Dining	18'4" x 10'9"	5.58 x 3.28 m
3	Utility	7'2" x 6'3"	2.14 x 1.90 m
4	Cloaks	6'3" x 3'5"	1.90 x 1.05 m
5	Garage	19'7" x 10'1"	5.97 x 3.08 m



KEY

-  Hob
- OV** Oven
- FF** Fridge/freezer
- TD** Tumble dryer space

-  Dimensions start
- ST** Storage cupboard
- WM** Washing machine space
- DW** Dish washer space



THE SHREWSBURY FIRST FLOOR

6	Bedroom 1	13'8" x 11'1"	4.16 x 3.37 m
7	En-suite	6'6" x 5'7"	1.98 x 1.69 m
8	Bedroom 2	13'8" x 9'5"	4.16 x 2.88 m
9	Bedroom 3	12'4" x 8'6"	3.77 x 2.60 m
10	Bedroom 4	12'4" x 10'3"	3.77 x 3.13 m
11	Bathroom	12'4" x 10'3"	2.70 x 1.92 m



KEY

- ◀ Dimensions start
- HW Hot water storage

**CONSUMER
CODE FOR
HOME BUILDERS**
www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.



HERITAGE

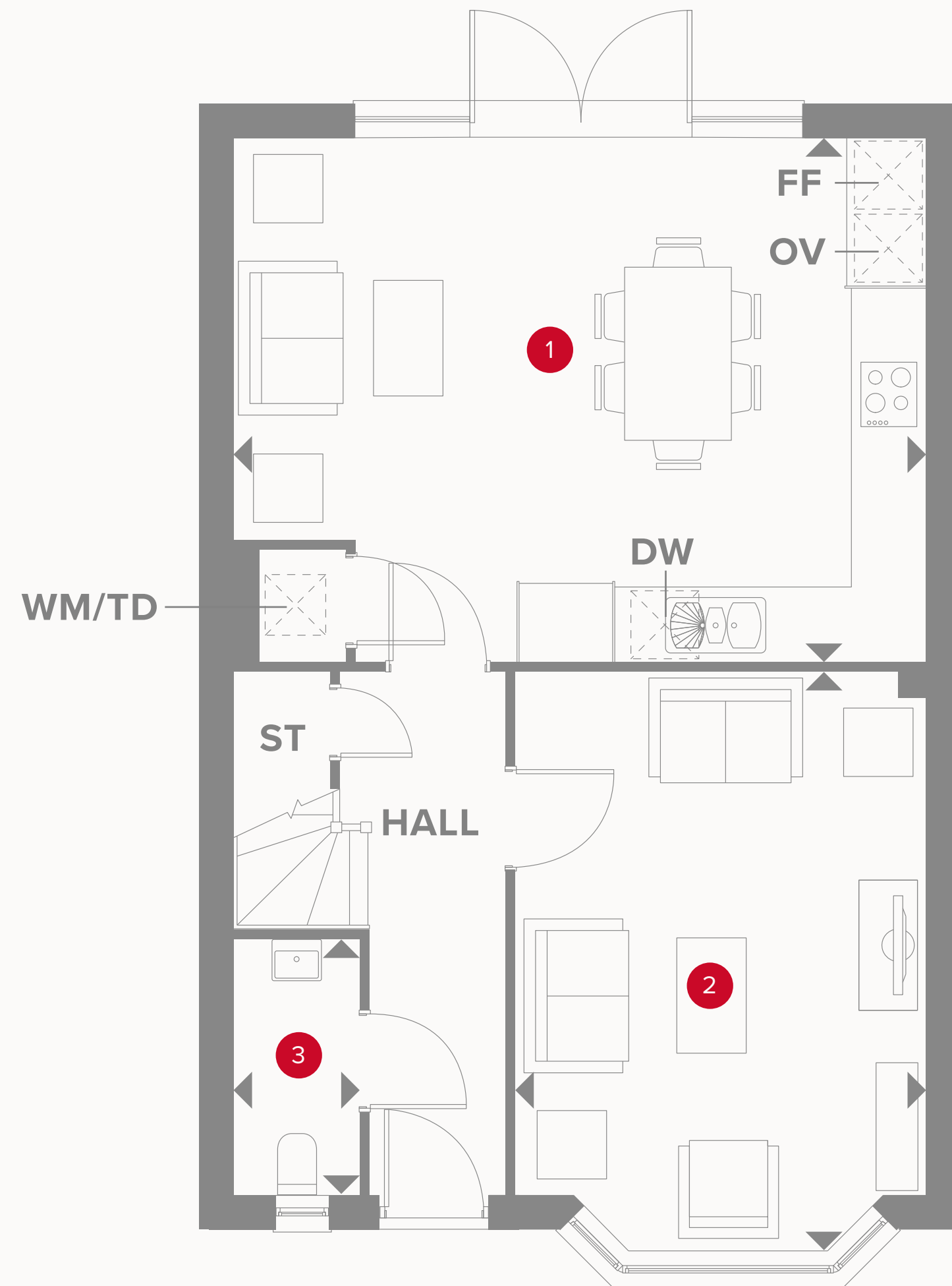
- REDROW -

THE STRATFORD

FOUR BEDROOM HOME

 **REDROW**

THE STRATFORD GROUND FLOOR



1	Lounge	16'4" x 11'6"	4.97 x 3.51 m
2	Kitchen/Dining	19'8" x 14'9"	5.99 x 4.49 m
3	Cloaks	7'3" x 3'6"	2.20 x 1.07 m

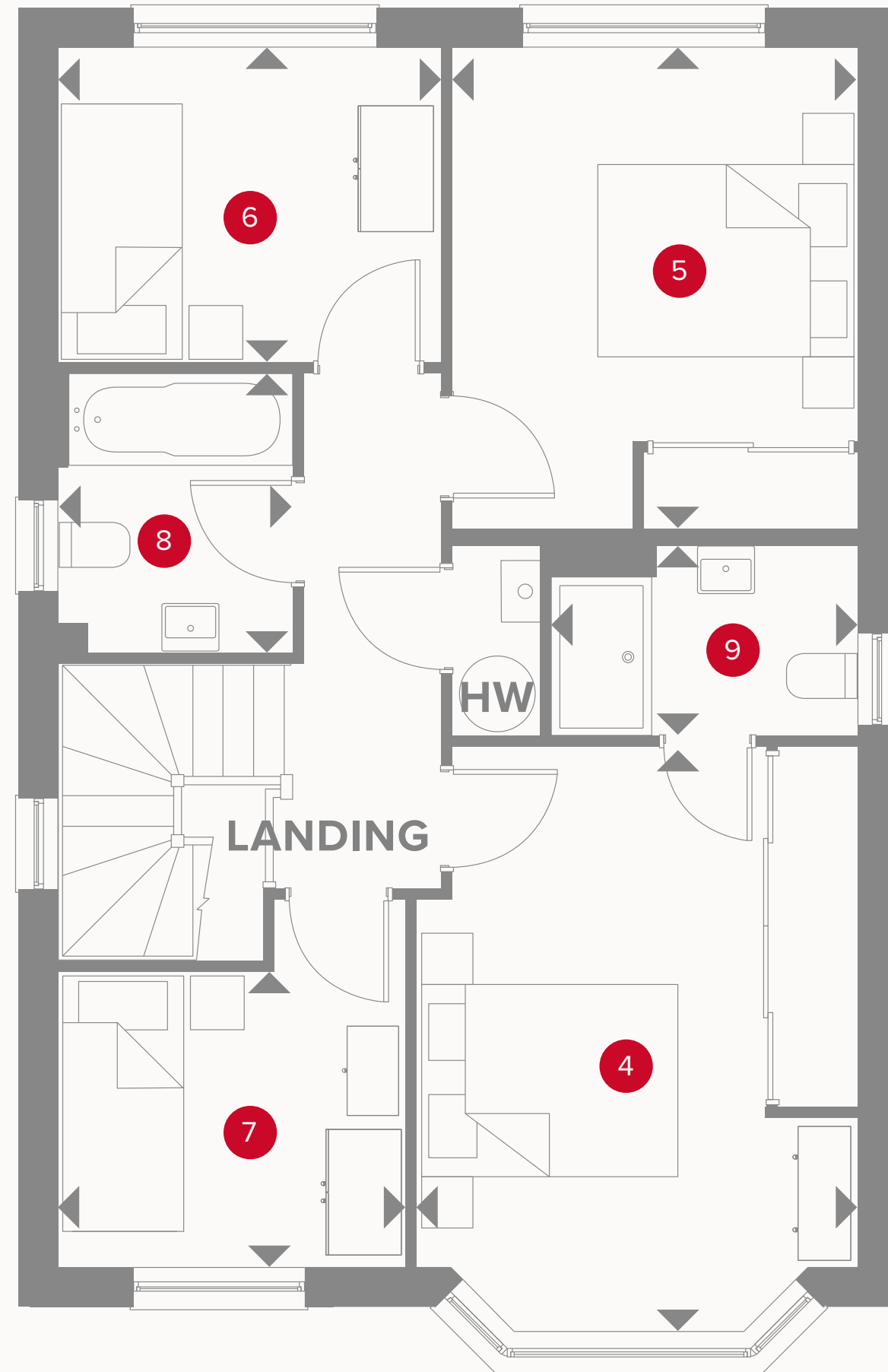


KEY

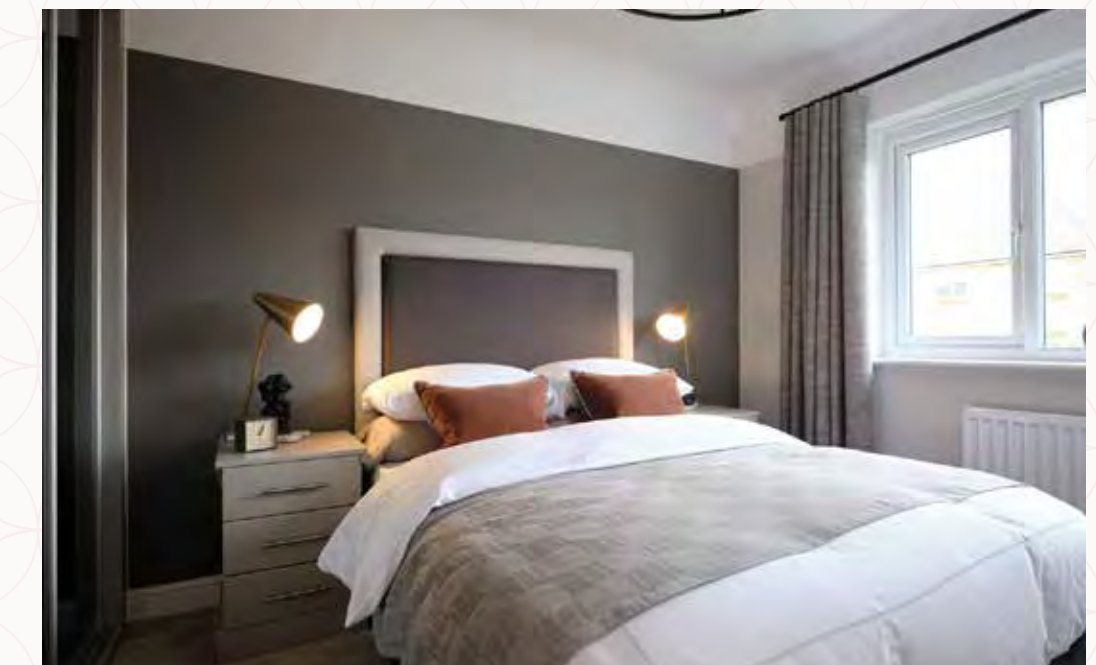
	Hob
OV	Oven
FF	Fridge/freezer
WM/TD	Washing machine/Tumble dryer space

	Dimensions start
ST	Storage cupboard
DW	Dish washer space

THE STRATFORD FIRST FLOOR



4	Bedroom 1	14'2" x 10'10"	4.33 x 3.30 m
5	Bedroom 2	11'11" x 9'11"	3.62 x 3.02 m
6	Bedroom 3	9'5" x 7'8"	2.90 x 2.34 m
7	Bedroom 4	8'6" x 7'3"	2.60 x 2.20 m
8	Bathroom	6'9" x 5'9"	2.05 x 1.76 m
9	En-suite	7'6" x 4'7"	2.28 x 1.39 m



KEY

- ◀ Dimensions start
- HW Hot water storage

**CONSUMER
CODE FOR
HOME BUILDERS**
www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.



HERITAGE

- REDROW -

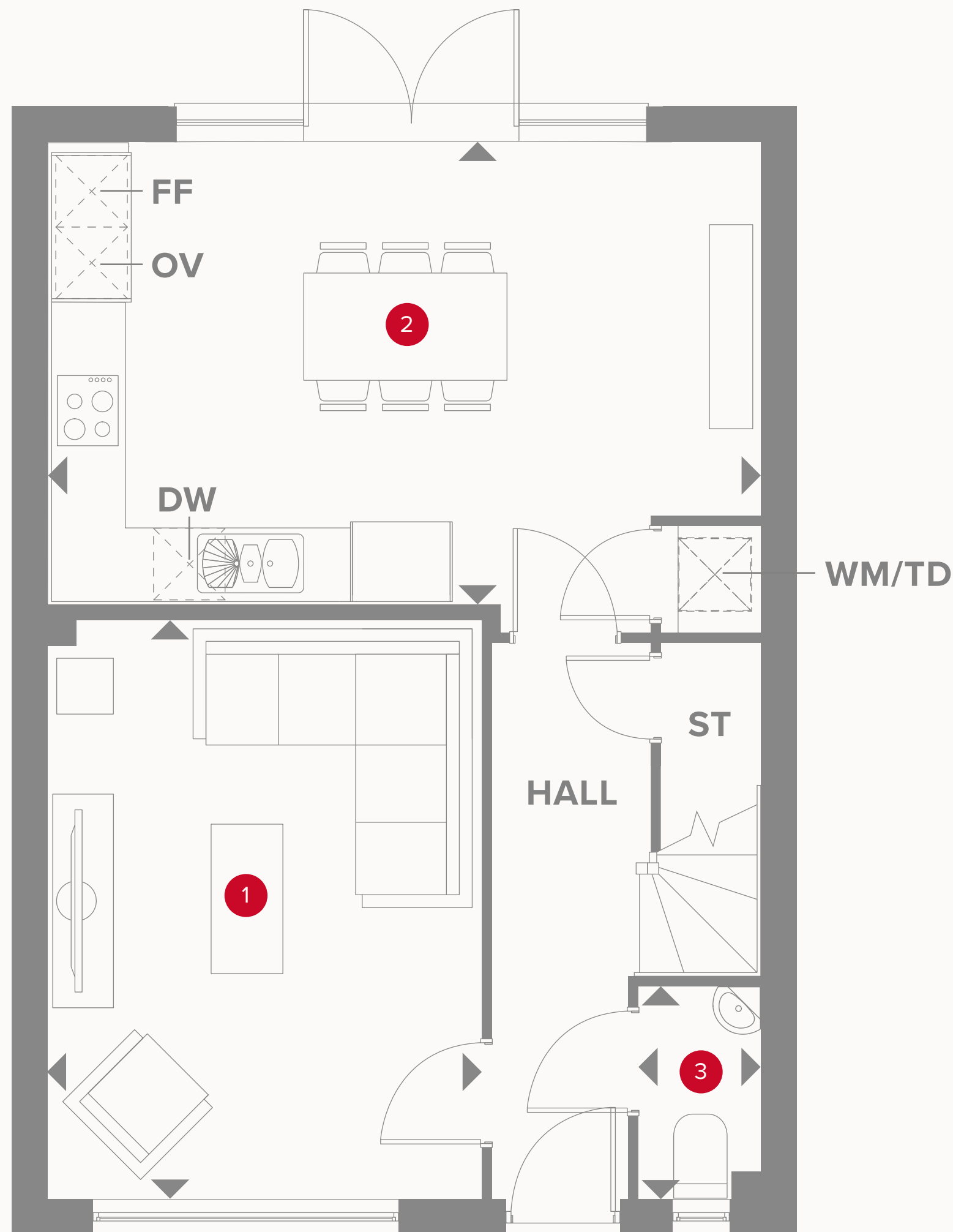
THE WARWICK

THREE BEDROOM HOME


 **REDROW**


THE WARWICK GROUND FLOOR

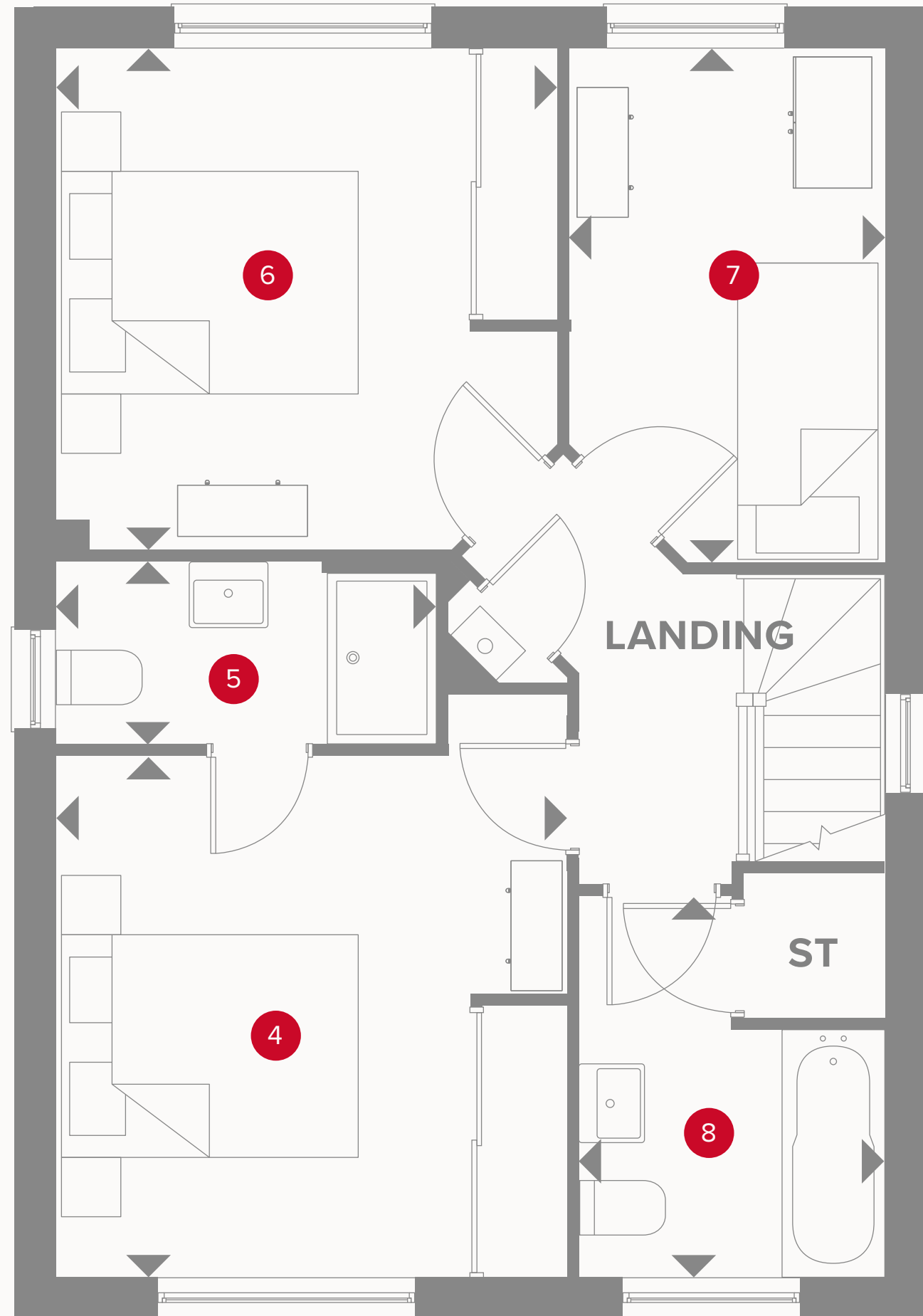
1	Lounge	15'5" x 11'7"	4.71 x 3.52 m
2	Kitchen/Dining	19'1" x 12'3"	5.81 x 3.73 m
3	Cloaks	5'7" x 3'3"	1.71 x 0.98 m



KEY

-  Hob
- OV** Oven
- FF** Fridge/freezer
- WM/TD** Washing machine/Tumble dryer space

-  Dimensions start
- ST** Storage cupboard
- DW** Dish washer space



THE WARWICK FIRST FLOOR

4	Bedroom 1	11'11" x 11'8"	3.63 x 3.55 m
5	En-suite	8'8" x 3'9"	2.64 x 1.19 m
6	Bedroom 2	11'5" x 11'5"	3.49 x 3.49 m
7	Bedroom 3	11'9" x 7'2"	3.58 x 2.19 m
8	Bathroom	8'8" x 7'0"	2.65 x 2.13 m



KEY

- ◀ Dimensions start
- ST Storage cupboard

**CONSUMER
CODE FOR
HOME BUILDERS**
www.consumercode.co.uk

Customers should note this illustration is an example of the Harrogate house type. All dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.

SKILFUL EXECUTION

—
Quality is never an accident, it is always the
result of high intention to detail. It represents
the wise choice of many alternatives.



PLAN YOUR DREAM HOME



KITCHEN & UTILITY

Kitchen Styles

A range of quality kitchen styles are available. Please see sales consultant for details.

Work Surfaces

A range of quality kitchen styles are available. Please see sales consultant for details.

Upstand

100 mm high matching upstand above work surfaces.

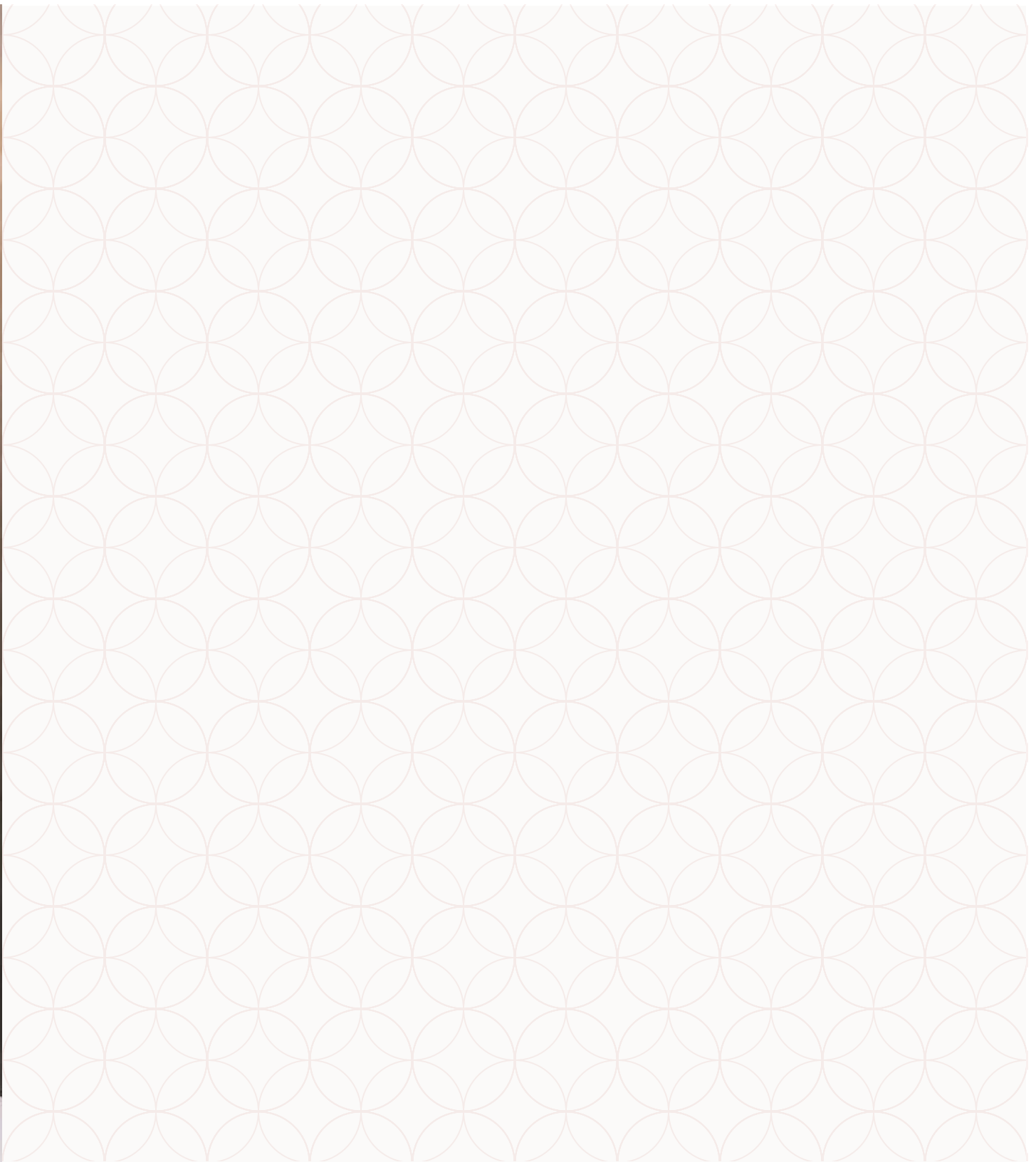
Stainless Steel Splashback

Bowl & Tap

Stainless steel 1.5 bowl sink with chrome mixer tap.

Appliances

60cm ceramic hob
Single oven
Double oven
Cooker Hood



INTERIOR

Walls

Dulux Almond White emulsion paint

Internal Doors

Smooth finished, two panelled style door finish in satin white

Internal Door Furniture

Mitred Lever Handle door furniture in polished or satin chrome effect.

Architrave

Lambs Tongue profile MDF, satin white paint finish.

Skirting Boards

Lambs Tongue profile MDF, satin white paint finish to

match architrave.

Staircase

Square plain spindles, square newels with square caps all painted in satinwood white.

Ceilings

Dulux white emulsion paint finish.

Central Heating

Full gas central heating with energy efficient wall mounted boiler in all houses. Please see sales consultant for details.

Radiators

Myson round tops radiators.

Electrical Sockets & Switch Plates

BG Electrical low profile white electrical switch and socket plates. Refer to drawings for types and locations.

Lighting

Pendant and batten lighting points.

Consumer Unit

Surface mounted BG Electrical consumer unit or semi recessed BG consumer unit to be installed. Please refer to drawings for locations.

Smoke Detectors

Fitted as standard to every property. These are connected to the mains electricity supply and have provision for battery back up in the event of a power cut.

OUR LUXURY
SPECIFICATIONS
ARE CAREFULLY
CONSIDERED
**AND BEAUTIFULLY
DESIGNED TO MAKE
THE MOST OF YOUR
NEW HOME**



BATHROOM & CLOAKROOM

Bathroom, En-suite & Cloakroom styles

Tempo by Ideal Standard

Shower to en-suite (where applicable)

Shower Valve by Sottini

Shower Tray Acrylic capped low profile shower tray

Shower Screen Polished chrome effect finish shower door

Bath

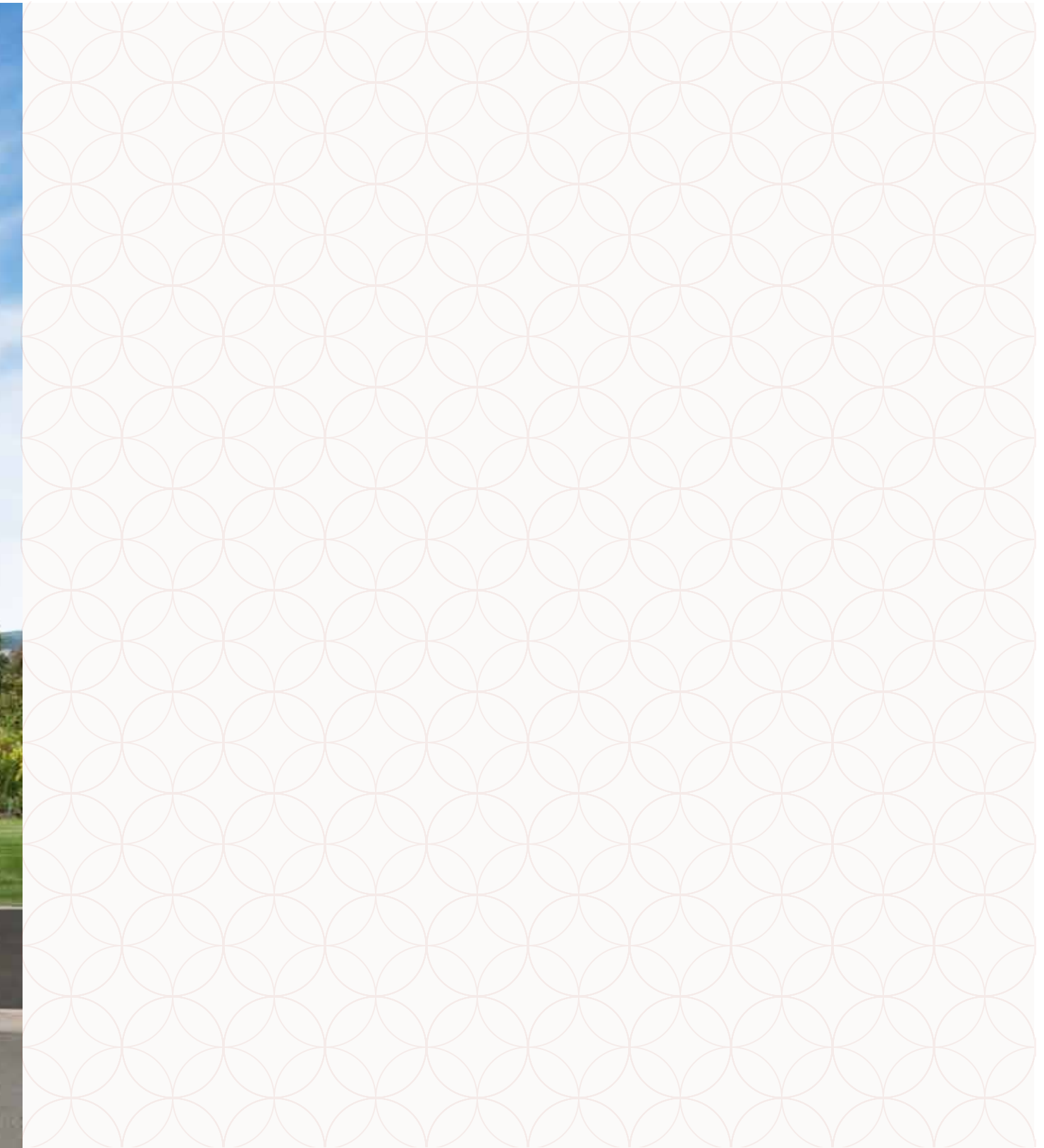
Tempo Arc bath with panel

Wall Tiles to all wet rooms

Splash back to basins and around bath with full height to shower area, as indicated on drawings. Please see sales consultant for further information.

Shaver Socket to en-suite (where applicable)

White finish to match sockets and switch plates



EXTERIOR

Fascia & Soffit

PVCue square fascia & vented soffit board in white profile.

Rainwater System

Rainwater gutters and downpipes

Windows

Sealed double glazed uPVC windows in white finish

Patio Doors

uPVC French patio doors as indicated on the drawings.

External Doors

Front – GRP front door with pre-glazed units designed with obscure pattern glass and black door furniture internally and externally.

Rear – GRP door finished white both internally and externally with handles.

House Numeral

Colour to match front door

Door Bell

Black BG Electrical bell push

External Lights

Coach lantern or downlight

Garage

Hormann steel up and over door. Door finish to be painted to match front door

Light & Power (where applicable) double socket point and pendant light fitting. Please see sales consultant for details.

Driveway

Tarmac drive (or as shown on external works layout).

Patio/Paving

Urbex Natural or equal approved concrete flags laid as indicated on drawing.

External Fencing

Close board fencing – 1.8m high with gate

Garden

Front – good standard turf to front garden. Refer to layout for landscaping details.

Rear – Topsoil laid across the garden



A THRIVING PARTNERSHIP

Our 'Nature for people' biodiversity strategy was developed alongside our long-standing partners, The Wildlife Trusts. The strategy focuses on three key themes – Nature Gains, Rewilding Lives and Flourishing Legacy with a view to improving people's well-being through nature.

Find out more at [redrowplc.co.uk/sustainability](https://www.redrowplc.co.uk/sustainability)

Working in close partnership with





OUR COMMITMENT TO HOME-BUYERS

Customer charter

At Redrow, we're committed to delivering a quality service throughout the whole home-buying process and beyond. This Customer Charter sets out our commitment to you, our customer.

Full details of our service are covered within our Home Buyer Guide, a copy of which will be provided to you when you reserve your new Redrow home. We will also comply with the requirements of the Consumer Code for Home Builders ("Consumer Code"). A copy of the code is also on our website at www.redrow.co.uk

- Please ask a Sales Consultant if you require a printed hard copy.
- We'll provide you with full details and clear information about your chosen home.
- We'll provide trained and knowledgeable staff to assist you in the home buying process.
- We'll be available to answer any questions you may have and will provide you with any relevant contact details.
- We'll assist you during the selection of Standard Choices and Optional Extras for your new home.
- We'll provide you with health and safety advice to minimise the risk of danger during construction and in the use of your new home after you move in.
- We'll provide you with reliable information about the Buildmark Cover, and any other cover from which you may benefit.
- We'll keep you fully informed about the completion and occupation of your new home.
- We'll ensure that the functions and facilities of your home are demonstrated to you prior to moving in.
- We'll inform you about the after-sales service we provide, as set out in the Home Buyer Guide. Our aim is to deal effectively and efficiently with both routine service matters and with any emergencies.
- We'll provide you with details of who to contact if you believe we have not satisfactorily fulfilled our Charter commitments.



OUR REQUIREMENTS AS HOME-BUILDERS

Consumer code



1. ADOPTING THE CODE

1.1 Adopting the Code

Home Builders must comply with the Requirements of the Consumer Code and have regard to good practice guidance.

1.2 Making the Code available

The Consumer Code for Home Builders' Scheme logo must be prominently displayed in Home Builders' sales offices, those of appointed selling agents, and in sales brochures.

All Home Buyers who reserve a Home should be provided with a copy of the Code Scheme with the Reservation agreement.

1.3 Customer Service: before legal completion

The Home Builder must have suitable systems and procedures to ensure it can reliably and accurately meet the commitments on service, procedures and information in the Code.

1.4 Appropriately trained customer service staff

The Home Builder must provide suitable training to all staff who deal with Home Buyers about their responsibilities to them and what the Code means for the company and its directors.

1.5 Sales and advertising

Sales and advertising material and activity must be clear and truthful.

2. INFORMATION – PRE-CONTRACT

2.1 Pre-purchase information

Home Buyers must be given enough pre-purchase information to help them make suitably informed purchasing decisions.

In all cases this information must include:

- a written Reservation agreement;
- an explanation of the Home Warranty cover;
- a description of any management services and organisations to which the Home Buyer will be committed and an estimate of their cost;
- the nature and method of assessment of any event fees such as transfer fees or similar liabilities.

Also, if a Home is not yet completed, the information must include:

- a brochure or plan illustrating the general layout, appearance and plot position of the Home;
- a list of the Home's contents;
- the standards to which the Home is being built.

2.2 Contact information

Home Buyers must be told how their questions will be dealt with and who to contact during the sale, purchase and completion of the Home.

2.3 Warranty cover

Home Buyers must be given accurate and reliable information about the insurance-backed warranty provided on the Home.

1.1 Health and safety for visitors to developments under construction

Home Buyers must be informed about the health and safety precautions they should take when visiting a development under construction.

1.2 Pre-contract information

Home Builders must advise Home Buyers to appoint a professional legal adviser to carry out the legal formalities of buying the Home and to represent their interests.

1.3 Reservation

Home Buyers must be given a Reservation agreement that sets out clearly the Reservation's terms, including, but not limited to:

- the amount of the Reservation fee;
- what is being sold;
- the purchase price;
- how and when the Reservation agreement will end;
- how long the price remains valid;
- the nature and estimated cost and of any management services the Home Buyer must pay for;
- the nature and method of assessment of any event fees such as transfer fees or similar liabilities.

The Reservation fee must be reimbursed if the Reservation agreement is cancelled. The Home Buyer must be told of any deductions that may be made. While the Reservation agreement is in force, the Home Builder must not enter into a new Reservation agreement or sale agreement with another customer on the same Home.

1. INFORMATION – EXCHANGE OF CONTRACT

1.1 The contract

Contract of sale terms and conditions must:

- be clear and fair;
- comply with all relevant legislation;
- clearly state the contract termination rights.

1.2 Timing of construction, completion and handover

The Home Buyer must be given reliable and realistic information about when construction of the Home may be finished, the date of Legal Completion, and the date for handover of the Home.

1.3 Contract termination rights

The Home Buyer must be told about their right to terminate the contract.

1.4 Contract deposits and pre-payments

The Home Builder must clearly explain how Home Buyers' contract deposits are protected and how any other pre-payments are dealt with.

2. INFORMATION – DURING OCCUPATION

2.1 After-sales service

The Home Builder must provide the Home Buyer with an accessible after-sales service, and explain what the service includes, who to contact, and what guarantees and warranties apply to the Home.

2.2 Health and safety for Home Buyers on developments under construction

Home Buyers must be told about the health and safety precautions they should take when living on a development where building work continues.

3. COMPLAINTS AND DISPUTES

3.1 Complaints handling

The Home Builder must have a system and procedures for receiving, handling, and resolving Home Buyers' service calls and complaints.

The Home Builder must let the Home Buyer know of this, and of the dispute resolution arrangements operated as part of this Code, in writing.

3.2 Co-operation with professional advisers

The Home Builder must co-operate with appropriately qualified professional advisers appointed by the Home Buyer to resolve disputes.



CAE ST FAGANS



Cae St Fagans at Plasdŵr, Pentrebane Rd, Cardiff CF5 3DR

Discover a better way to live
[redrow.co.uk](https://www.redrow.co.uk)