

# APARTMENT SPECIFICATIONS

## Interior Features

**Walls** Dulux off-white emulsion paint finish

### Internal Doors

'Cambridge' internal moulded door finished in satin white paint

### Internal Door Furniture

Polished or satin chrome effect door furniture

**Architrave** 'Torus' profile MDF, satin white paint finish

**Skirting boards** 'Torus' profile MDF, satin white paint finish

**Ceilings** Flat skim finish with white emulsion paint decoration

### Central Heating

Full gas central heating with energy efficient combi / cylinder boiler. Please see Sales Consultant for further details. Mains pressure domestic hot water provided to all apartments

**Radiators** Myson round top radiators

**Phone Point** Fittings to match electrical accessories located as follows: 1 in lounge and 1 in bedroom one

**TV Point** Fittings to match electrical accessories located as follows: 1 in lounge, and 1 in bedroom one

### Electrical Sockets / Switch Plates

Low profile white electrical switch and socket plates together with pendant and batten lighting points

A number of the light fittings installed will be energy efficient. Please refer to apartment drawings for all location details

**Downlights** To kitchen, family, dining, wetrooms, bathrooms and en-suites. Located as shown on drawings

### Smoke Detectors

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

**Consumer Unit** Semi recessed Legrand consumer unit. Please refer to drawings for locations

## Kitchen & Utility Features

**Kitchen Styles** A range of quality kitchen styles available. Please see Sales Consultant for further details

**Work Surfaces** A range of quality work surfaces available. Please see Sales Consultant for further details

**Upstand** 95mm high matching upstand above worktops, with black glass or stainless steel splashback behind hob

### Sink

**Kitchen** Stainless steel Blanco 1½ bowl sink, with 'Prinz' tap

### Appliances

60cm Ceramic Hob  
Single Oven  
Microwave Oven  
Chimney Style Extract  
Integrated Fridge/Freezer  
See Sales Consultant for further details

## Bathroom & Cloakroom Features

### Bathroom, EnSuite & Cloakroom Styles

Ideal Standard in white finish

**Bath** 700 wide by 1700 long with unilux bath panel

### Shower to Bathroom and EnSuite (if applicable)

**Valve** Ideal Standard 'Alto Ecotherm' thermostatic bar valve  
**Tray** Acrylic capped low profile shower tray, with concealed waste  
**Shower Screen to Enclosure** Door in chrome effect finish

### Sanitaryware

**Bathroom Basin** 50cm Sphere basin with semi pedestal & pivot style waste  
**EnSuite Basin** 50cm Sphere basin with semi pedestal & pivot style waste  
**WC** Concept close coupled back-to-wall pan with Arc dual flush cistern  
**Cloak Basin** 45cm Sphere basin with chrome tap or Concept Arc 45cm corner basin. Please refer to drawing

### Brassware

**Basin** Ideal Standard 'Ceraplan' monoblock tap with single lever control complete with pivot waste  
**Bath** Ideal Standard 'Ceraplan' single lever bath filler complete with pivot waste  
**Shower over Bath** Thermostatic shower valve and bath screen to be provided above the bath where there is no separate shower enclosure within the bathroom

### Accessories

**Towel Warmer** Ferroli towel warmer in chrome effect finish to bathroom and EnSuite  
**Toilet Roll Holder** Chrome toilet roll holder to all WCs

### Shaver Socket

Located in the EnSuite and bathroom, finish to match electrical plates

## Exterior Features

**Fascia & Soffit** UPVC fascia and vented soffit board in white

### Rainwater System

The rainwater gutters and downpipes finish to be black

**Windows** Sealed double glazed pvc-u windows in white finish. Please refer to the development finishing schedule

**Security** Audio entrance system



Traditional homes, built the way you remember

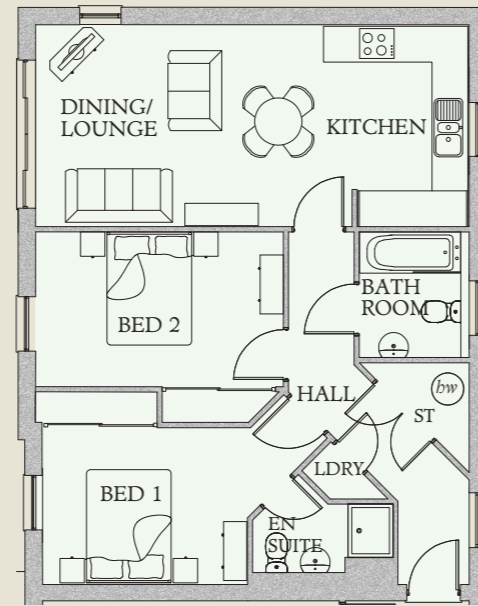


# Harbour Village

ONE & TWO BEDROOM APARTMENTS

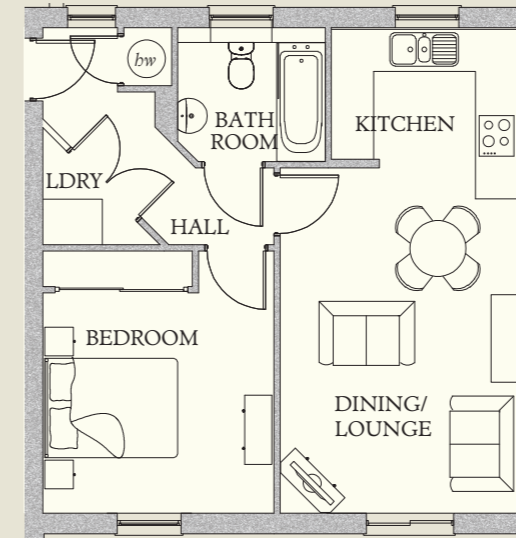
## HAYESWATER 142 & 145

Lounge / Dining	15'5" x 11'1"	4.69 x 3.37 m*
Kitchen	11'1" x 8'0"	3.37 x 2.43 m*
Bedroom 1	15'7" x 10'6"	4.76 x 3.21 m*
EnSuite	7'9" x 5'5"	2.35 x 1.65 m*
Bedroom 2	13'2" x 10'6"	4.02 x 3.20 m*
Bathroom	6'11" x 5'7"	2.11 x 1.70 m*
Laundry	4'6" x 2'3"	1.36 x 0.69 m*



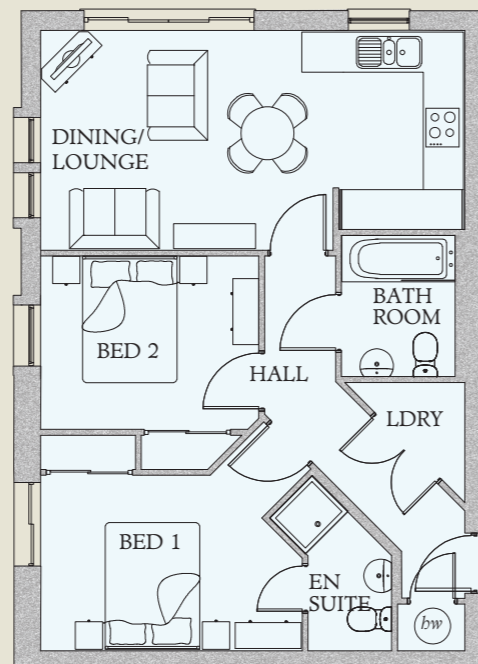
## HAYESWATER 144 & 147

Lounge / Dining	14'8" x 11'1"	4.47 x 3.39 m
Kitchen	8'9" x 8'0"	2.66 x 2.43 m*
Bedroom	12'3" x 10'9"	3.73 x 3.28 m
Bathroom	6'11" x 5'7"	2.11 x 1.70 m*
Laundry	7'8" x 3'10"	2.33 x 1.17 m*



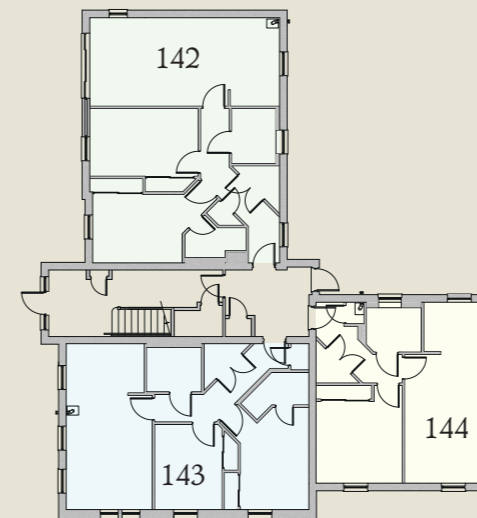
## HAYESWATER 143 & 146

Lounge / Dining	12'9" x 10'9"	3.89 x 3.27 m
Kitchen	9'9" x 8'0"	2.96 x 2.43 m*
Bedroom 1	12'10" x 10'6"	3.90 x 3.21 m*
EnSuite	8'6" x 4'1"	2.60 x 1.25 m*
Bedroom 2	10'8" x 10'6"	3.25 x 3.20 m*
Bathroom	6'11" x 5'7"	2.12 x 1.71 m
Laundry	8'2" x 4'2"	2.51 x 1.26 m*

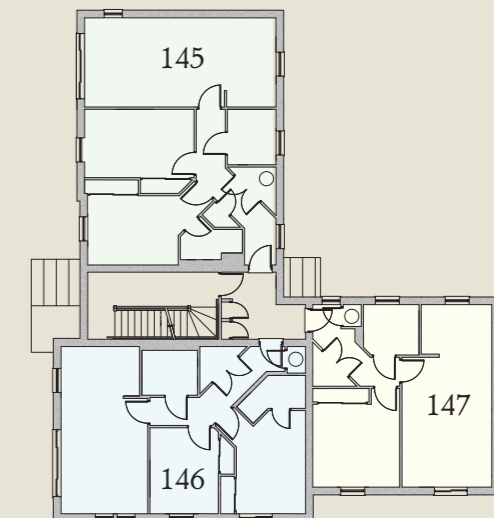


## APARTMENT LOCATIONS

### GROUND FLOOR



### FIRST FLOOR



### KEY

 Electric Hob  Hot Water Cylinder

\* Max dimensions Note: Bedroom dimensions taken into wardrobe recess

Customers should note this illustration is an example of the housetype. Please refer to your sales consultant for details of any elevational differences. All dimensions indicated are approximate. The specifications will vary from site to site and plot to plot. Detailed plans and specifications are available for inspection for each plot at our Marketing Suite during working hours and customers must check their individual specifications prior to making a reservation. Please note, steel frame housetypes will benefit from a slight increase to some room sizes.

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