





The arrangement of the homes

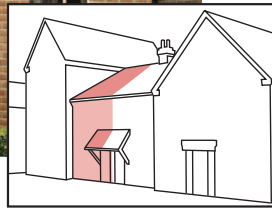


-  **The Aisby**
2 bedroom
homes 73, 74
-  **The Brampton**
2 bedroom
homes 56, 71, 72

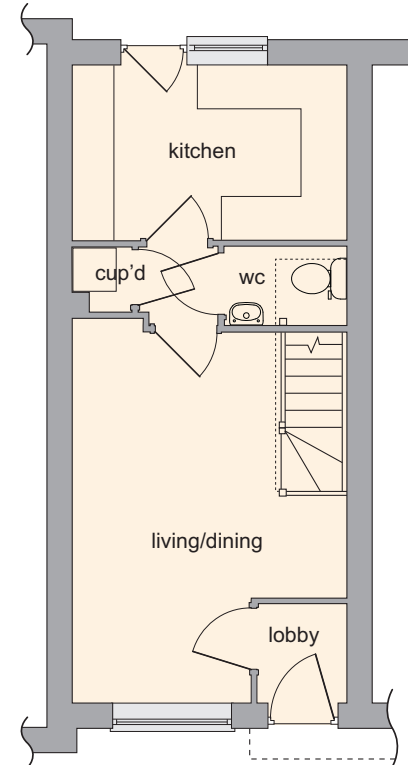
-  **The Hemswell**
2 bedroom
55
-  **Affordable**
homes 19-54, 57-70

Not to Scale. Trees and landscaping are indicative only and may alter during construction. The trees, shrubs and gardens shown are illustrative only. Finishes and materials may vary from those shown here. Please ask your Stamford Homes Sales Executive for specific details.

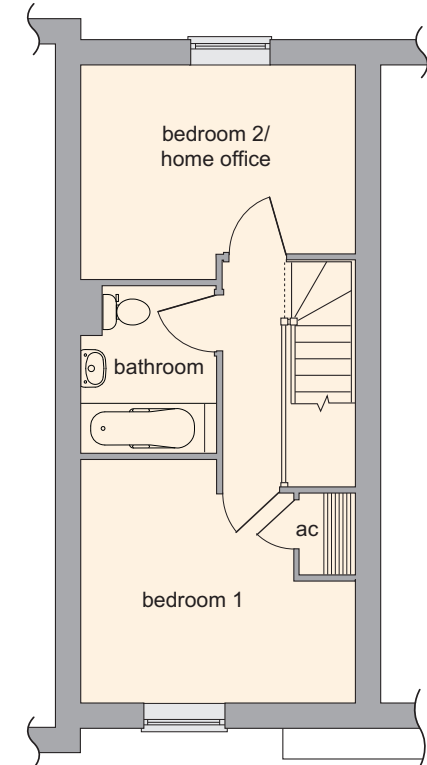
the Brampton 2 BEDROOM HOUSE square footage: 729



GROUND FLOOR



FIRST FLOOR



GROUND FLOOR

Living/Dining Area* (max) 5120 x 3780 16'9" x 12'4"
Kitchen* 3780 x 2400 12'4" x 7'10"

FIRST FLOOR

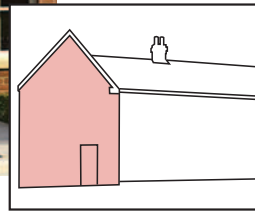
Bedroom 1* (max) 3780 x 3365 12'4" x 11'0"
Bedroom 2 3780 x 2935 12'4" x 9'7"

* Irregularly shaped room

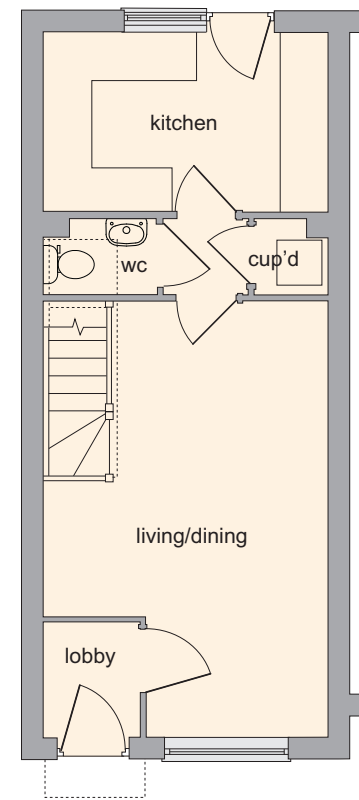
*Please ask to see separate kitchen layouts.

The picture shown is a computer generated image (cgi) of a typical Stamford home. Details are given as a general guide and may be subject to alteration. The picture does not represent any contractual offer or obligation on behalf of Stamford Homes. For individual home details please ask a Stamford Homes Sales Executive. The plans shown are not to scale and the dimensions should be used for reference only and should not be relied on for ordering carpets or furniture. Measurements are based on the original plans and are taken wall to wall to a tolerance of 50mm as a maximum where appropriate.

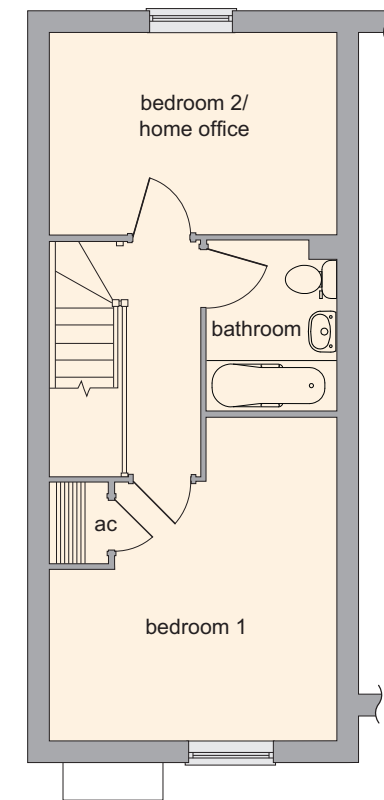
the Hemswell 2 BEDROOM HOUSE square footage: 785



GROUND FLOOR



FIRST FLOOR



GROUND FLOOR

Living/Dining Area*	5860 x 3780	19'2" x 12'4"
Kitchen*	3780 x 2400	12'4" x 7'10"

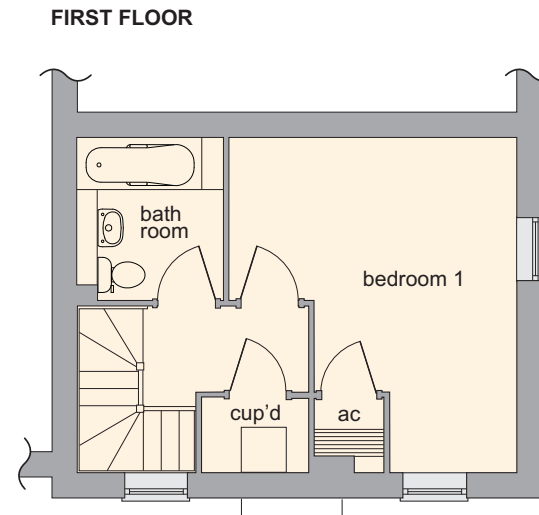
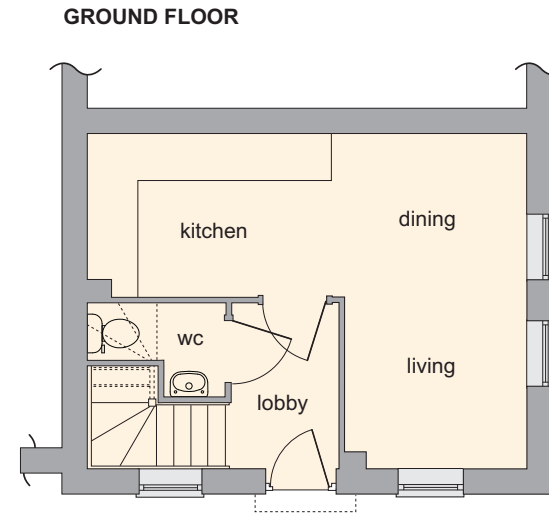
FIRST FLOOR

Bedroom 1*	4300 x 3780	14'1" x 12'4"
Bedroom 2	3780 x 2690	12'4" x 8'9"

* Irregularly shaped room
 *Please ask to see separate kitchen layouts.

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the Aisby 1 BEDROOM HOUSE square footage: 599



GROUND FLOOR

Living/Kitchen/Dining area** 5970 x 4560 19'7" x 14'11"

FIRST FLOOR

Bedroom 1* 4560 x 3890 14'11" x 12'9"

* Irregularly shaped room

*Please ask to see separate kitchen layouts.

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External Features

- White UPVC double glazed windows
- White UPVC French doors with safety glazing leading to balconies (except ground floor)
- Allocated parking space to all houses

Internal Features

- Double Glazed windows with mid-hinged casement for ease of cleaning
- 6 panel grained white doors with Satin Aluminium handles
- Smooth ceiling throughout finished in white emulsion
- Magnolia emulsion to all internal walls
- Skirtings & architraves to be in white gloss finish
- Mains smoke detectors with battery backup
- Consumer unit with circuit breakers/RCD protection
- Thermal wall insulation
- Generously cabled with BT, TV sockets and electric outlets

Kitchen

- Choice of contemporary kitchen units with worktop*
- Stainless steel fitted electric single oven
- Stainless steel gas hob
- Stainless steel chimney style extractor hood
- Stainless steel sink and drainer with contemporary mono block tap with pull out spray
- Choice of vinyl flooring to kitchen
- Fluorescent tube lighting
- Stainless steel multi-grid fused switchboard for all appliances
- Wall tiling

Bathroom

- ROCA sanitaryware (bath Ideal Standard) with contemporary chrome finish taps
- Ceramic wall tiling above handbasins, bath ends and full height tiling to return wall - choice of colours and design available*
- Thermostatically controlled shower with screen over bath and full height tiling
- Pedestal wash hand basin
- Exhaust airheat recovery system

Heating

- NIBE
- Thermostatically controlled radiators as heating design except in rooms containing thermostat

Communal areas

- TV Aerial coaxial cable in loft
- Bins store
- 10 Year NHBC Warranty

**choice available subject to stage of construction. Details are given as a general guide and may be subject to alteration. For individual home details please ask a Stamford Homes advisor.*

