



Specification

We give you so much more

Partridge Walk

Stafford, Staffordshire ST16 1WG | 01XXX XXXXXX

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Linden
HOMES

Partridge Walk

Beaconside

We give you so much more

Each home will be independently surveyed during construction by NHBC, who will issue their 10 year warranty certificate on completion of the home.



		2 bedroom			3 bedroom			4 bedroom		
		The Hardwick			The Cartwright			The Aslin		
		The Eveleigh			The Elmslie			The Mlyne		
		The Becket			The Grainger			The Pembroke		
		The Knightley			The Cottingham					
Kitchen										
Symphony Konzept range kitchen with laminate worktop		■	■		■	■	■	■	■	■
Stainless steel sink and drainer (single bowl) with chrome mixer tap		■	■		■	■	■	■	■	■
Stainless steel sink and drainer (single bowl) with chrome mixer tap in utility							■		■	■
Indesit hob (60cm) with Indesit built-in single under oven, with stainless steel splashback and integrated silver hood		■	■		■	■	■			
Indesit hob (60 cm) with built-in single under oven, with stainless steel splashback and 60cm stainless steel chimney hood								■	■	■
White pendant light holder		■	■		■	■	■	■	■	■
Fridge / freezer space		■	■		■	■	■	■	■	■
Space for integrated dishwasher with plumbing and electrics		■	■		■	■	■	■	■	■
Space for washing machine with plumbing and electrics in kitchen		■	■		■	■		■		
Space for washing machine with plumbing and electrics in utility						■			■	■
Bathrooms and en suite(s)										
Ideal Standard contemporary white Tempo sanitary ware		■	■		■	■	■	■	■	■
Ideal Standard close coupled WC to cloakroom		■	■		■	■	■	■	■	■
Ideal Standard low profile shower tray with glass enclosure in en suite					■	■	■	■	■	■
Handheld hair wash attachment in bathroom		■	■		■	■	■	■	■	■
Shower over the bath										
Choice of standard Porcelanosa wall tiling (splashback, 450mm height over bath, and full-height to shower cubicle)		■	■		■	■	■	■	■	■
White batten light holder		■	■		■	■	■	■	■	■
Bedrooms										
Dressing area to bedroom 1									■	

■ Fitted as standard - included in the property
* Subject to stage of construction

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Doors and Windows										
Front door with multi-point security locking system and security chain		■	■		■	■		■	■	■
PVCu double glazing to windows		■	■		■	■		■	■	■
Double glazed PVCu French doors		■	■		■	■		■	■	■
Internal doors to be ladder door style pre-primed with Brass Satin finish handles		■	■		■	■		■	■	■
Paving outside French / bi-fold door and path to garage personnel door (where applicable)		■	■		■	■		■	■	■
General										
White painted walls and smooth white ceilings		■	■		■	■		■	■	■
TV point to lounge and family room (where applicable)		■	■		■	■		■	■	■
Master telephone socket to lounge and study where applicable		■	■		■	■		■	■	■
Ideal combi-boiler with Honeywell heating control and room thermostat(s)		■	■		■	■		■	■	■
Ideal system boiler and separate hot water cylinder, with Honeywell heating control and room thermostat(s)										■
Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)		■	■		■	■		■	■	■
Contemporary lantern to front door and wiring only to the rear door		■	■		■	■		■	■	■
Mains wired smoke detectors with battery back-up		■	■		■	■		■	■	■
Battery powered Carbon Monoxide detector (wall mounted) to be provided for each floor		■	■		■	■		■	■	■
Power and lighting to garage (where in curtilage of the plot)		■	■		■	■		■	■	■
Enclosed fenced rear garden, and garden gate (where applicable)		■	■		■	■		■	■	■
NHBC Buildmark cover		■	■		■	■		■	■	■
First two years' customer service support from Linden Homes		■	■		■	■		■	■	■

The specification shown in this leaflet is correct at the time of going to press. Linden Homes is continually reviewing and updating the specification on all housetypes and therefore reserves the right to change specification details. Photographs depict a typical Linden Homes interior and may include optional upgrades. For full details regarding current specification and finishes, for the plots you are interested in, please refer to our sales consultant.

When you have finished with this leaflet please recycle it.

Linden Homes, Mercia region
Dunston Hall, Dunston, Stafford, Staffordshire ST18 9AB. T: 01785 714 412

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