

Specification 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.

1 bedroom homes
2 bedroom homes
3 bedroom homes
4 bedroom homes
5 bedroom homes

Kitchens

| | | | | | |
|---|---|---|---|----|---|
| Choice of standard fitted kitchen (doors and worktops)* | ■ | ■ | ■ | ■ | ■ |
| Stainless steel sink and drainer (single and a half bowl) with chrome mixer tap | | | | ■ | ■ |
| Stainless steel sink and drainer (single bowl) with chrome mixer tap | ■ | ■ | ■ | | |
| Indesit stainless steel single oven and gas hob | ■ | ■ | ■ | | |
| Indesit stainless steel double oven and gas hob | | | | ■ | ■ |
| Indesit integrated hood, with stainless steel splashback (*4 bed semi-detached) | ■ | ■ | ■ | ■* | |
| Indesit stainless steel chimney hood, with stainless steel splashback (*4 bed detached) | | | | ■* | ■ |
| Indesit integrated (70/30) fridge/freezer (detached only) | | | | ■ | ■ |
| Space for fridge/freezer (*4 bed semi) | ■ | ■ | ■ | ■* | |
| Space for dishwasher | ■ | ■ | ■ | ■ | ■ |
| Space for washing machine | ■ | ■ | ■ | ■ | ■ |
| Track light fitting | ■ | ■ | ■ | ■ | ■ |

Bathrooms, cloakrooms & ensembles

| | | | | | |
|--|---|---|---|---|---|
| Ideal Standard contemporary white sanitary ware with chrome fittings (pedestal sink and floor standing toilet) | ■ | ■ | ■ | ■ | ■ |
| Choice of standard Porcelanosa wall tiling (splash back to all basins, half height over bath and full height to shower cubicle)* | ■ | ■ | ■ | ■ | ■ |
| Handheld hair wash attachment | ■ | ■ | ■ | ■ | ■ |
| Romans sliding shower screen to ensembles | ■ | ■ | ■ | ■ | ■ |
| White batten holder for the light | ■ | ■ | ■ | ■ | ■ |

Electrical & lighting

| | | | | | |
|---|---|---|---|---|---|
| BT hub to ground floor | ■ | ■ | ■ | ■ | ■ |
| Sky^ and TV outlet to living room (Sky subject to subscription by customer) | ■ | ■ | ■ | ■ | ■ |
| White pendant lamps to all other rooms | ■ | ■ | ■ | ■ | ■ |
| Light to front porch and wiring to the rear of house | ■ | ■ | ■ | ■ | ■ |
| Mains powered smoke detectors with back up battery | ■ | ■ | ■ | ■ | ■ |
| Carbon monoxide detector | ■ | ■ | ■ | ■ | ■ |
| Mains operated bell push to front doors | ■ | ■ | ■ | ■ | ■ |

Internal finishes

| | | | | | |
|---|---|---|---|---|---|
| Internal doors with white finish and satin chrome ironmongery | ■ | ■ | ■ | ■ | ■ |
| Internal walls finished in white emulsion | ■ | ■ | ■ | ■ | ■ |
| Internal woodwork to be white gloss finish | ■ | ■ | ■ | ■ | ■ |
| Staircases to be white painted timber | ■ | ■ | ■ | ■ | ■ |

Heating

| | | | | | |
|---|---|---|---|---|---|
| Gas fired heating feeding radiators fitted with thermostatic valves | ■ | ■ | ■ | ■ | ■ |
|---|---|---|---|---|---|

General

| | | | | | |
|-----------------------|---|---|---|---|---|
| Double glazed windows | ■ | ■ | ■ | ■ | ■ |
| External tap | ■ | ■ | ■ | ■ | ■ |

*Subject to stage of construction. ^Subject to subscription by customer.

PLEASE NOTE: Elevations, materials and electrical layouts may differ on this phase to that shown in the marketing brochure. Elevations/CGI images are for indicative purposes only. For full details about your specific plot, please speak to the Sales Consultant.

Signed _____ Date _____

Linden Homes subscribes to the consumer Code of Conduct.
Please refer to www.consumercodeforhomebuilders.com or ask your Sales Consultant for further information.

The specifications of all our homes is correct at the date of going to press but may be subject to change as necessary and without notice.
Please ask your Sales Consultant for more information. June 2021.

Linden
HOMES