



# Snibston Mill Coalville

Chiswell Drive, Coalville,  
Leicestershire LE67 3JX

2, 3, 4 & 5 bed homes available.



# There's no place like your home.

When we set about building our homes, we always begin with the same four principles in mind – sustainability, flexible living, height and light, and community.

These principles are brought to life through thoughtful design, and with all of them combined, they create a home that enhances and benefits your lifestyle.



# Building more than just homes.





# Community matters.



## Enjoy your surroundings.

"Community" can mean different things to different people. For us it means bringing people together and connecting our developments with the wider local area, so we never build homes in the middle of nowhere. Public services, schools, jobs, shopping, restaurants, parks and the countryside are always within reach so you never feel like you're stuck in the sticks.





# Why Snibston Mill?

Located just a mile from the High Street, and on the borders of Snibston Colliery Park, these new sustainable homes have everything you could need on your doorstep.

Enjoy the local outdoor green spaces, or why not take a short trip into town for all your essentials or catch up with friends over a coffee.







# The Cuthbert

1,535 sq. ft.

- Large open plan kitchen/dining/family room with French doors to the garden
- Integral garage with internal access door
- Separate living room
- Utility with access to the rear garden
- Main bedroom with en-suite and built in wardrobes
- En-suite to bedroom two
- Fully fitted family bathroom
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

**Bedrooms**

**5**

**Bathrooms**

**3**

**Property type**

**Detached**

Find this home on the site plan

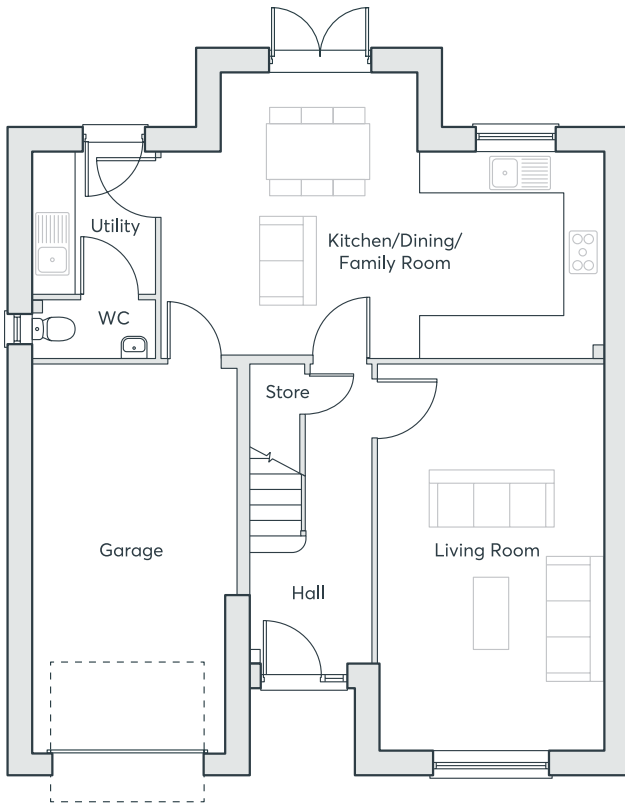


\*Please refer to working drawings for exact locations

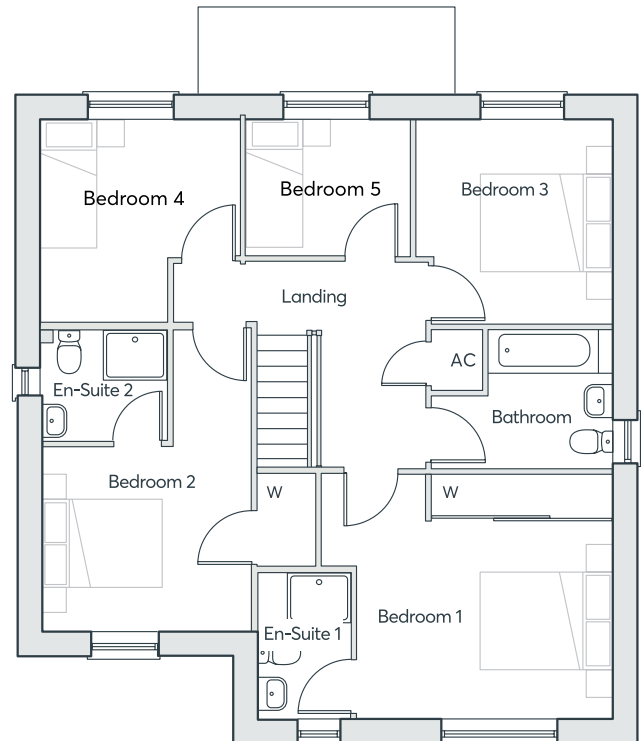


# The Cuthbert

Ground Floor



First Floor



## Ground Floor

|         |               |                |
|---------|---------------|----------------|
| Dining  | 2.17m x 3.06m | 7'1" x 10'0"   |
| Family  | 2.25m x 4.02m | 7'5" x 13'2"   |
| Garage  | 6.03m x 3.20m | 19'10" x 10'6" |
| Kitchen | 3.21m x 2.93m | 10'6" x 9'7"   |
| Living  | 6.03m x 3.51m | 19'9" x 11'6"  |
| Utility | 2.22m x 1.90m | 7'3" x 6'3"    |
| WC      | 0.88m x 1.90m | 2'11" x 6'3"   |

## First Floor

|            |               |               |
|------------|---------------|---------------|
| Bedroom 1  | 3.83m x 3.99m | 12'7" x 13'1" |
| En-suite 1 | 2.30m x 1.46m | 7'6" x 4'9"   |
| Bedroom 2  | 2.86m x 3.29m | 9'5" x 10'9"  |
| En-suite 2 | 1.72m x 1.98m | 5'8" x 6'6"   |
| Bedroom 3  | 3.20m x 3.07m | 10'6" x 10'1" |
| Bedroom 4  | 3.21m x 3.09m | 10'7" x 10'2" |
| Bedroom 5  | 2.19m x 2.55m | 7'2" x 8'4"   |
| Bathroom   | 2.13m x 2.80m | 7'0" x 9'2"   |

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# The Mayne

1,752 sq. ft.

- Large open plan kitchen/dining/family room with Bi-folding doors to the garden
- Separate living room with flexible living option available^
- Ground floor study or playroom
- Utility room
- Main bedroom with en-suite and built-in wardrobe
- Shared en-suite between bedrooms two and three
- Family bathroom with bath and walk-in shower
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

\*Please refer to working drawings for exact locations

## Bedrooms

4

## Bathrooms

3

## Property type

**Detached**

Find this home on the site plan

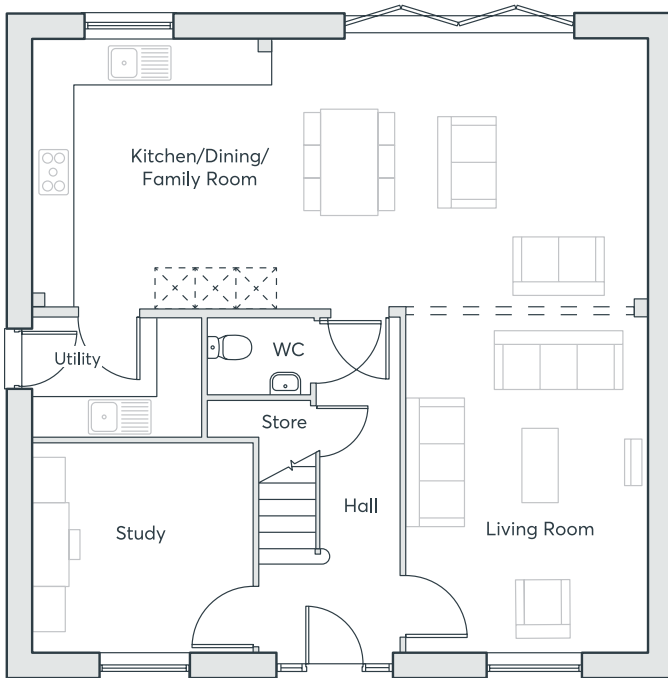


[View virtual tour](#)

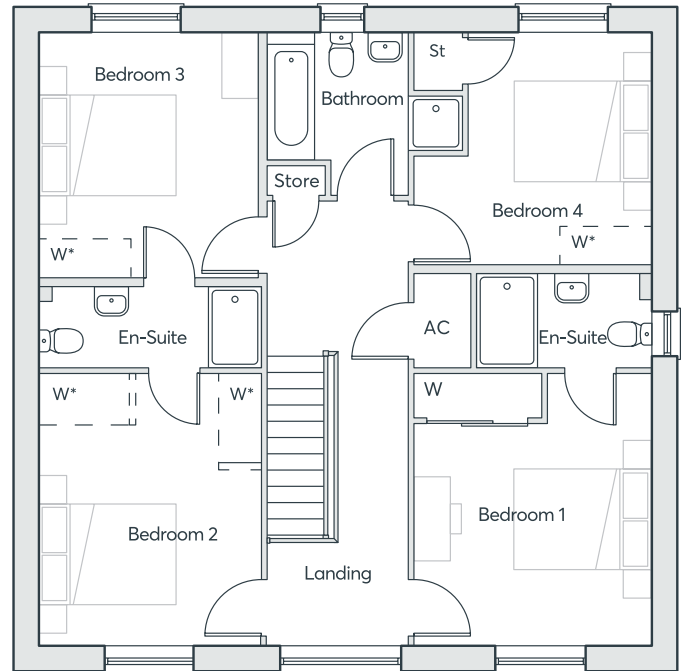


# The Mayne

Ground Floor



First Floor



## Ground Floor

|               |               |                 |
|---------------|---------------|-----------------|
| Dining/Family |               |                 |
| Kitchen       | 3.92m x 5.49m | 12'10" x 18'01" |
| Living        | 5.10m x 3.51m | 16'9" x 11'6"   |
| Study         | 3.10m x 3.26m | 10'2" x 10'8"   |
| Utility       | 1.77m x 2.49m | 5'10" x 8'2"    |
| WC            | 1.22m x 1.55m | 4'0" x 5'1"     |

## First Floor

|            |               |                |
|------------|---------------|----------------|
| Bedroom 1  | 3.99m x 3.50m | 13'1" x 11'6"  |
| En-suite 1 | 1.40m x 2.58m | 4'7" x 8'6"    |
| Bedroom 2  | 3.99m x 3.26m | 13'1" x 10'8"  |
| Bedroom 3  | 3.63m x 3.23m | 11'11" x 10'7" |
| En-suite 2 | 1.20m x 3.26m | 3'11" x 10'8"  |
| Bedroom 4  | 3.43m x 3.50m | 11'3" x 11'6"  |
| Bathroom   | 2.41m x 2.89m | 7'11" x 9'6"   |

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# The Garnet

1,454 sq. ft.

- Open plan dining/kitchen with integrated appliances and French doors to the garden
- Separate living room with French doors to the rear garden. Flexible layout option available^
- Additional family room
- Utility with access to the rear garden
- Main bedroom with en-suite and walk-in wardrobe
- Family bathroom with bath and walk-in shower
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

## Bedrooms

4

## Bathrooms

2

## Property type

**Detached**

Find this home on the site plan



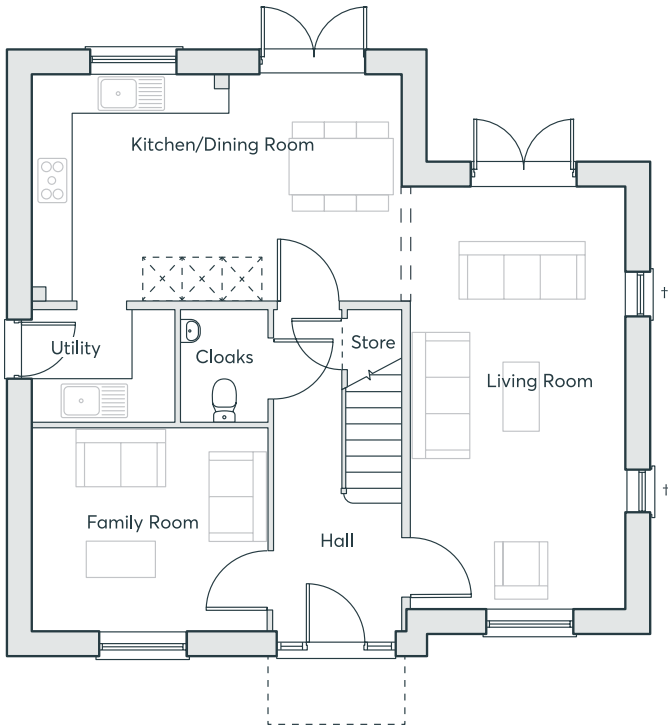
[View virtual tour](#)

\*Please refer to working drawings for exact locations



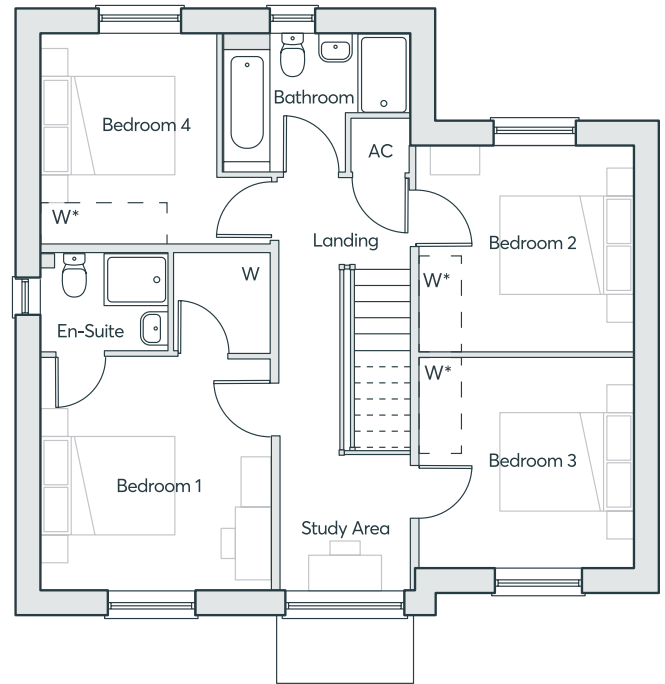
# The Garnet

Ground Floor



†Plot specific window

First Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|         |               |               |
|---------|---------------|---------------|
| Dining  | 3.39m x 2.02m | 11'1" x 6'8"  |
| Family  | 3.04m x 3.53m | 10'0" x 11'7" |
| Kitchen | 3.39m x 3.58m | 11'1" x 11'9" |
| Living  | 6.32m x 3.23m | 20'9" x 10'7" |
| Utility | 1.68m x 2.13m | 5'6" x 7'0"   |
| WC      | 1.68m x 1.31m | 5'6" x 4'4"   |

## First Floor

|           |               |               |
|-----------|---------------|---------------|
| Bedroom 1 | 3.50m x 3.46m | 11'6" x 11'4" |
| En-suite  | 1.51m x 1.92m | 5'0" x 6'4"   |
| Bedroom 2 | 3.05m x 3.29m | 10'0" x 10'9" |
| Bedroom 3 | 3.18m x 3.26m | 10'5" x 10'8" |
| Bedroom 4 | 3.13m x 2.65m | 10'3" x 8'9"  |
| Bathroom  | 2.08m x 2.79m | 6'10" x 9'2"  |

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# The Bosco

1,370 sq. ft.

- Open plan kitchen/dining room with bi-fold doors to the rear garden
- Living room with French doors to the rear garden
- Additional family room/downstairs study
- Utility off the kitchen
- Main bedroom with en-suite and walk-in wardrobe
- Fully fitted family bathroom
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

**Bedrooms**

**4**

**Bathrooms**

**2**

**Property type**

**Detached**

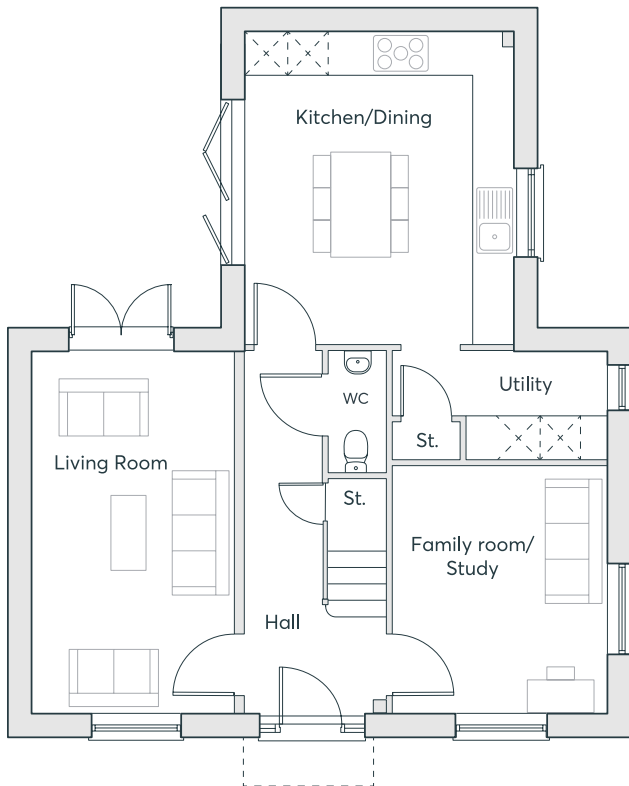
Find this home on the site plan



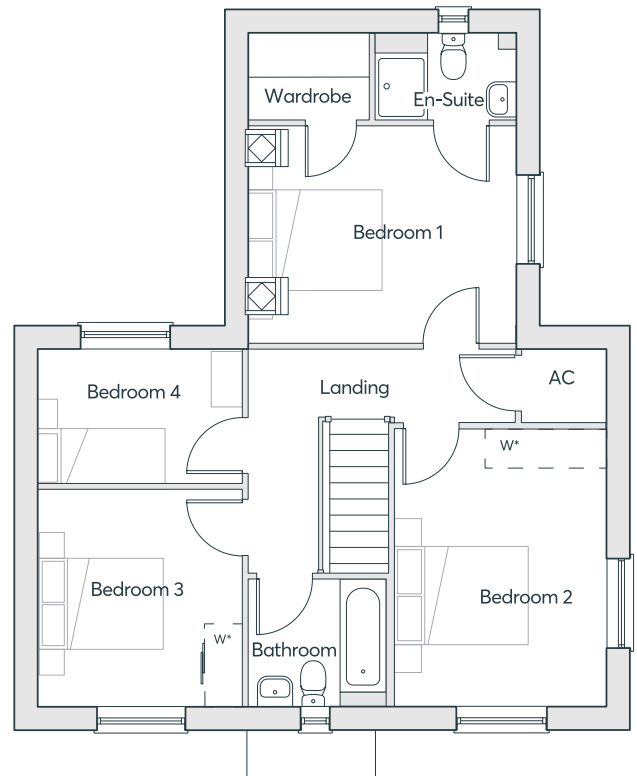
\*Please refer to working drawings for exact locations

# The Bosco

Ground Floor



First Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|                               |               |               |
|-------------------------------|---------------|---------------|
| <b>Family Room/<br/>Study</b> | 3.65m × 3.15m | 12'0" × 10'4" |
| <b>Kitchen/Dining</b>         | 4.64m × 3.96m | 15'3" × 13'0" |
| <b>Living</b>                 | 5.31m × 3.00m | 17'5" × 9'10" |
| <b>Utility</b>                | 1.58m × 3.15m | 5'2" × 10'4"  |
| <b>WC</b>                     | 1.76m × 0.86m | 5'9" × 2'10"  |

## First Floor

|                  |               |               |
|------------------|---------------|---------------|
| <b>Bedroom 1</b> | 3.27m × 3.96m | 10'9" × 13'0" |
| <b>En-suite</b>  | 1.28m × 2.05m | 4'2" × 6'9"   |
| <b>Bedroom 2</b> | 4.15m × 3.15m | 13'7" × 10'4" |
| <b>Bedroom 3</b> | 3.25m × 3.04m | 10'8" × 10'0" |
| <b>Bedroom 4</b> | 1.98m × 3.04m | 6'6" × 10'0"  |
| <b>Bathroom</b>  | 1.93m × 2.05m | 6'4" × 6'9"   |

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# The Barlow

1,362 sq. ft.

- Open plan kitchen/dining/family room with bi-fold doors to the rear garden
- Ground floor study or play room
- Separate living room with flexible living option available^
- Utility room
- Main bedroom with en-suite and walk-in wardrobe
- Family bathroom with bath and walk-in shower
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

**Bedrooms**

**4**

**Bathrooms**

**2**

**Property type**

**Detached**

Find this home on the site plan

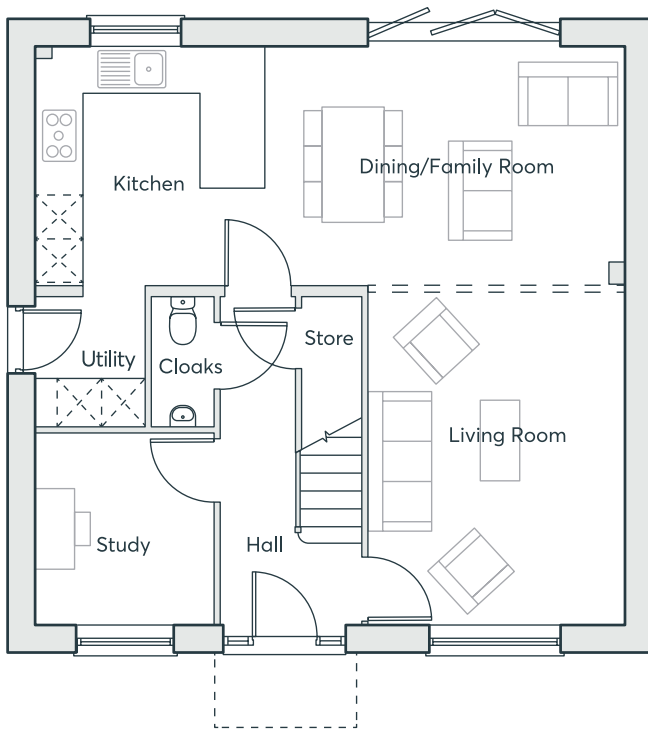


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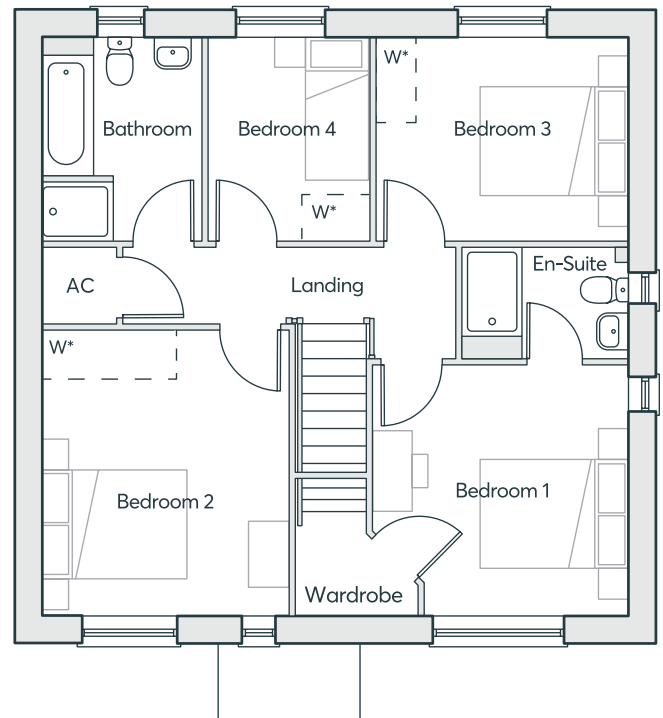
\*Please refer to working drawings for exact locations

# The Barlow

Ground Floor



First Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|               |               |               |
|---------------|---------------|---------------|
| Dining/Family | 3.26m × 5.00m | 10'8" × 16'5" |
| Kitchen       | 3.26m × 3.01m | 10'8" × 9'11" |
| Living        | 4.64m × 3.49m | 15'2" × 11'5" |
| Study         | 2.63m × 2.42m | 8'7" × 7'11"  |
| Utility       | 1.77m × 1.43m | 5'10" × 4'8"  |
| WC            | 1.77m × 0.86m | 5'10" × 2'10" |

## First Floor

|           |               |                |
|-----------|---------------|----------------|
| Bedroom 1 | 3.42m × 3.49m | 11'3" × 11'5"  |
| En-suite  | 1.47m × 2.25m | 4'10" × 7'5"   |
| Bedroom 2 | 3.92m × 3.37m | 12'10" × 11'1" |
| Bedroom 3 | 2.80m × 3.43m | 9'2" × 11'3"   |
| Bedroom 4 | 2.80m × 2.21m | 9'2" × 7'3"    |
| Bathroom  | 2.78m × 2.20m | 9'1" × 7'3"    |

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# The Paris

1,371 sq. ft.

- Three storey home
- Kitchen/dining room with French doors to the garden
- Spacious living room
- Two bedrooms, a study and a family bathroom on the first floor
- Main bedroom with en-suite, built-in wardrobes and Juliet balcony
- Two further bedrooms and a bathroom on the second floor
- Full gas fired central heating
- PV solar panels

**Bedrooms**

**4**

**Bathrooms**

**3**

**Property type**

**Detached, Semi-detached**

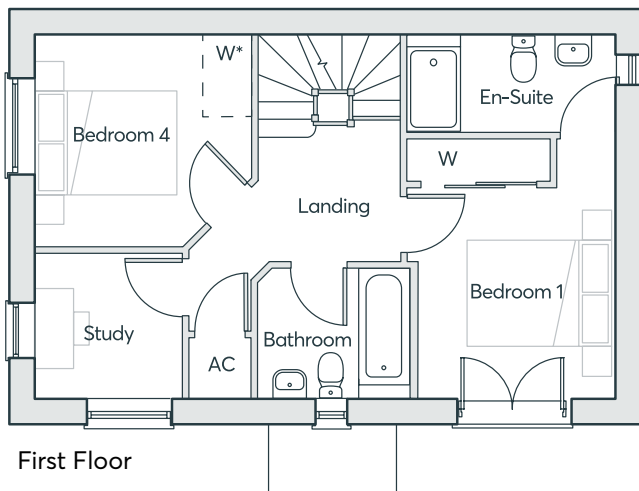
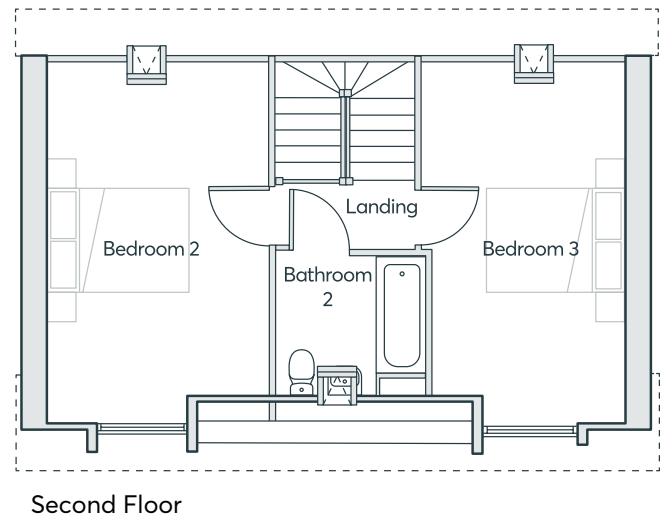
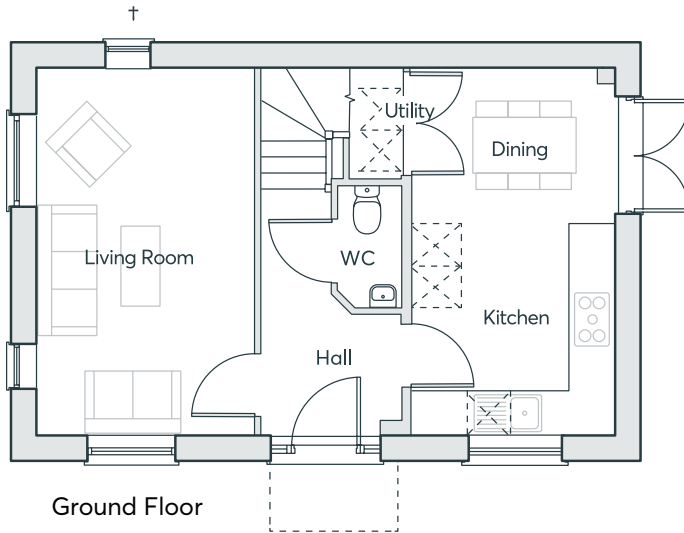
Find this home on the site plan



[View virtual tour](#)

\*Please refer to working drawings for exact locations

# The Paris



†Plot specific window

\*Optional wardrobe at an additional cost

## Ground Floor

|         |               |               |
|---------|---------------|---------------|
| Dining  | 2.17m x 2.89m | 7'2" x 9'6"   |
| Kitchen | 3.03m x 2.89m | 9'11" x 9'6"  |
| Living  | 5.20m x 3.06m | 17'1" x 10'0" |
| Utility | 1.55m x 0.83m | 5'1" x 2'9"   |
| WC      | 1.75m x 0.90m | 5'9" x 3'0"   |

## First Floor

|            |               |               |
|------------|---------------|---------------|
| Bedroom 1  | 3.72m x 2.80m | 12'2" x 9'2"  |
| En-suite   | 1.39m x 2.96m | 4'7" x 9'8"   |
| Bedroom 4  | 3.03m x 3.12m | 9'11" x 10'3" |
| Study      | 2.08m x 2.11m | 6'10" x 6'11" |
| Bathroom 1 | 1.90m x 2.16m | 6'3" x 7'1"   |

## Second Floor

|            |               |               |
|------------|---------------|---------------|
| Bedroom 2  | 5.20m x 3.12m | 17'1" x 10'3" |
| Bedroom 3  | 5.20m x 2.80m | 17'1" x 9'2"  |
| Bathroom 2 | 2.05m x 2.14m | 6'9" x 7'0"   |

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# The Becket

1,206 sq. ft.

- Kitchen/dining room with French doors to the garden
- Utility with access to the rear garden
- Large lounge opening onto a dining area
- Main bedroom with built in wardrobe, dressing area and en-suite spanning the entire top floor
- Three bedrooms and family bathroom on first floor
- Full gas fired central heating
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

**Bedrooms**

**4**

**Bathrooms**

**2**

**Property type**

**Semi-Detached**

Find this home on the site plan



[View virtual tour](#)

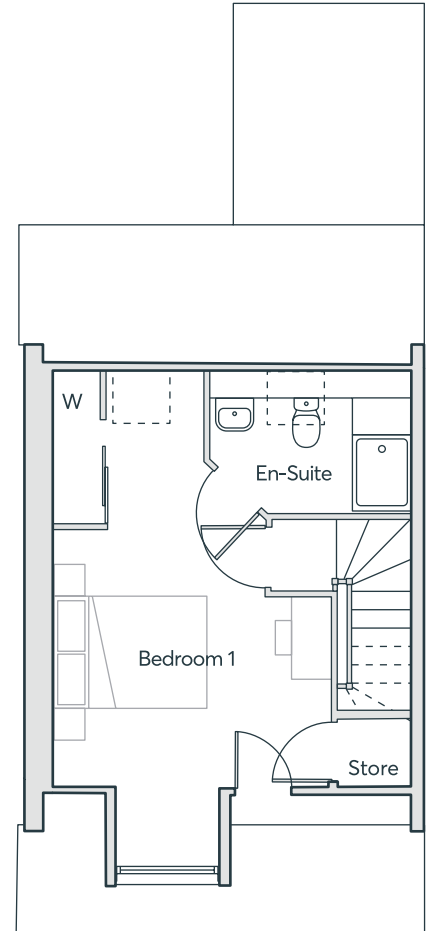
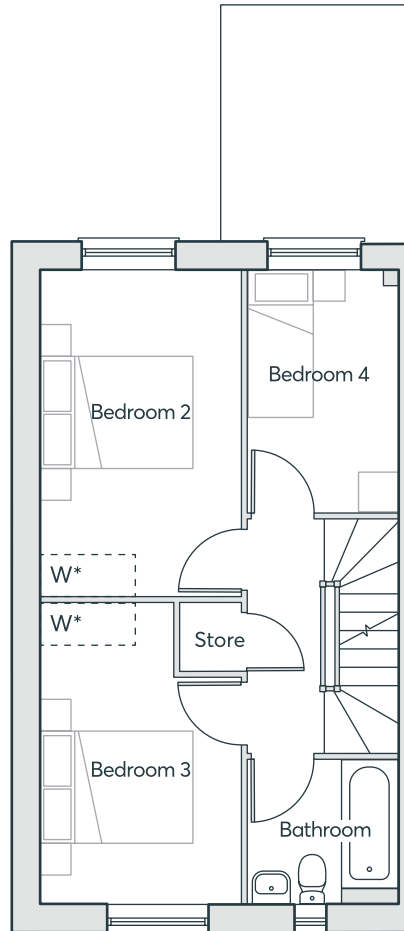
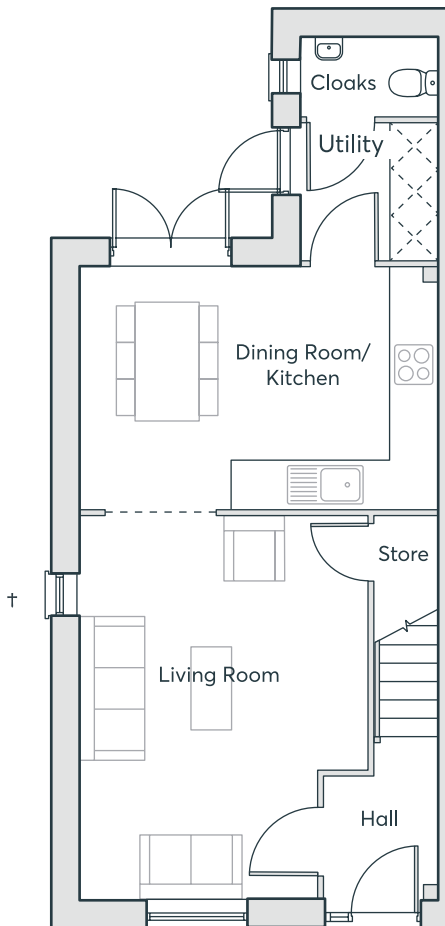
\*Please refer to working drawings for exact locations

# The Becket

Ground Floor

First Floor

Second Floor



†Plot specific window

\*Optional wardrobe at an additional cost

## Ground Floor

|         |               |               |
|---------|---------------|---------------|
| Dining  | 3.19m x 1.96m | 10'6" x 6'5"  |
| Kitchen | 3.19m x 2.77m | 10'6" x 9'1"  |
| Laundry | 1.81m x 1.81m | 5'11" x 5'11" |
| Living  | 5.07m x 3.79m | 16'7" x 12'5" |
| WC      | 1.02m x 1.81m | 3'4" x 5'11"  |

## First Floor

|           |               |               |
|-----------|---------------|---------------|
| Bedroom 2 | 4.29m x 2.62m | 14'1" x 8'7"  |
| Bedroom 3 | 3.94m x 2.62m | 12'11" x 8'7" |
| Bedroom 4 | 3.19m x 2.03m | 10'6" x 6'8"  |
| Bathroom  | 1.88m x 2.00m | 6'2" x 6'7"   |

## Second Floor

|           |               |               |
|-----------|---------------|---------------|
| Bedroom 1 | 5.51m x 3.66m | 18'1" x 12'0" |
| En-suite  | 1.85m x 2.64m | 6'1" x 8'8"   |

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# The Moore

1,154 sq. ft.

- Open plan kitchen and dining room with French doors to the rear garden
- Separate living room
- Utility room off the kitchen/dining
- Main bedroom with en-suite, built-in wardrobes, dressing areas and Juliet balcony.
- Integral garages with access from the hallway
- Fully fitted family bathroom
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

**Bedrooms**

**3**

**Bathrooms**

**2**

**Property type**

**Detached**

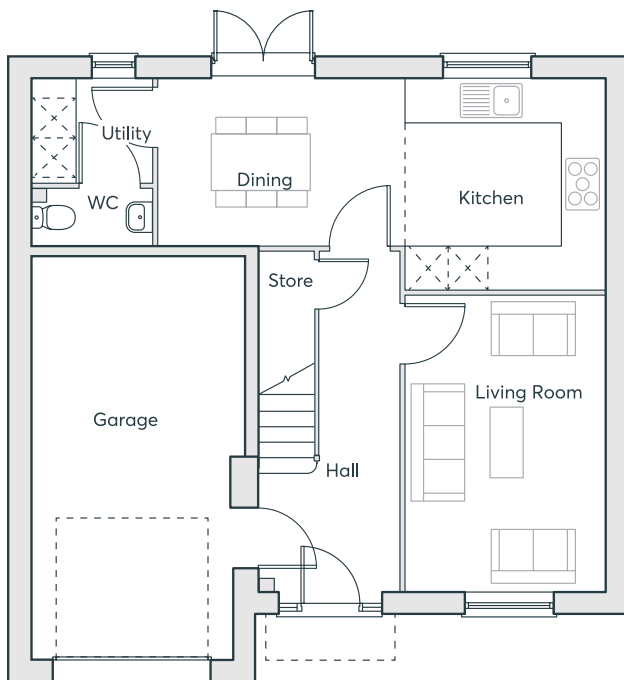
Find this home on the site plan



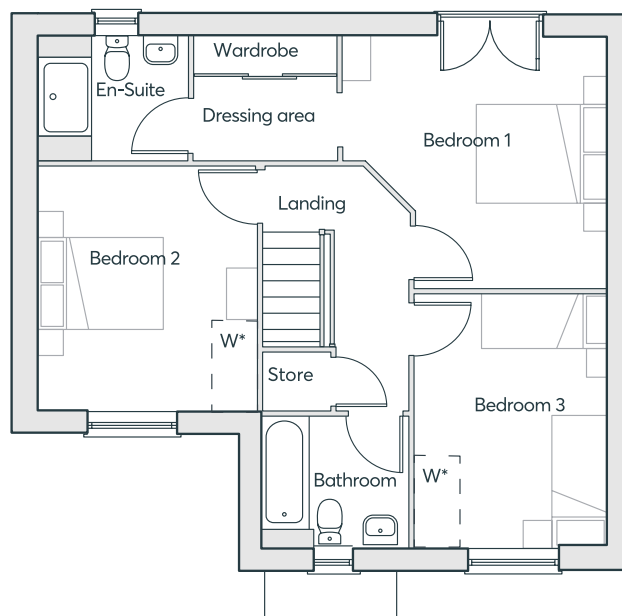
\*Please refer to working drawings for exact locations

# The Moore

Ground Floor



First Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|                |               |               |
|----------------|---------------|---------------|
| <b>Dining</b>  | 2.48m × 3.65m | 8'1" × 12'0"  |
| <b>Kitchen</b> | 3.15m × 3.06m | 10'4" × 10'1" |
| <b>Living</b>  | 4.43m × 2.98m | 14'7" × 9'9"  |
| <b>Utility</b> | 1.52m × 1.78m | 5'0" × 5'10"  |
| <b>WC</b>      | 0.85m × 1.78m | 2'9" × 5'10"  |

## First Floor

|                      |               |               |
|----------------------|---------------|---------------|
| <b>Bedroom 1</b>     | 3.81m × 3.98m | 12'6" × 13'1" |
| <b>En-suite</b>      | 1.88m × 2.24m | 6'2" × 7'4"   |
| <b>Dressing Area</b> | 1.21m × 2.18m | 4'0" × 7'2"   |
| <b>Bedroom 2</b>     | 3.68m × 3.29m | 12'1" × 10'9" |
| <b>Bedroom 3</b>     | 3.78m × 2.88m | 12'5" × 9'5"  |
| <b>Bathroom</b>      | 1.94m × 2.21m | 6'4" × 7'3"   |

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# The Edwena

1,021 sq. ft.

- Open plan kitchen/dining room with French doors to the rear garden
- Separate living room with flexible living option available^
- Utility cupboard to hallway
- Main bedroom with en-suite and built-in wardrobes
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels\*

**Bedrooms**

**3**

**Bathrooms**

**2**

**Property type**

**Detached**

Find this home on the site plan

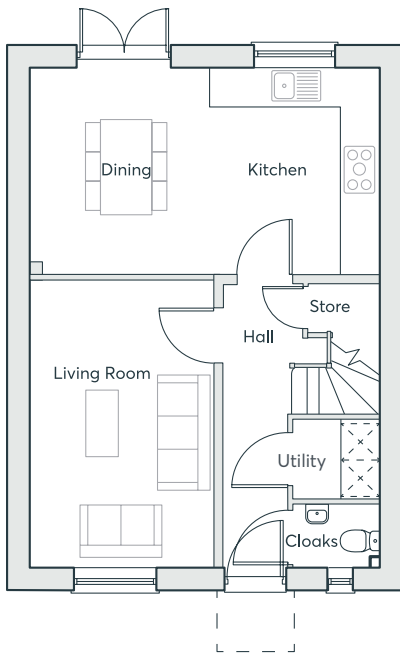


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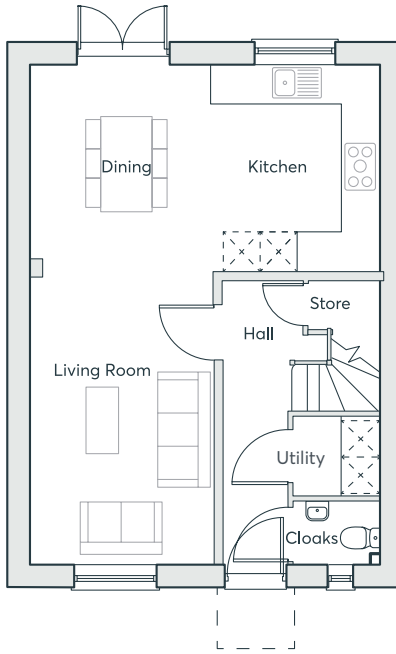
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# The Edwena

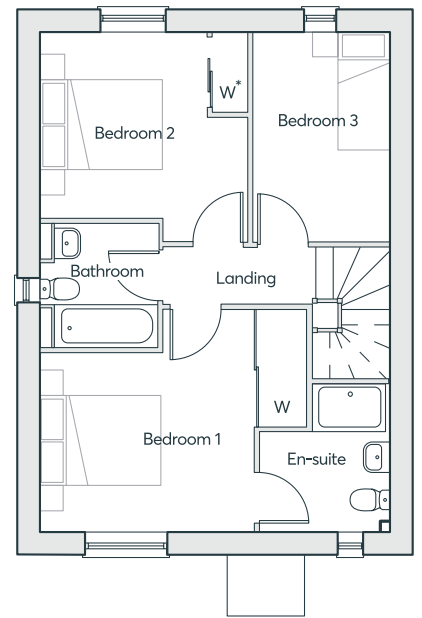
Ground Floor



Ground Floor  
(Alternate option)



First Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|                |               |                |
|----------------|---------------|----------------|
| <b>Dining</b>  | 3.41m x 3.03m | 11'2" x 9'11"  |
| <b>Kitchen</b> | 3.41m x 2.74m | 11'2" x 9'0"   |
| <b>Living</b>  | 4.83m x 3.03m | 15'10" x 9'11" |
| <b>Utility</b> | 1.30m x 1.43m | 4'3" x 4'8"    |
| <b>WC</b>      | 1.03m x 1.43m | 3'4" x 4'8"    |

## First Floor

|                  |               |               |
|------------------|---------------|---------------|
| <b>Bedroom 1</b> | 3.65m x 3.53m | 12'0" x 11'7" |
| <b>En-suite</b>  | 2.41m x 2.14m | 7'11" x 7'0"  |
| <b>Bedroom 2</b> | 3.47m x 3.42m | 11'5" x 11'3" |
| <b>Bedroom 3</b> | 3.47m x 2.25m | 11'5" x 7'5"  |
| <b>Bathroom</b>  | 2.05m x 1.93m | 6'9" x 6'4"   |

\*Flexible living layout is available on selected plots only and is subject to build stage. Plots will be built as standard layout unless otherwise specified.

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# The Elwen

934 sq. ft.

- Open plan kitchen/dining room with French doors to the rear garden
- Separate front facing living room
- Utility with access to the rear garden
- Main bedroom with en-suite and built-in wardrobe
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels\*

**Bedrooms**

**3**

**Bathrooms**

**2**

**Property type**

**Detached**

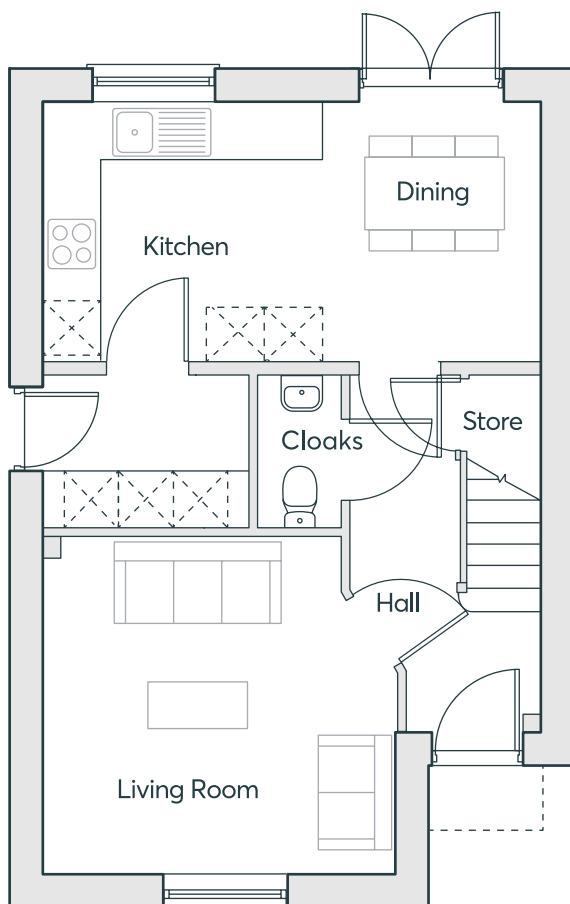
Find this home on the site plan



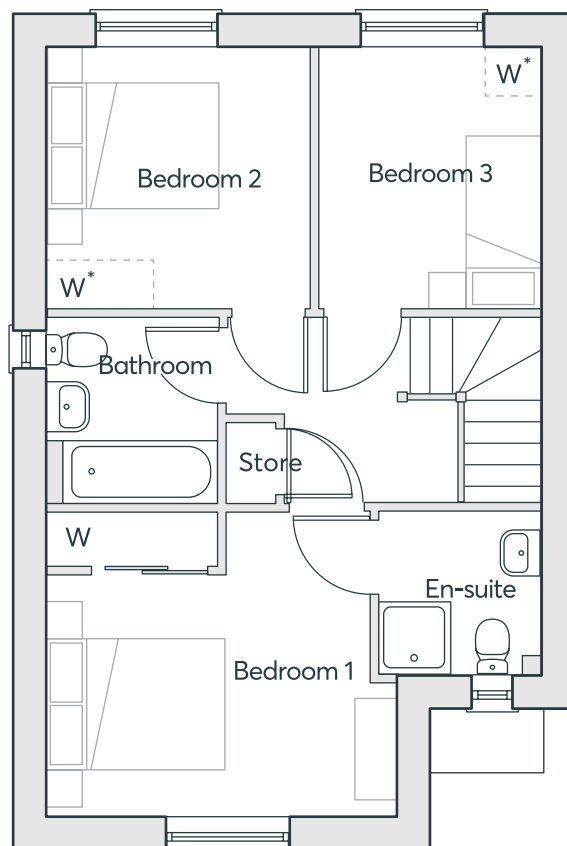
\*Please refer to working drawings for exact locations.

# The Elwen

Ground Floor



First Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|         |               |               |
|---------|---------------|---------------|
| Dining  | 2.82m x 2.40m | 9'3" x 7'10"  |
| Kitchen | 2.82m x 3.03m | 9'3" x 9'11"  |
| Living  | 3.70m x 3.85m | 12'2" x 12'7" |
| Utility | 1.71m x 2.15m | 5'7" x 7'1"   |
| WC      | 1.71m x 1.03m | 5'7" x 3'4"   |

## First Floor

|           |               |                |
|-----------|---------------|----------------|
| Bedroom 1 | 3.32m x 3.85m | 10'11" x 12'7" |
| En-suite  | 1.75m x 1.78m | 5'9" x 5'10"   |
| Bedroom 2 | 2.88m x 2.93m | 9'5" x 9'7"    |
| Bedroom 3 | 2.88m x 2.41m | 9'5" x 7'11"   |
| Bathroom  | 2.03m x 1.94m | 6'8" x 6'4"    |

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# The Houghton

909 sq. ft.

- Front facing living room
- Open plan dining/kitchen with French doors to the garden
- Utility and cloakroom off the kitchen
- Under stairs store
- Main bedroom with en-suite and built-in wardrobe
- Fully fitted family bathroom
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels\*

\*Please refer to working drawings for exact locations.

**Bedrooms**

**3**

**Bathrooms**

**2**

**Property type**

**Semi-detached**

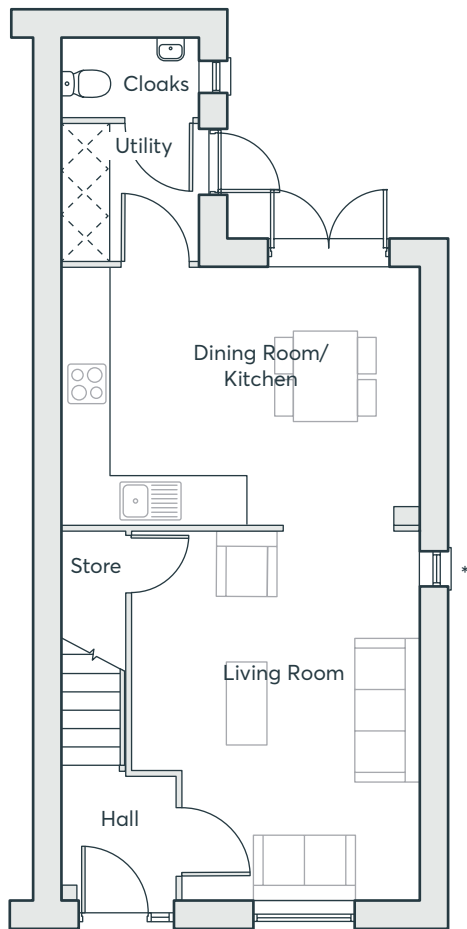
Find this home on the site plan



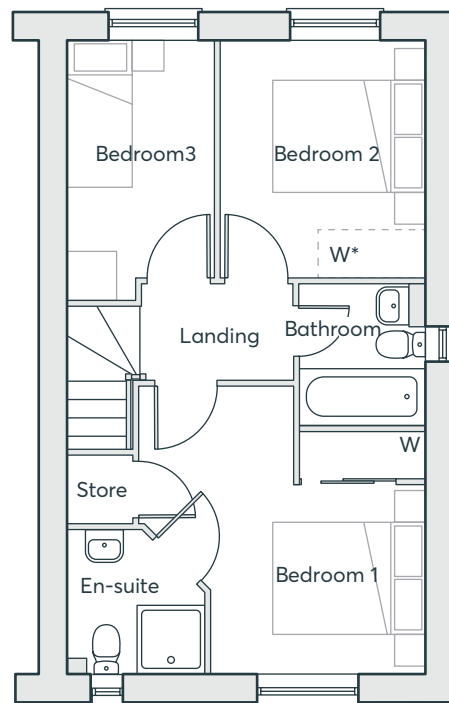
**View virtual tour**

# The Houghton

Ground Floor



First Floor



\*Optional wardrobe at an additional cost. Plot specific window to plot 63 only.

## Ground Floor

|         |               |                |
|---------|---------------|----------------|
| Dining  | 3.42m x 2.28m | 11'2" x 7'6"   |
| Kitchen | 3.42m x 2.45m | 11'2" x 8'0"   |
| Laundry | 1.84m x 1.81m | 6'0" x 5'11"   |
| Living  | 4.84m x 3.79m | 15'11" x 12'5" |
| WC      | 1.02m x 1.81m | 3'4" x 5'11"   |

## First Floor

|           |               |               |
|-----------|---------------|---------------|
| Bedroom 1 | 3.77m x 3.79m | 12'5" x 12'5" |
| En-suite  | 1.77m x 1.80m | 5'10" x 5'11" |
| Bedroom 2 | 3.01m x 2.72m | 9'10" x 8'11" |
| Bedroom 3 | 3.42m x 1.92m | 11'2" x 6'3"  |
| Bathroom  | 1.97m x 1.70m | 6'6" x 5'7"   |

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# The Mirin

823 sq. ft.

- Open plan living/dining room and kitchen with French doors to the garden
- Separate living room with study area
- Downstairs cloakroom
- Main bedroom with en-suite and built-in wardrobe
- Fully fitted family bathroom
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels\*

\*Please refer to working drawings for exact locations.

**Bedrooms**

**3**

**Bathrooms**

**2**

**Property type**

**Semi-detached, terraced**

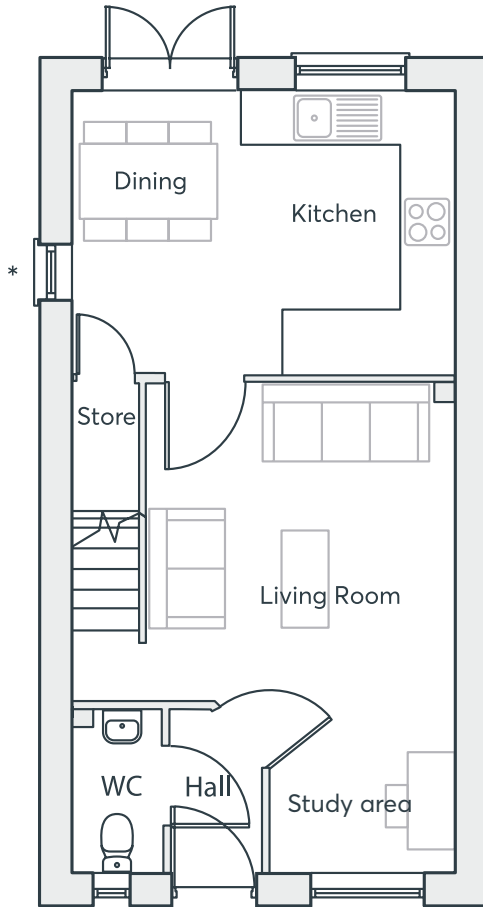
Find this home on the site plan



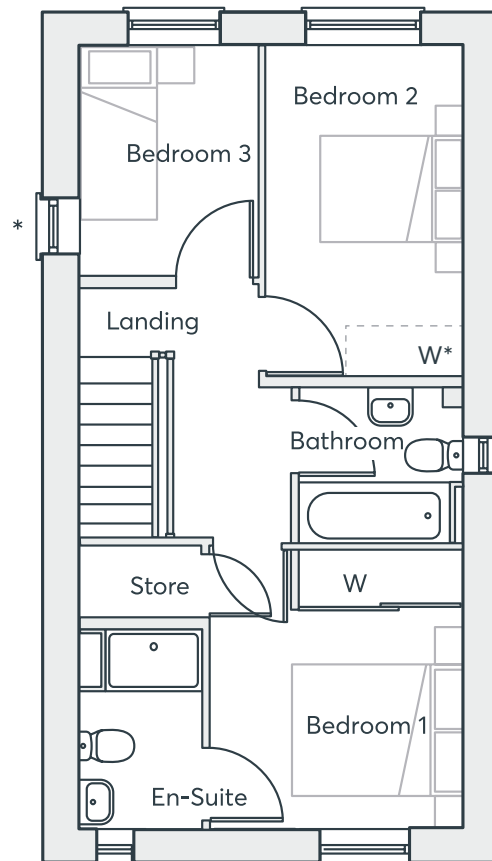
**View virtual tour**

# The Mirin

Ground Floor



First Floor



\*Optional wardrobe at an additional cost. Plot specific window to plot 5 only.

## Ground Floor

|         |               |               |
|---------|---------------|---------------|
| Dining  | 3.14m x 1.89m | 10'4" x 6'2"  |
| Kitchen | 3.14m x 2.46m | 10'4" x 8'1"  |
| Living  | 5.57m x 4.35m | 18'3" x 14'3" |
| WC      | 1.87m x 1.01m | 6'2" x 3'4"   |

## First Floor

|           |               |              |
|-----------|---------------|--------------|
| Bedroom 1 | 3.14m x 2.88m | 10'4" x 9'5" |
| En-suite  | 2.30m x 1.38m | 7'7" x 4'6"  |
| Bedroom 2 | 3.66m x 2.24m | 12'0" x 7'4" |
| Bedroom 3 | 2.54m x 2.02m | 8'4" x 6'8"  |
| Bathroom  | 1.80m x 1.87m | 5'11" x 6'2" |

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# The Thea

934 sq. ft.

- Open plan kitchen/dining room with breakfast bar and French doors to the rear garden
- Separate front facing living room
- Utility room
- Main bedroom with en-suite and built-in wardrobe
- Fully fitted family bathroom
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

Bedrooms

3

Bathrooms

2

Property type

**Semi-detached**

Find this home on the site plan

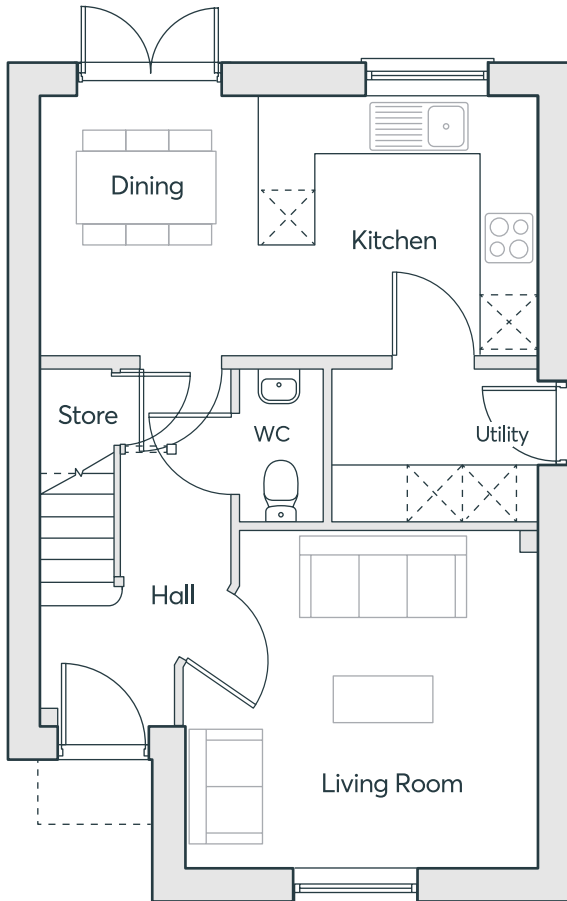


[View virtual tour](#)

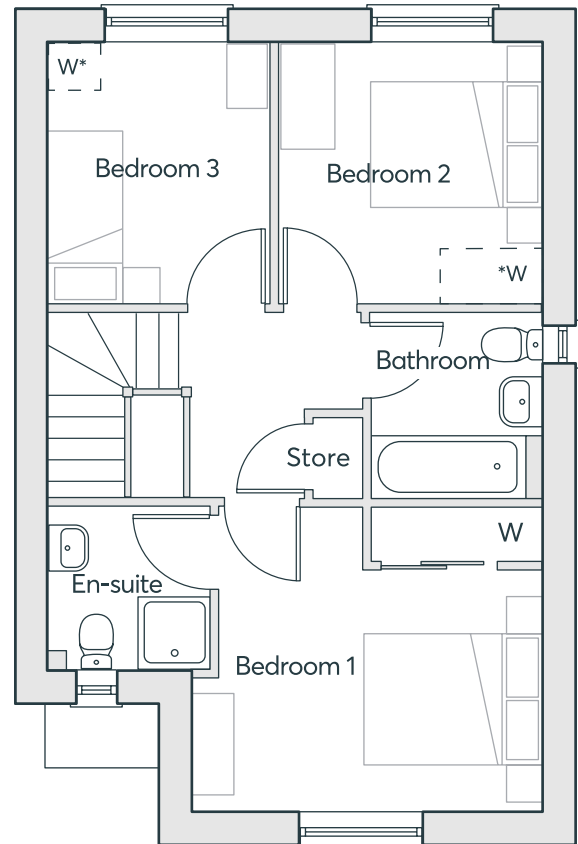
\*Please refer to working drawings for exact locations

# The Thea

Ground Floor



First Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|         |               |               |
|---------|---------------|---------------|
| Dining  | 2.82m x 2.40m | 9'3" x 7'10"  |
| Kitchen | 2.82m x 3.03m | 9'3" x 9'11"  |
| Living  | 3.70m x 3.85m | 12'2" x 12'7" |
| Utility | 1.71m x 2.15m | 5'7" x 7'1"   |
| WC      | 1.71m x 1.03m | 5'7" x 3'4"   |

## First Floor

|           |               |                |
|-----------|---------------|----------------|
| Bedroom 1 | 3.32m x 3.85m | 10'11" x 12'7" |
| En-suite  | 1.75m x 1.78m | 5'9" x 5'10"   |
| Bedroom 2 | 2.88m x 2.93m | 9'5" x 9'7"    |
| Bedroom 3 | 2.88m x 2.41m | 9'5" x 7'11"   |
| Bathroom  | 2.03m x 1.94m | 6'8" x 6'4"    |

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# The Webster

922 sq. ft.

- Open plan kitchen/dining room with French doors to the rear garden
- Separate living room
- Utility cupboard
- Main bedroom with built-in wardrobes, en-suite and Juliet balcony.
- Fully fitted family bathroom
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

Bedrooms

3

Bathrooms

2

Property type

**Semi-detached**

Find this home on the site plan

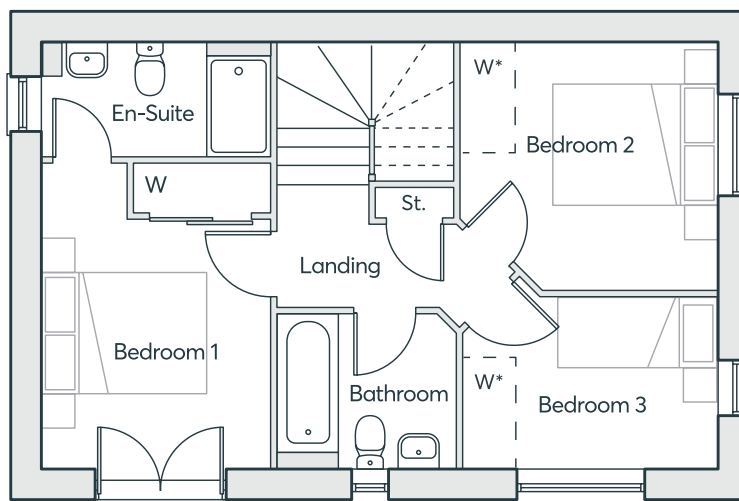


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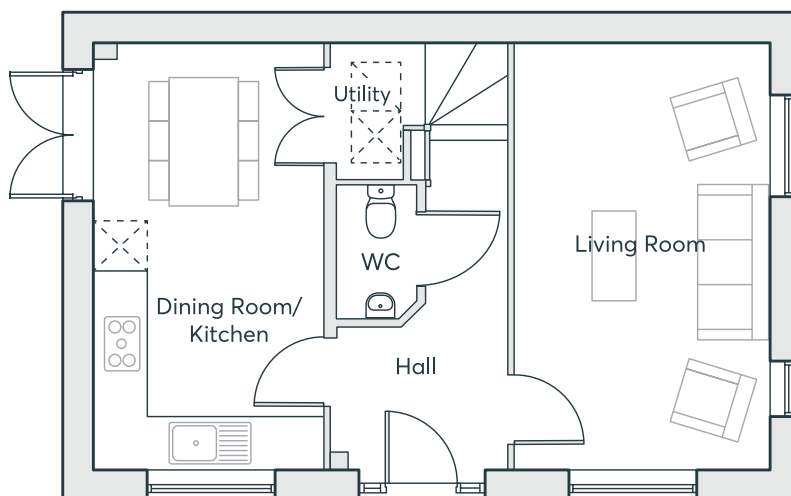
\*Please refer to working drawings for exact locations

# The Webster

First Floor



Ground Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|         |               |               |
|---------|---------------|---------------|
| Dining  | 2.12m x 2.89m | 7'0" x 9'6"   |
| Kitchen | 3.08m x 2.90m | 10'1" x 9'6"  |
| Living  | 5.20m x 3.06m | 17'1" x 10'0" |
| Utility | 1.61m x 0.74m | 5'4" x 2'5"   |
| WC      | 1.68m x 0.90m | 5'6" x 2'11"  |

## First Floor

|           |               |               |
|-----------|---------------|---------------|
| Bedroom 1 | 3.69m x 2.91m | 12'1" x 9'7"  |
| En-suite  | 1.40m x 2.93m | 4'7" x 9'7"   |
| Bedroom 2 | 3.03m x 3.12m | 9'11" x 10'3" |
| Bedroom 3 | 2.08m x 3.09m | 6'10" x 10'2" |
| Bathroom  | 1.93m x 2.00m | 6'4" x 6'7"   |





# The Kea

922 sq. ft.

- Open plan kitchen/dining room with French doors to the rear garden
- Separate living room
- Utility cupboard
- Main bedroom with built-in wardrobes, en-suite and Juliet balcony.
- Fully fitted family bathroom
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

Bedrooms

3

Bathrooms

2

Property type

**Detached**

Find this home on the site plan

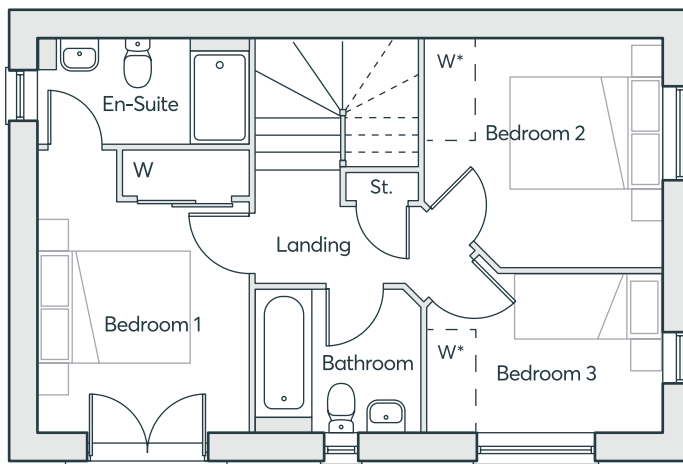


[View virtual tour](#)

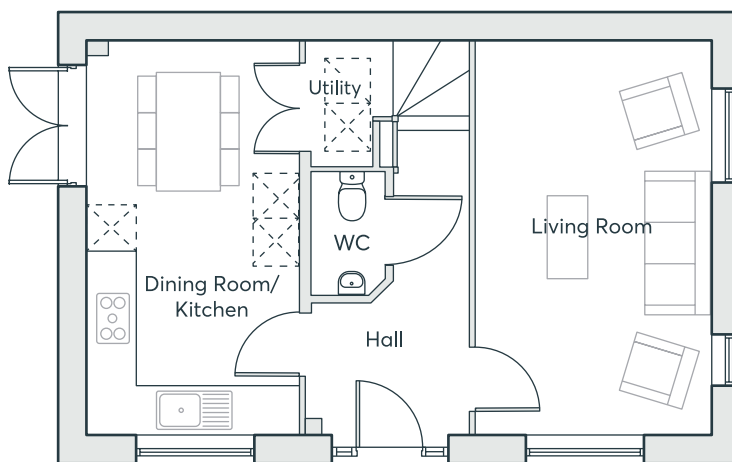
\*Please refer to working drawings for exact locations

# The Kea

## First Floor



## Ground Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|         |               |               |
|---------|---------------|---------------|
| Dining  | 2.12m x 2.89m | 7'0" x 9'6"   |
| Kitchen | 3.08m x 2.90m | 10'1" x 9'6"  |
| Living  | 5.20m x 3.06m | 17'1" x 10'0" |
| Utility | 1.61m x 0.74m | 5'4" x 2'5"   |
| WC      | 1.68m x 0.90m | 5'6" x 2'11"  |

## First Floor

|           |               |               |
|-----------|---------------|---------------|
| Bedroom 1 | 3.69m x 2.91m | 12'1" x 9'7"  |
| En-suite  | 1.40m x 2.93m | 4'7" x 9'7"   |
| Bedroom 2 | 3.03m x 3.12m | 9'11" x 10'3" |
| Bedroom 3 | 2.08m x 3.09m | 6'10" x 10'2" |
| Bathroom  | 1.93m x 2.00m | 6'4" x 6'7"   |

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# The Nina

758 sq. ft.

- Living room with French doors opening onto the rear garden
- Open plan kitchen/dining room
- Main bedroom with en-suite and built-in wardrobe
- Second double bedroom
- Fully fitted main bathroom
- Double glazing and high-performance insulation throughout
- 10 year New Home warranty
- PV solar panels

**Bedrooms**

**2**

**Bathrooms**

**2**

**Property type**

**Semi-detached**

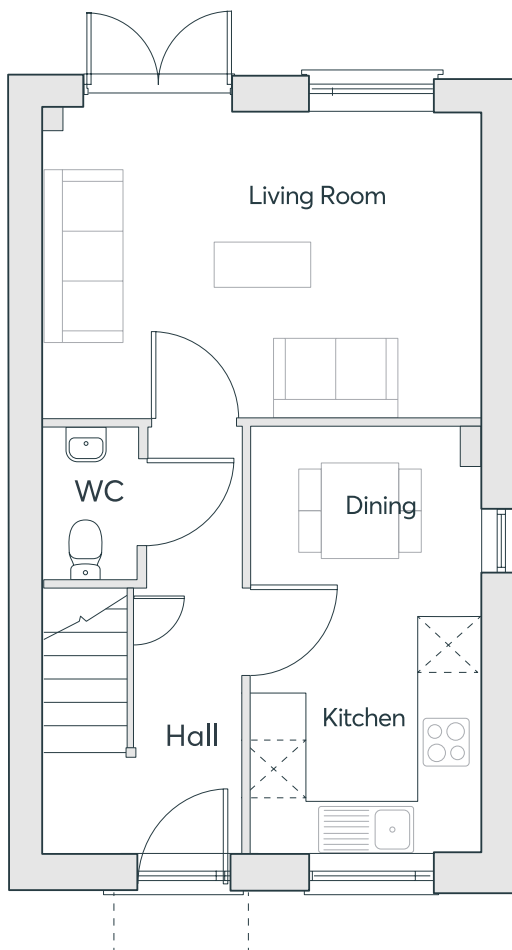
Find this home on the site plan



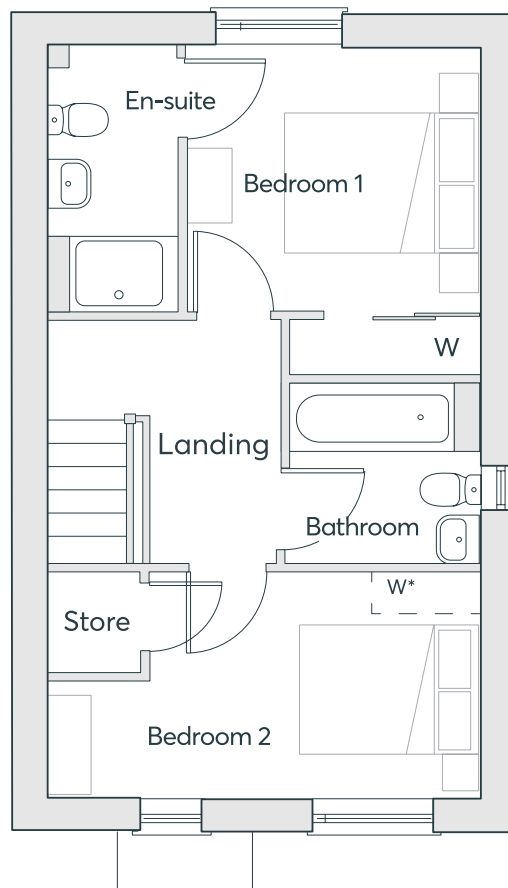
\*Please refer to working drawings for exact locations

# The Nina

Ground Floor



First Floor



\*Optional wardrobe at an additional cost

## Ground Floor

|         |               |                |
|---------|---------------|----------------|
| Dining  | 1.91m x 2.36m | 6'3" x 7'9"    |
| Kitchen | 2.55m x 2.36m | 8'4" x 7'9"    |
| Living  | 3.24m x 4.53m | 10'7" x 14'10" |
| WC      | 1.60m x 0.98m | 5'3" x 3'3"    |

## First Floor

|           |               |               |
|-----------|---------------|---------------|
| Bedroom 1 | 2.76m x 3.08m | 9'1" x 10'1"  |
| En-suite  | 2.76m x 1.36m | 9'1" x 4'6"   |
| Bedroom 2 | 2.33m x 4.53m | 7'8" x 14'10" |
| Bathroom  | 1.85m x 1.88m | 6'1" x 6'2"   |

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# Your site

Make sure to pinch and zoom!



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