



Ditton
Core Range
Sales Specification & Finishes.
Version 31 - Feb 2023
Agreed: 07th July 2023
Updated: 18th June 2024
REF: R9113-SMH-23-XX-SP-K-1000
REV: 31.10



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 ST. MODWEN HOMES		Ditton Core Range Sales Specification & Finishes. Version 31 - Feb 2023 Agreed: 07th July 2023 Updated: 18th June 2024 REF: R9113-SMH-23-XX-SP-K-1000 REV: 31.10	HT 502 (1-14 apartments)	HT 570 (1-14 apartments)	HT 652 (1-14 apartments)	HT 723 (1-14 apartments)	H2B758 - The Nina	H2B774 - The Wilfred	H3B823 - The Mirin	H3B922 - The Webster (S/T)	H3B922 - The Kea (D)	H3B934 - The Thea (S/T)	H3B1021 - The Elwen (D)	H3B1154 - The Moore (D)	H4B1362 - The Barlow	H4B1370 - The Bosco	H4B1454 - The Garnet	H5B1836 - The Almond
Master En-suite (where provided)																		
JT Fusion Shower tray and Merlyn hinged shower screen (and fixed side panel where applicable) with Ideal Standard thermostatic shower. Full height tiling to shower enclosure.																		
JT Fusion Shower tray and Merlyn sliding shower screen with Ideal Standard thermostatic shower. Full height tiling to shower enclosure.									■	■	■	■	■	■	■	■	■	
Ideal Standard iLife bath with bath panel and frameless hinged Merlyn shower screen and thermostatic shower with connection hose from bath mixer taps to Ideal Rain S3 shower head. Full height tiling to perimeter of bath.								■										
Ideal Standard iLife bath with bath panel with bath mixer taps. Half height tiling to perimeter of bath.																		
Ideal Standard iLife open shrouded back WC with exposed close coupled cistern.								■	■	■	■	■	■	■	■	■	■	
Ideal Standard iLife washbasin featuring chrome mono basin mixer tap.								■	■	■	■	■	■	■	■	■	■	
Half height wall tiling behind sanitaryware.								■	■	■	■	■	■	■	■	■	■	
Half height wall tiling behind WC & tiled splashback above basin.												■	■	■	■	■	■	
Splashback above basin										■								
Tiled finish to window cills (if window shown on plot specific drawings).									■	■	■	■	■	■	■	■	■	
Downlights.											■	■	■	■	■	■	■	
Low Energy batten light fitting.									■	■	■	■	■	■	■	■	■	
Second/Third En-suite (where provided)																		
JT Fusion Shower tray and Merlyn sliding shower screen with Ideal Standard shower. Full height tiling to shower enclosure.																		
Ideal Standard iLife bath with bath panel and frameless hinged Merlyn shower screen and thermostatic shower with connection hose from bath mixer taps to Ideal Rain S3 shower head. Full height tiling to perimeter of bath.									■									
Ideal Standard iLife open shrouded back WC with exposed close coupled cistern.									■									
Ideal Standard iLife washbasin featuring chrome mono basin mixer tap.									■									
Half height wall tiling behind sanitaryware.									■									
Half height wall tiling behind WC & tiled splashback above basin.										■								
Tiled finish to window cills (if window shown on plot specific drawings).										■								
Downlights.											■							
Low Energy batten light fitting.											■							



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