


*Wain*  
HOMES



A place that lets you be you.  
That says everything about you.  
That feels good, feels right.  
Where life can be beautifully imperfect.  
And you love every moment of it.

YOUR KIND OF *perfect*

# BRUE REACH DEVELOPMENT PLAN



# BRUE REACH SPECIFICATION

## PLATINUM SPECIFICATION DETAILS PRIESTLEY

### KITCHENS AND UTILITY

- Luxury Fitted Kitchen with Choice of Finishes
- Silestone Worktops to Kitchen and Utility with Matching Upstands
- Stainless Steel AEG Double Electric Oven, 5 Ring Gas Hob with Glass Splashback and Extractor Hood
- Integrated Fridge Freezer and Dishwasher
- Inset Stainless Steel Sink
- Under Unit LED Lighting

### BATHROOMS

- Roca Victoria Plus/Debba Sanitaryware in White
- Hansgrohe Brassware
- Thermostatic Hansgrohe Showers and Bath Shower Mixers
- Bathroom and En-suites to be Half Tiled with a Choice of Wall Tiles from Tileflair
- Full Height Tiling to all Shower Enclosures
- Chrome Heated Towel Rail to Main Bathroom and En-suites
- Shaver Socket to all Bathrooms and En-suites

### BEDROOMS

- Television Aerial Point to Master Bedroom
- Telephone Point to Master Bedroom
- Data Point with Cat 6 Wiring to Master Bedroom

### HEATING SYSTEM

- Gas Central Heating with High Efficiency Boiler and Radiators
- Honeywell "Smart" Thermostats

### OTHER INTERNAL FEATURES

- All Ceilings Tape and Jointed Painted White
- All Walls Tape and Jointed Painted Cream
- Satin Nickel Internal Door Furniture
- Television Aerial Point to Lounge
- Telephone Point to Lounge
- Data Points with Cat 6 Wiring to Lounge and Family Room (where applicable)
- USB Sockets to Lounge, Kitchen, Family Room, all Bedrooms and Study (where applicable)
- White Downlights to Kitchen Area, Cloakroom, Bathrooms & En-Suites
- Vertical 5 Panel Oak veneered Internal Doors
- Oak Handrail and Newel Caps
- Electrically Wired Smoke Detectors
- Fitted Security Alarm (excluding Garage) with 'Pet Proof Setting'

### EXTERNAL FEATURES

- White PVCu Windows and French Doors
- White PVCu Fascia and Soffits
- GRP Composite Front and Rear Doors
- Doorbell
- Black Rainwater Goods
- External Lights to Front and Rear
- Power and Lighting to all Integral and Detached Garages within the curtilage of the plot
- External Tap
- Gardens Turfed/Landscaped to Front
- Gardens Rotavated to Rear
- 1.8m Divisional Fencing to Rear Garden

### WARRANTIES

- 10 Year NHBC Buildmark Warranty
- 2 Year Wain Homes Warranty



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# BRUE REACH SPECIFICATION

## GOLD SPECIFICATION DETAILS

WREN | HAVERSHAM | HATHERLEIGH

### KITCHENS AND UTILITY

- Luxury Fitted Kitchen with Choice of Finishes
- Laminate Worktops to Kitchen with Matching Upstands
- Stainless Steel AEG Double Electric Oven, 5 Ring Gas Hob with Glass Splashback and Extractor Hood (Single oven to Plots 26 and 31)
- Integrated Fridge Freezer
- Inset Stainless Steel Sink
- Under Unit LED Lighting

### BATHROOMS

- Roca Victoria Plus/Debba Sanitaryware in White
- Hansgrohe Brassware
- Thermostatic Hansgrohe Showers and Bath Shower Mixers
- Bathroom and En-suites to be Half Tiled with a Choice of Wall Tiles from Tileflair
- Full Height Tiling to all Shower Enclosures
- Chrome Heated Towel Rail to Main Bathroom and En-suites
- Shaver Socket to all Bathrooms and En-suites

### BEDROOMS

- Television Aerial Point to Master Bedroom
- Telephone Point to Master Bedroom
- Data Point with Cat 6 Wiring to Master Bedroom

### HEATING SYSTEM

- Gas Central Heating with High Efficiency Boiler and Radiators
- Honeywell "Smart" Thermostats

### OTHER INTERNAL FEATURES

- All Ceilings Tape and Jointed Painted White
- All Walls Tape and Jointed Painted Cream
- Satin Nickel Internal Door Furniture
- Television Aerial Point to Lounge
- Telephone Point to Lounge
- Data Points with Cat 6 Wiring to Lounge and Family Room (where applicable)
- USB Sockets to Lounge, Kitchen, Family Room, all Bedrooms and Study (where applicable)
- White Downlights to Kitchen Area
- Vertical 5 Panel Oak veneered Internal Doors
- Oak Handrail and Newel Caps
- Electrically Wired Smoke Detectors
- Fitted Security Alarm (excluding Garage) with 'Pet Proof Setting'

### EXTERNAL FEATURES

- White PVCu Windows and French Doors
- White PVCu Fascia and Soffits
- GRP Composite Front and Rear Doors
- Doorbell
- Black Rainwater Goods
- External Lights to Front and Rear
- Power and Lighting to all Integral and Detached Garages within the curtilage of the plot
- External Tap
- Gardens Turfed/Landscaped to Front
- Gardens Rotavated to Rear
- 1.8m Divisional Fencing to Rear Garden

### WARRANTIES

- 10 Year NHBC Buildmark Warranty
- 2 Year Wain Homes Warranty



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# BRUE REACH SPECIFICATION

## SILVER SPECIFICATION DETAILS

TREVITHICK | BRUNSWICK | BRANCASTER

### KITCHENS AND UTILITY

- Luxury Fitted Kitchen with Choice of Finishes
- Laminate Worktops to Kitchen with Matching Upstands
- Stainless Steel AEG Single Electric Oven, 4 Ring Gas Burner with Glass Splashback and Extractor Hood
- Plumbing for Dishwasher
- Inset Stainless Steel Sink

### BATHROOMS

- Roca Victoria Plus/Debba Sanitaryware in White
- Hansgrohe Brassware
- Thermostatic Hansgrohe Showers and Bath Shower Mixers to En-suites and Bathrooms
- Bathroom and En-suites to be Half Tiled with a Choice of Wall Tiles from Tileflair
- Full Height Tiling to all Shower Enclosures
- Chrome Heated Towel Rail to Main Bathroom and En-suites
- Shaver Socket to all Bathrooms and En-suites

### BEDROOMS

- Television Aerial Point to Master Bedroom
- Telephone Point to Master Bedroom
- Data Point with Cat 6 Wiring to Master Bedroom

### HEATING SYSTEM

- Gas Central Heating with High Efficiency Boiler and Radiators
- Honeywell "Smart" Thermostats

### OTHER INTERNAL FEATURES

- All Ceilings Tape and Jointed Painted White
- All Walls Tape and Jointed Painted Cream
- Satin Nickel Internal Door Furniture
- Television Aerial Point to Lounge
- Telephone Point to Lounge
- Data Points with Cat 6 Wiring to Lounge and Family Room (where applicable)
- USB Sockets to Lounge, Kitchen, Family Room, all Bedrooms and Study (where applicable)
- White Downlights to Kitchen Area
- Vertical 5 Panel Oak veneered Internal Doors
- Oak Handrail and Newel Caps
- Electrically Wired Smoke Detectors

### EXTERNAL FEATURES

- White PVCu Windows and French Doors
- White PVCu Fascia and Soffits
- GRP Composite Front and Rear Doors
- Doorbell
- Black Rainwater Goods
- External Lights to Front and Rear
- Power and Lighting to all Integral and Detached Garages within the curtilage of the plot
- External Tap
- Gardens Turfed/Landscaped to Front
- Gardens Rotavated to Rear
- 1.8m Divisional Fencing to Rear Garden

### WARRANTIES

- 10 Year NHBC Buildmark Warranty
- 2 Year Wain Homes Warranty



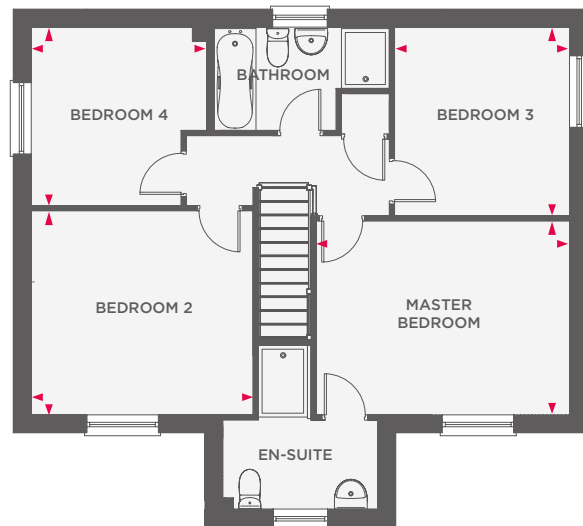
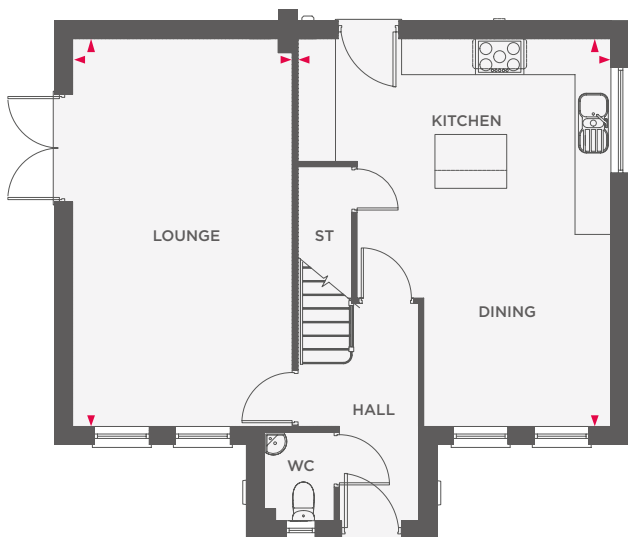
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# THE HATHERLEIGH

4 BEDROOM HOUSE



Lounge	3620 x 6432	11' 10" x 21' 1"
Kitchen/ Dining Room	5180 x 6432	16' 11" x 21' 1"

Master Bedroom	4208 x 3190	13' 9" x 10' 6"
Bedroom 2	3682 x 3387	12' 0" x 11' 1"
Bedroom 3	2901 x 3130	9' 6" x 10' 3"
Bedroom 4	2921 x 2959	9' 6" x 9' 8"



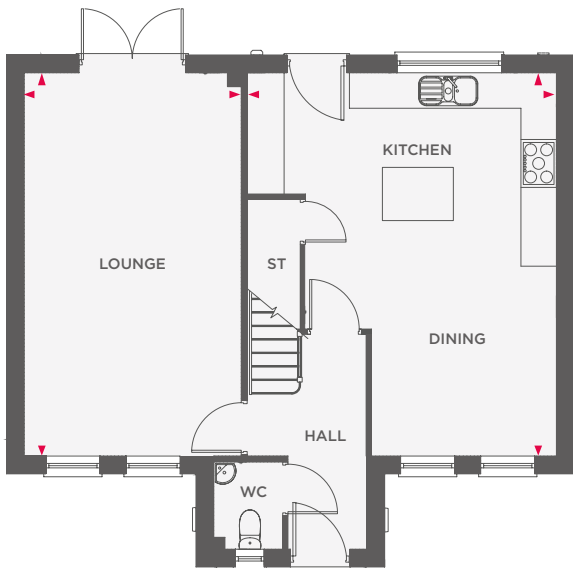
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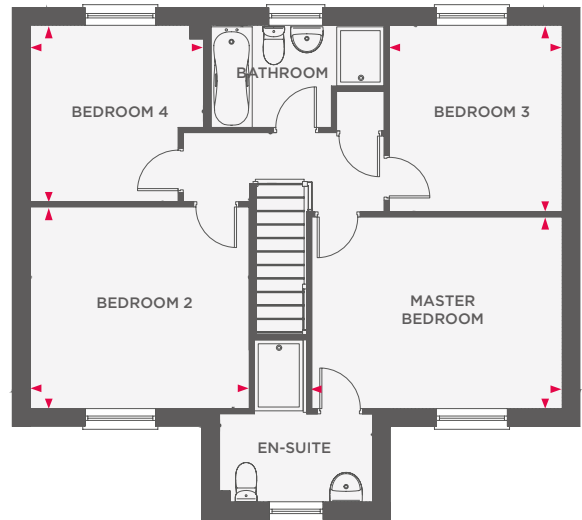


# THE HAVERSHAM

## 4 BEDROOM HOUSE



Lounge	3620 x 6432	11' 10" x 21' 1"
Kitchen/ Dining Room	5180 x 6432	16' 11" x 21' 1"



Master Bedroom	4208 x 3190	13' 9" x 10' 6"
Bedroom 2	3682 x 3387	12' 0" x 11' 1"
Bedroom 3	2901 x 3130	9' 6" x 10' 3"
Bedroom 4	2921 x 2959	9' 6" x 9' 8"



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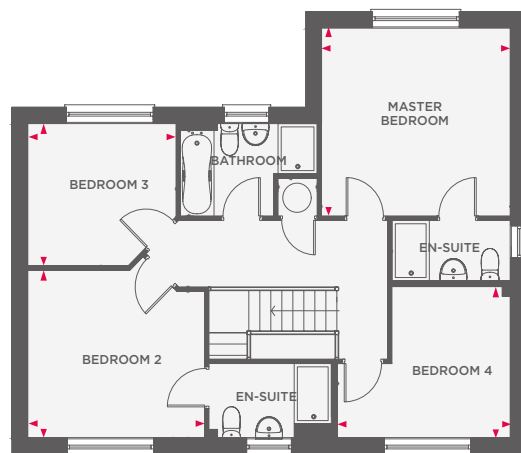
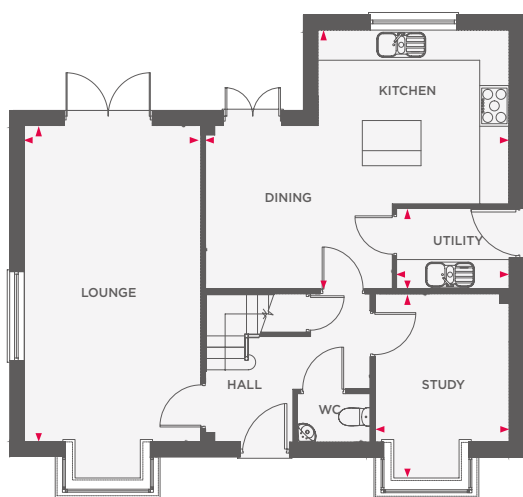






# THE PRIESTLEY

## 4 BEDROOM HOUSE



Lounge	3556 x 6250	11' 8" x 20' 6"
Kitchen	3856 x 3434	12' 7" x 11' 3"
Dining	3793 x 3200	12' 5" x 10' 6"
Study	2708 x 3667 (max)	8' 10" x 12' 0" (max)
Utility	2275 x 1579	7' 5" x 5' 2"

Master Bedroom	3856 x 3738	12' 7" x 12' 3"
Bedroom 2	3616 x 3326	11' 10" x 10' 10"
Bedroom 3	3030 x 2836	9' 11" x 9' 4"
Bedroom 4	3543 x 3019	11' 7" x 9' 10"



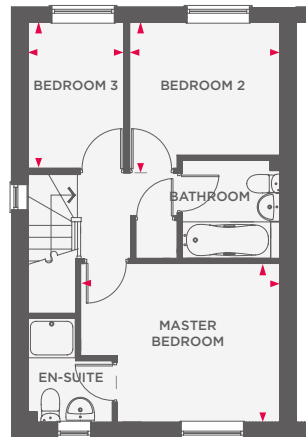
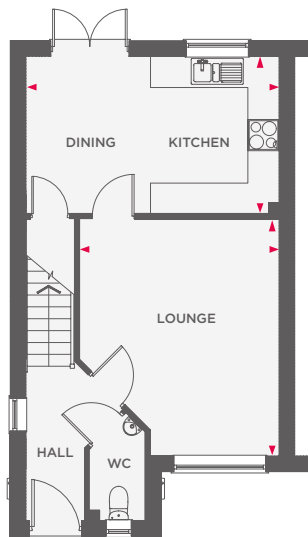
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HOMES



# THE TREVITHICK

## 3 BEDROOM HOUSE



Kitchen/Dining Room	4810 x 2992	15' 9" x 9' 9"
Lounge	3804 x 4532	12' 5" x 14' 10"

Master Bedroom	3803 x 3019	12' 5" x 9' 10"
Bedroom 2	2862 x 2523	9' 4" x 8' 3"
Bedroom 3	1849 x 2773	6' 0" x 9' 1"



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