

THE HEDGEROWS SPECIFICATION

CAVENDISH | HAVERSHAM | MONTGOMERY | NEWTON | OXFORD | PRIESTLEY
SCOTT | WHITEMOOR | WORDSWORTH

KITCHENS

- Luxury Fitted Kitchen with Choice of Finishes
- Choice of Worktops to Kitchen with Matching Upstands
- Stainless Steel AEG Double Electric Oven, 5 Ring AEG Gas Hob with Silver Glass Splashback and Extractor Hood
- Integrated Zanussi Fridge Freezer (4 bed properties only)
- Inset Stainless Steel Sink
- Chrome Sockets and Switches to Kitchen (also to any adjoining open plan areas)
- USB Socket to Kitchen

BATHROOMS

- Roca Debra Sanitary Ware in White
- Deva Brassware
- Methven Showers
- Bathroom and En-suites to be Half Tiled throughout with a Choice of Porcelanosa Wall Tiles
- Chrome Heated Towel Rail to Main Bathroom and En-suites

BEDROOMS

- Television Aerial Point to Master Bedroom
- Telephone Point to Master Bedroom
- USB Sockets to all Bedrooms

HEATING SYSTEM

- Gas Central Heating with High Efficiency Boiler and Panel Radiators

OTHER INTERNAL FEATURES

- All Ceilings to be Skim Finished and Painted White
- All Walls to be Skim Finished and Painted Soft Cream
- Redwood Staircase with Oak Handrail and Spindles Finished in White Gloss
- Chrome Effect Internal Door Furniture
- Television Aerial Point to Lounge
- Telephone Point to Lounge
- USB Sockets to Lounge and Study (where applicable)
- Electrically Wired Smoke Detectors
- Wireless Smart Enabled Stanley Fitted Security Alarm
- Ultrafast Hard Wired Fibre Broadband*
- Data Point installed to Lounge and Master Bedroom†

EXTERNAL FEATURES

- White PVCu Windows and White Rear/Side/French Doors
- Black Composite Front External Door and Black Rainwater Goods
- Glazed Garage Doors to all Integral and Detached Garages
- External Lights to Front and Rear
- Power and Lighting to all Integral and Detached Garages
- External Tap
- Gardens Turfed to Front
- Gardens Rotavated to Rear
- 1.8m Close Boarded Divisional Fencing to Rear Garden

WARRANTIES

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

*Ultrafast Fibre is the latest in broadband technology that sees your broadband speeds faster than ever before – the next generation of internet, as fibre optic technology evolves, you'll already have everything that you need in your property to get the benefits. †Allowing your smart TV or Console direct connectivity to Ultrafast Broadband.

THE HEDGEROWS SPECIFICATION

BAIRD | BELL | BRANCASTER | JENNER | NELSON | WREN

KITCHENS

- Luxury Fitted Kitchen with Choice of Finishes
- Choice of Worktops to Kitchen with Matching Upstands
- Stainless Steel Zanussi Single Electric Oven, 4 Ring Zanussi Gas Hob with Silver Glass Splash-back and Extractor Hood
- Integrated Zanussi Fridge Freezer (4 bed properties only)
- Inset Stainless Steel Sink
- Chrome Sockets and Switches to Kitchen (also to any adjoining open plan areas)
- USB Socket to Kitchen

BATHROOMS

- Roca Debra Sanitary Ware in White
- Deva Brassware
- Methven Showers
- Bathroom and En-suites to be Half Tiled throughout with a Choice of Porcelanosa Wall Tiles
- Chrome Heated Towel Rail to Main Bathroom and En-suites

BEDROOMS

- Television Aerial Point to Master Bedroom
- Telephone Point to Master Bedroom
- USB Sockets to all Bedrooms

HEATING SYSTEM

- Gas Central Heating with High Efficiency Boiler and Panel Radiators

OTHER INTERNAL FEATURES

- All Ceilings to be Skim Finished and Painted White
- All Walls to be Skim Finished and Painted Soft Cream
- Redwood Staircase with Oak Handrail and Spindles Finished in White Gloss
- Chrome Effect Internal Door Furniture
- Television Aerial Point to Lounge
- Telephone Point to Lounge
- USB Sockets to Lounge and Study (where applicable)
- Electrically Wired Smoke Detectors
- Ultrafast Hard Wired Fibre Broadband*
- Data Point installed to Lounge and Master Bedroom†

EXTERNAL FEATURES

- White PVCu Windows and White Rear/Side/French Doors
- Black Composite Front External Door and Black Rainwater Goods
- Glazed Garage Doors to all Integral and Detached Garages (where applicable)
- External Lights to Front and Rear
- Power and Lighting to all Integral and Detached Garages
- External Tap
- Gardens Turfed to Front
- Gardens Rotavated to Rear
- 1.8m Close Boarded Divisional Fencing to Rear Garden

WARRANTIES

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

*Ultrafast Fibre is the latest in broadband technology that sees your broadband speeds faster than ever before – the next generation of internet, as fibre optic technology evolves, you'll already have everything that you need in your property to get the benefits. †Allowing your smart TV or Console direct connectivity to Ultrafast Broadband.