



St Peter's Walk - Deluxe PLUS Range - Homes between 1000 to 1200 square feet

Kitchen

Symphony Inline Range Fitted kitchen with soft close hinges/drawers

Worktop upstand with glass splashback behind hob

Under cupboard wall unit lighting

Hotpoint Double Stainless steel built in oven / 4 burner gas hob/ 60cm chimney extractor hood

Integrated fridge/freezer

Integrated dishwasher

Rangemaster Glendale stainless steel 1½ bowl sink with mixer tap

Utility/Utility Cupboard (where applicable)

Symphony fitted kitchen with soft close hinges

Worktop upstands

60cm freestanding washer/dryer

Rangemaster Leisure Euroline stainless steel single bowl sink with mixer tap

Bathroom

White Ideal Standard sanitaryware Alto basin & bath with chrome Active monobloc taps, Ideal Tempo WC

Chrome heated towel rail

Wall tiling half height to wet areas only inc. edging strips. Full height to shower areas & tiled cills

Shaver socket

Ensuite (where applicable)

White Ideal Standard sanitaryware Alto basin with chrome Active basin taps, Ideal Tempo WC

Chrome heated towel rail

Mira Agile ERD thermostatic shower in separate shower cubicle

Wall tiling half height to wet areas only inc. edging strips. Full height to shower areas & tiled cills

Shaver socket

Cloakroom

White Ideal Standard sanitaryware Alto basin with chrome Active basin taps, Ideal Tempo WC

Wall tiling splashback above basin

Electrical

Chrome electrical switches and sockets to kitchen and utility with white to the remainder of the house

TV socket to lounge and master bedroom

BT socket to lounge and master bedroom

Low energy lighting throughout with LED downlighters to Lounge corners, Hall, Kitchen, Bathroom, Ensuite and WC

Mains Door bell

External PIR lighting to front & rear elevations

Alarm (3 PIRS & 1 door contact)



Lioncourt Homes

Deluxe PLUS Range - Homes between 1000 to 1200 square feet

Heating
Gas fired central heating
Zoned heating with thermostatic control
Digital heating/hot water programmer
Compact radiators with thermostatic control
Provision of electric fused spur for future fire (not provided)
Internal & External Windows & Doors
White PVC - U double glazed windows/french doors (where specified)
Black composite prefinished front door & steel prefinished side/rear door (where applicable)
Black Prefinished garage up & over steel door (where applicable)
Oak internal single doors and oak glazed double doors
Serozzetta Chrome door furniture
White painted softwood staircase and newel posts with Oak Handrail
Decoration
Almond white emulsion to walls (white emulsion to bathroom and ensuite)
White emulsion to ceilings
Internal oak doors have a clear finish with all other woodwork painted white
Security
Multi point locking system to front/rear doors
Smoke detectors to Building Regulation requirements
Carbon monoxide alarm
Through door viewer & chain
Plot Hard & Soft Landscaping
Cold water outside tap to rear of property
White PVCu fascia boards and soffit
Black PVCu gutter and downpipes
Front and rear garden graded and turfed/planted
Rear fencing - 1.8m closeboard fencing where applicable
Grey riven paths and paving as indicated on site layout
Tarmac or block paved access drive/hardstanding as indicated on site layout



St Peter's Walk - Executive PLUS Range - Homes above 1200 square feet

Kitchen
Symphony Inline Range Fitted kitchen with soft close hinges/drawers
Worktop upstand with glass splashback behind hob
Low energy downlighters to kitchen (quantities can be confirmed by Sales Executive)
Under cupboard wall unit lighting
2no. Hotpoint Single Stainless steel built in ovens /5 burner gas hob/ 90cm chimney extractor hood*
Integrated fridge/freezer
Integrated Washer/dryer (where no utility)
Integrated dishwasher
Rangemaster Glendale stainless steel 1½ bowl sink with mixer tap
Utility/Utility Cupboard (where applicable)
Symphony fitted kitchen with soft close hinges
Worktop upstands
60cm freestanding washing machine
60cm freestanding Tumble dryer
Rangemaster Leisure Euroline stainless steel single bowl sink with mixer tap
Bathroom
White Ideal Standard sanitaryware Alto basin & bath with chrome Active monobloc taps, Ideal Tempo WC
Chrome heated towel rail
Wall tiling half height to wet areas only inc. edging strips. Full height to shower areas & tiled cills
Shaver socket
Ensuite (where applicable)
White Ideal Standard sanitaryware Alto basin with chrome Active basin taps, Ideal Tempo WC
Chrome heated towel rail
Mira Agile ERD thermostatic shower in separate shower cubicle
Wall tiling half height to wet areas only inc edging strips. Full height to shower areas & tiled cills
Shaver socket
Clockroom
White Ideal Standard sanitaryware Alto basin with chrome Active basin taps, Ideal Tempo WC
Wall tiling 1 course splashback above basin
Electrical
Chrome electrical switches and sockets to kitchen and utility with white to the remainder of the house
TV socket to lounge and master bedroom
BT socket to lounge and master bedroom
Low energy lighting throughout with LED downlighters to Lounge corners, Hall, Kitchen, Bathroom, Ensuite and WC
Mains Door bell
External PIR lighting to front & rear elevations
Alarm (3 PIRS & 1 door contact)



Lioncourt Homes

Executive PLUS Range - Homes above 1200 square feet

Heating

Gas fired central heating

Zoned heating with thermostatic control

Digital heating/hot water programmer

Compact radiators with thermostatic control

Provision of electric fused spur for future fire (not provided)

Internal & External Windows & Doors

White PVC - U double glazed windows/french doors (where specified)

Black composite prefinished front door & steel prefinished side/rear door (where applicable)

Black Prefinished garage up & over steel door (where applicable)

Oak internal single doors and oak glazed double doors

Serozzetta Chrome door furniture

White painted softwood staircase and newel posts with Oak Handrail

Decoration

Almond white emulsion to walls (white emulsion to bathroom and ensuite)

White emulsion to ceilings

Internal oak doors have a clear finish with all other woodwork painted white

Security

Multi point locking system to front/rear doors

Smoke detectors to Building Regulation requirements

Carbon monoxide alarm

Through door viewer & chain

Plot Hard & Soft Landscaping

Cold water outside tap to rear of property

White PVCu fascia boards and soffit

Black PVCu gutter and downpipes

Front and rear garden graded and turfed/planted

Rear fencing - 1.8m closeboard fencing where applicable

Grey riven paths and paving as indicated on site layout

Tarmac or block paved access drive/hardstanding as indicated on site layout