

MIDSHIRES MEADOW

Linglongs Road, Whaley Bridge, High Peak, Derbyshire SK23 7DS



A RANGE OF THREE, FOUR AND FIVE BEDROOM HOMES



BARRATT
HOMES

NEW HOMES QUALITY CODE

Housebuilders and developers who build new homes will be expected to register with the New Homes Quality Board (NHQB). As long as a housebuilder or developer has followed the correct registration process, including completing the necessary training, introducing a complaints procedure, and following other processes and procedures that are needed to meet the requirements of this New Homes Quality Code (the code), they will become a registered developer.

Registered developers agree to follow the code and the New Homes Ombudsman Service, including accepting the decisions of the New Homes Ombudsman in relation to dealings with customers. If a registered developer does not meet the required standards, or fails to accept and act in line with the decisions of the New Homes Ombudsman, they may have action taken against them, including being removed from the register of registered developers.

The code sets out the requirements that registered developers must meet. The code may be updated from time to time to reflect changes to industry best practice as well as the decisions of the New Homes Ombudsman Service.

All homes built by registered developers must meet building-safety and other regulations. All registered developers should aim to make sure there are no snags or defects in their properties before the keys are handed over to a customer. If there are any snags or defects, these should be put right within the agreed timescales.

WHAT THE CODE COVERS

For the purposes of this code, 'customer' means a person who is buying or intends to buy a new home which they will live in or give to another person. (If a new home is being bought in joint names, 'the customer' includes all the joint customers.) However, the New Homes Quality Board have also started work to consider other groups of customers and what they should be able to expect from a new home. This includes shared owners and people who are buying a new home to let to other people. Any changes the New Homes Quality Board make to the code to reflect the needs of other groups of customers will be developed through consultation, and they will continually assess and review the effectiveness of the code, and any new laws or regulations that apply. Other areas which are not covered by the code are claims for loss of property value or blight (where a property falls in value or becomes difficult to sell because of major public work in the area), personal injury or claims that are not covered by the scheme rules of the New Homes Ombudsman Service.



BUYING A **NEW** HOME IS AN EXCITING JOURNEY

HERE ARE 5 REASONS WHY YOU SHOULD MOVE WITH BARRATT

1. Award winners, time and time again

Barratt customers are delighted with their new homes. In fact, more than 90% of them would recommend us to a friend. Their high praise has ensured that we've* been accredited with a 5 Star rating from the Home Builders Federation more times than any other national major housebuilder.

Our Site Managers have picked up more awards than any other housebuilder, winning NHBC Pride in the Job awards for quality workmanship and demonstrating our dedication and commitment to building homes of the very highest standard.

2. 10 years peace of mind

Our homes come with an NHBC Buildmark Warranty which gives you a 10 year structural warranty and a 2 year fixtures and fittings warranty† as standard.

3. More choice, more style

When you've chosen the right home, you can get creative with additional finishes from our Choices^ range. You could have your home exactly the way you want it, when you choose your preferred flooring, furnishings, appliances, fixtures, fittings and much more. Choices is associated with the build stage of your home, so the earlier you reserve and start the process, the more options you can choose from, all fitted and waiting for you when you move in.

*We' and 'only' refer to the Barratt Developments Plc Group Brands.

†First 2 years covered by Builder Warranty and NHBC Guarantee or similar. Years 3-10 covered by NHBC insurance or similar. Full exclusions and limitations can be found on the NHBC website. Available on virtually all of our developments.

Choices^ range is subject to build stage and additional cost.

Some of the features shown may not be available with every Barratt home or on every Barratt Homes development. Please speak to a Sales Adviser for details of the features available on the home and development you are interested in.

*Source: GOV.UK. This figure represents the level of energy-efficiency of existing housing stock only (homes built up to 2007 when EPCs were introduced).

**Source: Water UK

^Indicative figures, based on research from Briary Energy, April 2022



4. Creating places you'll love to live both inside and out

Our light, open-plan homes are really adaptable – every room can suit a variety of lifestyles. Whether you want space for the kids to play or more room to entertain friends, our fantastic range of homes can give you that flexibility. Our leading designers also factor real furniture sizes into their designs so your home won't be full of awkward nooks and crannies.

We also know our customers love green open spaces and we go to great lengths to maintain and enhance the local environment on our developments. In fact, we plant an average of 20 shrubs or trees for each home we build. Creating a beautiful and sustainable environment to live in.

5. Our energy-efficient homes could save you money

No matter how cold it is outside, you'll feel warm in a brand-new Barratt home. We use highly thermally efficient insulation and argon-filled double-glazing as standard, which allows the heat from the sun in whilst minimising heat loss. This means you could enjoy lower energy bills, whatever the weather. In fact, a brand-new home could be up to 69% cheaper to run, meaning you could save up to £1,418 on your bills each year, compared to an updated Victorian equivalent^.

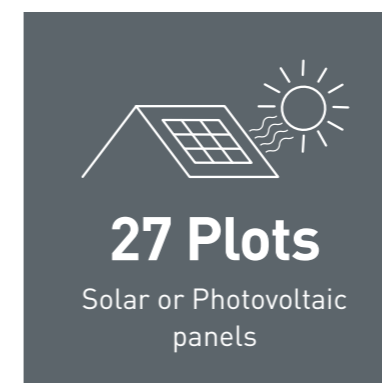
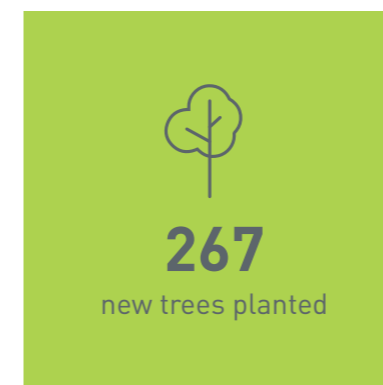
Find out more, talk to one of our Sales Advisers today.

CREATING A SUSTAINABLE COMMUNITY WHERE FAMILIES AND NATURE CAN THRIVE

At Barratt Homes, we do more than simply craft beautiful homes and desirable developments.

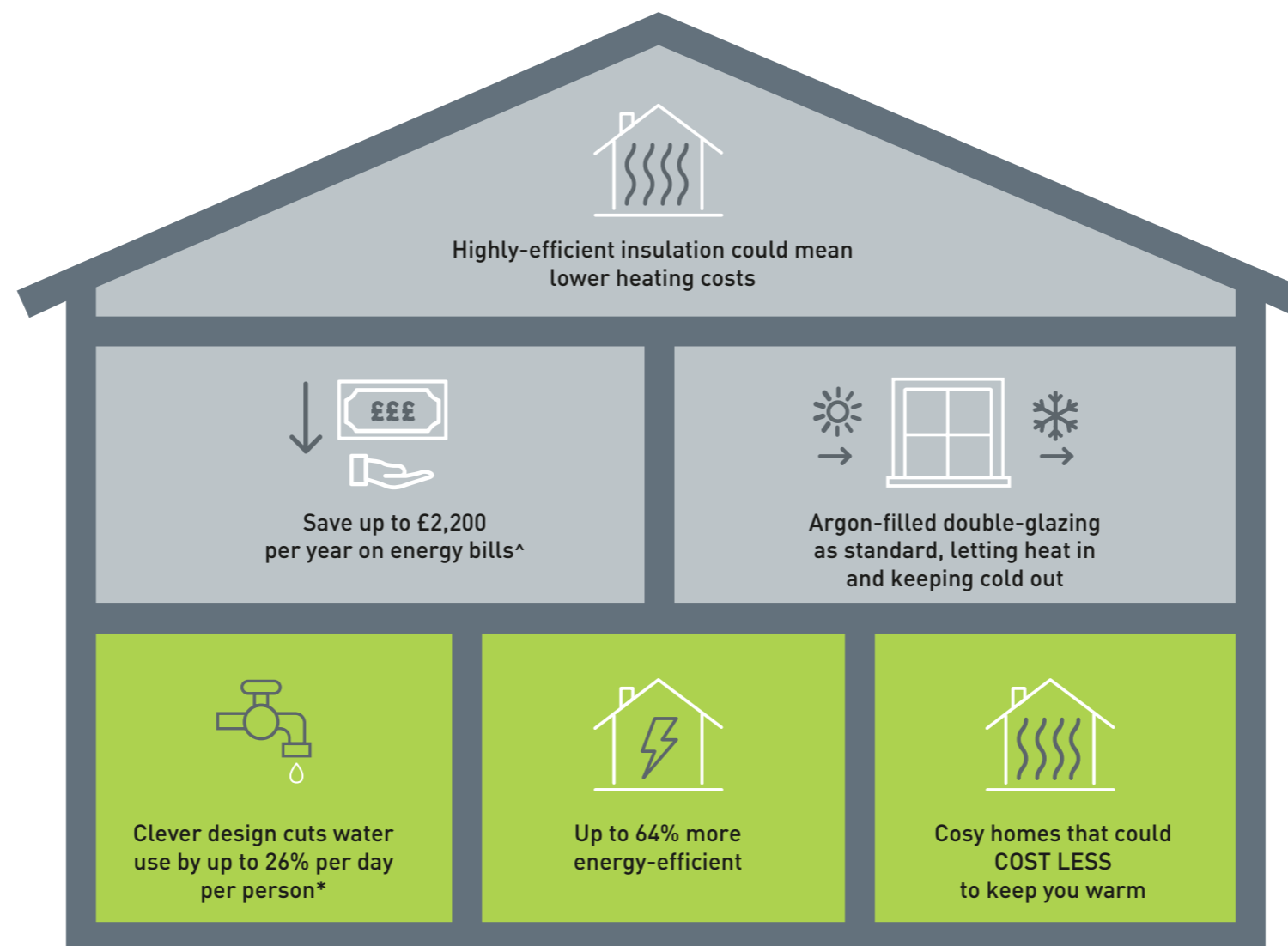
We design and build great places that meet the highest standards, and that promote sustainable, healthy and happy living for our customers.

We know we must give our customers confidence that their homes are designed and built to meet the challenges of the future. We do this through creating places where people and nature can thrive.



WE'RE HELPING TO MAKE YOUR HOME MORE ENERGY-EFFICIENT

We create low-carbon and efficient homes that are designed and built for better living and meet the challenges of the future.



[^]Indicative figures, based on HBF "Watt a Save" report published July 2023.

















*Source: [Water UK](#)

'We', 'our', 'us' refers to the Barratt Developments PLC Group brands including Barratt Homes, David Wilson Homes and Barratt London. Some of the features shown may not be available with every Barratt home or on every Barratt development. Please speak to a Sales Adviser for details of the features available on the home and development you are interested in. To find out more about the energy-efficiency and sustainability of our homes visit our website. All images used are for illustrative purposes only. Information correct at time of publishing.

MIDSHIRES MEADOW, WHALEY BRIDGE

DEVELOPMENT LAYOUT

KEY

	Malvern	5 bedroom home
	Alderney	4 bedroom home
	Hertford	4 bedroom home
	Radleigh	4 bedroom home
	Hale	4 bedroom home
	Haltwhistle	4 bedroom home
	Thornton	4 bedroom home
	Tamerton	4 bedroom home
	Folkestone	3 bedroom home
	Maidstone	3 bedroom home
	Ennerdale	3 bedroom home
	Andover	3 bedroom home
	Eskdale	3 bedroom home
	Derwent	3 bedroom home
	Buchanan	3 bedroom home
	Affordable homes	

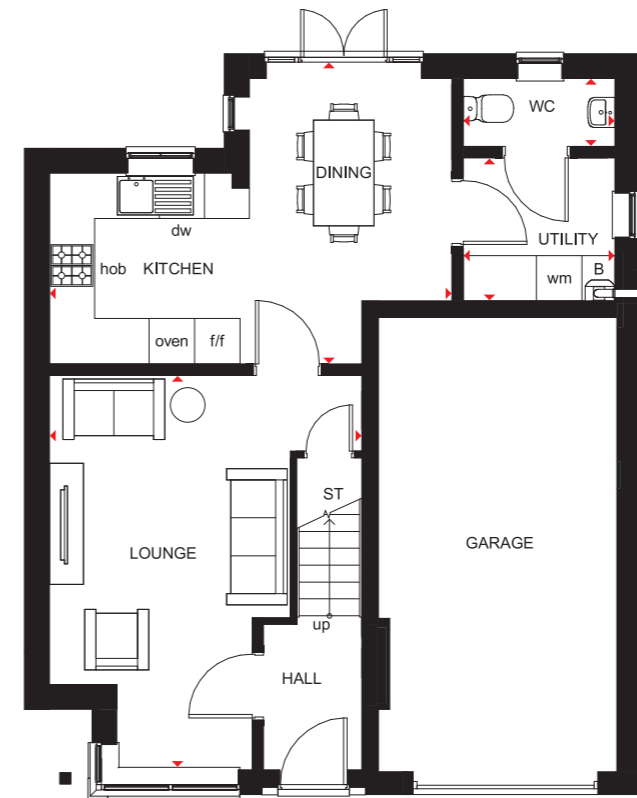


ANDOVER

3 BEDROOM HOME



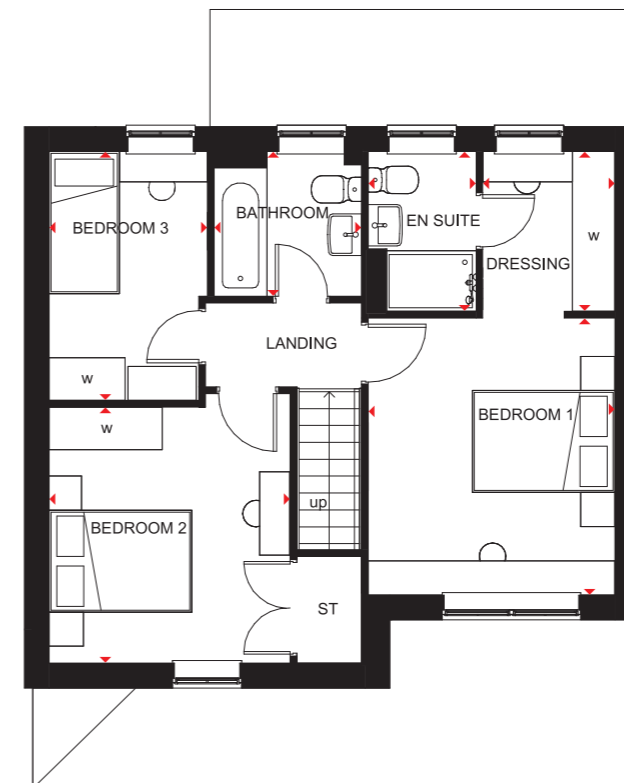
- Good-sized family home designed for modern living
- Flexible, open-plan kitchen/dining area leads to the rear garden and a separate utility, while a spacious lounge has plenty of room to relax in
- An integral garage provides added security
- Two double bedrooms, the main with en suite and dressing area, a single bedroom and a family bathroom are on the first floor



Ground Floor

Lounge	4127 x 5212mm	13'5" x 17'1"
Kitchen/Dining	5320 x 3991mm	17'4" x 13'1"
Utility	1890 x 2002mm	6'2" x 6'5"
WC	900 x 2002mm	2'9" x 6'5"

[Approximate dimensions]

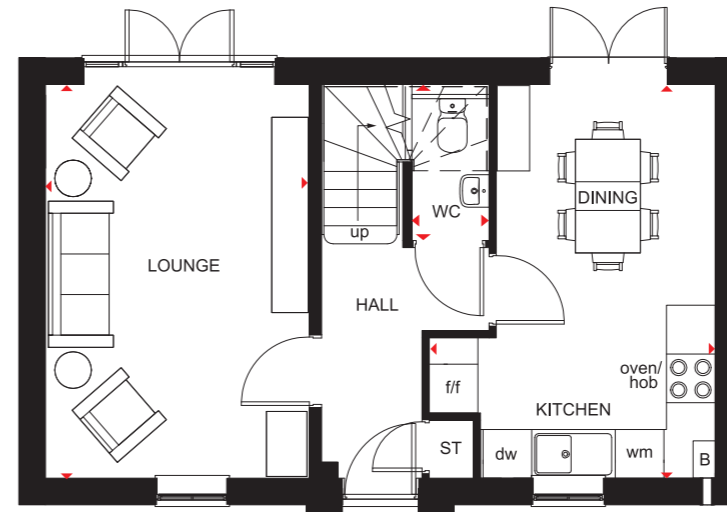


First Floor

Bedroom 1	3256 x 3660mm	10'6" x 12'0"
En Suite	1424 x 2113mm	4'6" x 6'9"
Dressing area	1745 x 2113mm	5'7" x 6'9"
Bedroom 2	3184 x 3562mm	10'4" x 11'6"
Bedroom 3	2089 x 3289mm	6'8" x 10'7"
Bathroom	1913 x 1952mm	6'2" x 6'4"

[Approximate dimensions]

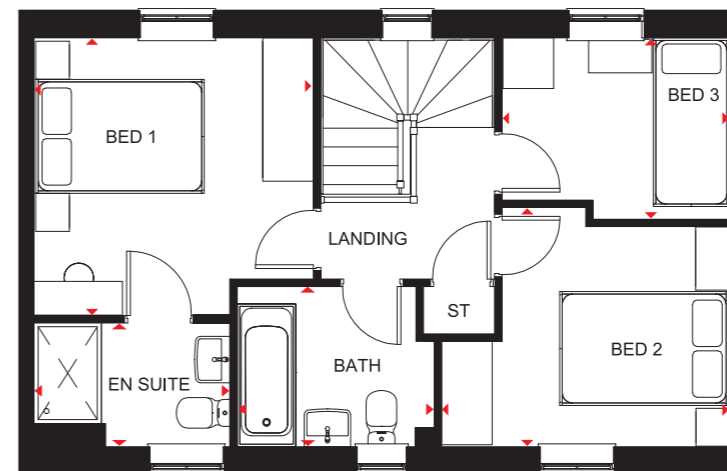
KEY	B	Boiler	f/f	Fridge/freezer space	◀▶ Dimension location
	ST	Store	dw	Dishwasher space	
	wm	Washing machine space	w	Wardrobe space	



Ground Floor

Lounge	4848 x 3250mm	15'11" x 10'8"
Kitchen/Dining	3521 x 4848mm	11'7" x 15'11"
WC	1921 x 943mm	6'4" x 3'1"

[Approximate dimensions]



First Floor

Bedroom 1	3312 x 3292mm	10'11" x 10'10"
En Suite	2322 x 1468mm	7'7" x 4'10"
Bedroom 2	3413 x 2836mm	11'2" x 9'4"
Bedroom 3	2696 x 2150mm	8'10" x 7'1"
Bathroom	2335 x 1900mm	7'8" x 6'3"

[Approximate dimensions]

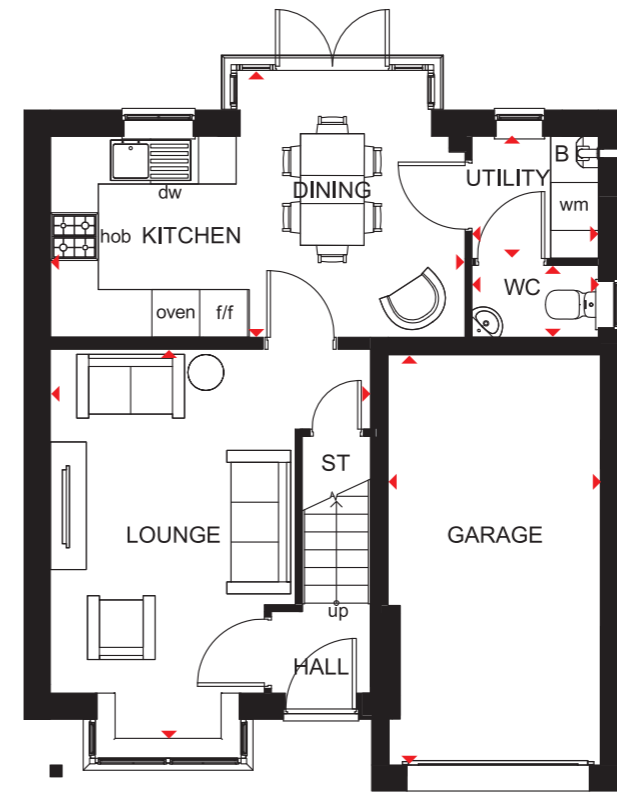
KEY	B Boiler	f/f Fridge/freezer space
	ST Store	dw Dishwasher space
	wm Washing machine space	◀▶ Dimension location

DERWENT

3 BEDROOM DETACHED HOME



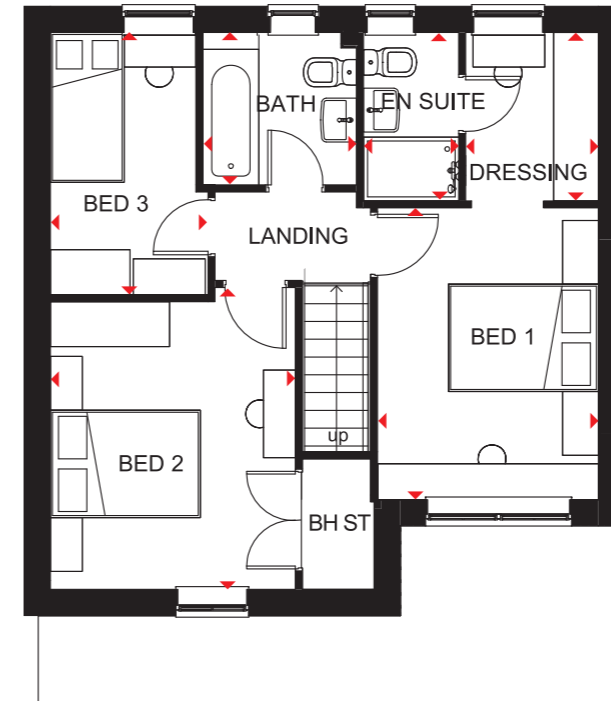
- A three bedroom home with open-plan kitchen and dining area with full-height glazed bay leading to the rear garden
- Lounge and utility room are also located on the ground floor
- On the first floor is the main bedroom with dressing area and en suite shower room, a further double bedroom, a single bedroom and family bathroom
- This home also comes with an integral garage



Ground Floor

Lounge	5212 x 4015mm	17'1" x 13'2"
Kitchen/Dining	5201 x 3349mm	17'1" x 11'0"
Utility	1585 x 1533mm	5'2" x 5'0"
WC	1585 x 903mm	5'2" x 3'0"
Garage	5143 x 2663mm	16'10" x 8'9"

[Approximate dimensions]



First Floor

Bedroom 1	3660 x 2766mm	12'0" x 9'1"
En Suite	2113 x 1193mm	6'11" x 3'11"
Dressing Area	2113 x 1666mm	6'11" x 5'6"
Bedroom 2	3562 x 3072mm	11'8" x 10'1"
Bedroom 3	3289 x 1977mm	10'9" x 6'6"
Bathroom	1925 x 1913mm	6'4" x 6'3"

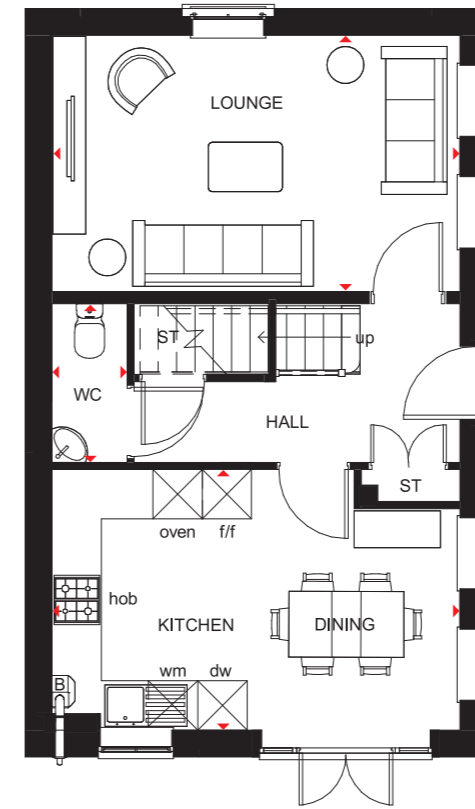
[Approximate dimensions]

KEY	B	Boiler	wm	Washing machine space	◀▶	Dimension location
	ST	Store	f/f	Fridge/freezer space		
	BH ST	Bulkhead Store	dw	Dishwasher space		

3 BEDROOM HOME



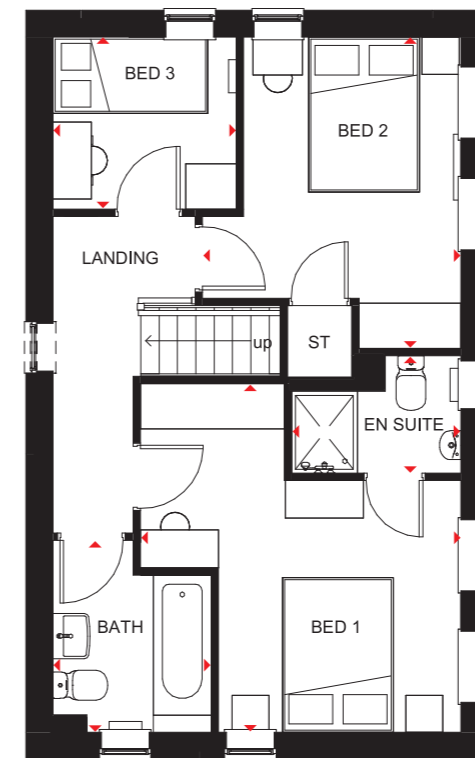
- A spacious three bedroom home
- A dual-aspect lounge and bright, fully fitted kitchen with dining area opening on to the garden provide space that's ideal for modern living
- Upstairs are two spacious, dual-aspect double bedrooms, the main with en suite, a single bedroom and family bathroom.



Ground Floor

Lounge	4960 x 3112mm	16'3" x 10'3"
Kitchen/Dining	4960 x 3170mm	16'3" x 10'5"
WC	1929 x 911mm	6'4" x 3'0"

(Approximate dimensions)



First Floor

Bedroom 1	4239 x 3898mm	13'11" x 12'9"
En Suite	2061 x 1427mm	6'11" x 4'8"
Bedroom 2	3783 x 3145mm	12'5" x 10'4"
Bedroom 3	2227 x 2089mm	7'4" x 6'10"
Bathroom	2334 x 1924mm	7'8" x 6'4"

(Approximate dimensions)

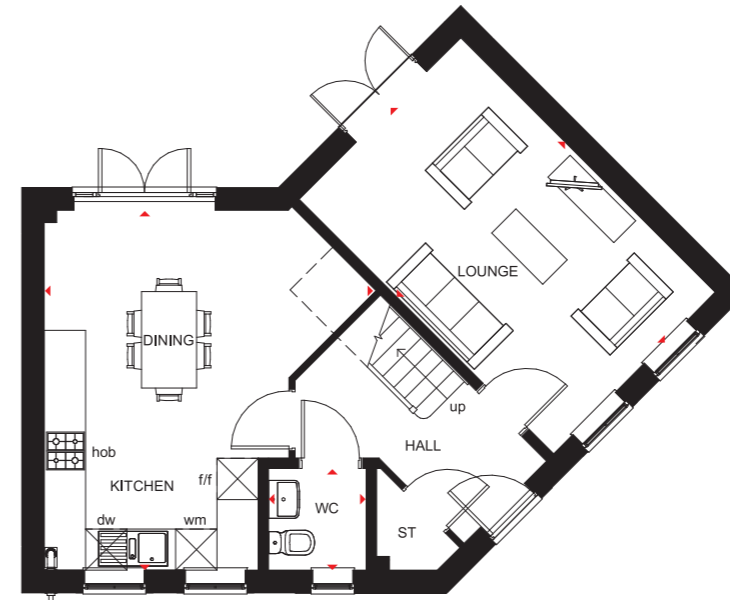
KEY	ST	Store	f/f	Fridge/freezer space
	B	Boiler	◀▶	Dimension location
	wm	Washing machine space		

ESKDALE

3 BEDROOM HOME



- Natural light floods into this home through two sets of French doors leading to the rear garden
- A large open-plan kitchen and dining area creates a great hub for the family, while the dual-aspect lounge provides room to entertain
- Upstairs are two spacious double bedrooms, the main with en suite, a single bedroom and family bathroom



Ground Floor

Lounge	5230 x 3319mm	17'2" x 10'11"
Kitchen/Dining	5230 x 4822mm	17'2" x 15'10"
WC	1418 x 1480mm	4'8" x 4'10"

(Approximate dimensions)



First Floor

Bedroom 1	5151 x 4019mm	16'11" x 13'2"
En Suite	2478 x 1920mm	8'2" x 6'4"
Bedroom 2	3952 x 3797mm	13'0" x 12'5"
Bedroom 3	2310 x 2213mm	7'7" x 7'3"
Bathroom	1863 x 2113mm	6'1" x 6'11"

(Approximate dimensions)

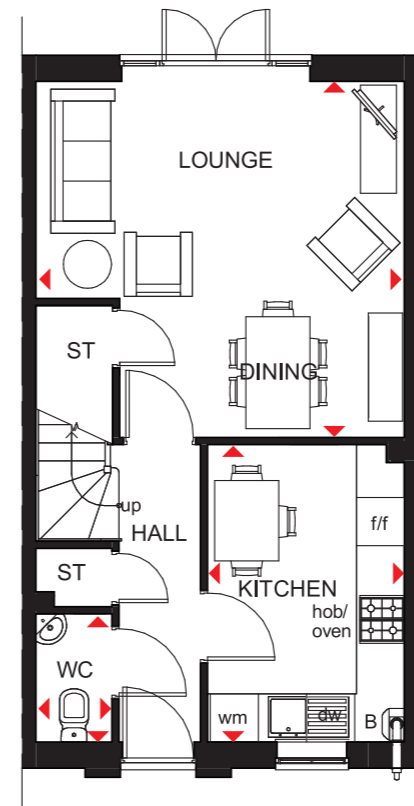
KEY ST Store dw Dishwasher space
wm Washing machine space
f/f Fridge/freezer space

FOLKESTONE

3 BEDROOM HOME



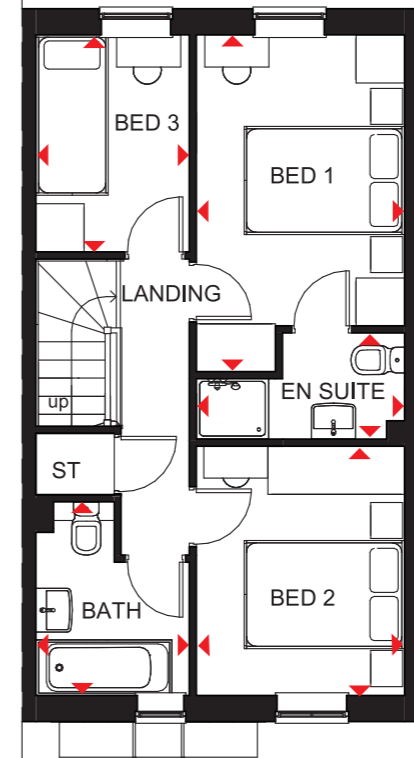
- Bright three bedroomed home with flexible space designed for practical modern living
- Open-plan living and dining area opens onto the rear garden, while a fully fitted kitchen includes room for a breakfast area
- Upstairs are a good-sized main bedroom with en suite, a further double bedroom, single bedroom and family bathroom



Ground Floor

Living/Dining	4598 x 4445mm	15'1" x 14'7"
Kitchen	3713 x 2463mm	12'2" x 8'1"
WC	1600 x 948mm	5'3" x 3'1"

[Approximate dimensions]



First Floor

Bedroom 1	4205 x 2597mm	13'10" x 8'6"
En Suite	1325 x 2597mm	4'4" x 8'6"
Bedroom 2	3112 x 2597mm	10'3" x 8'6"
Bedroom 3	2708 x 1913mm	8'11" x 6'3"
Bathroom	2406 x 1913mm	7'11" x 6'3"

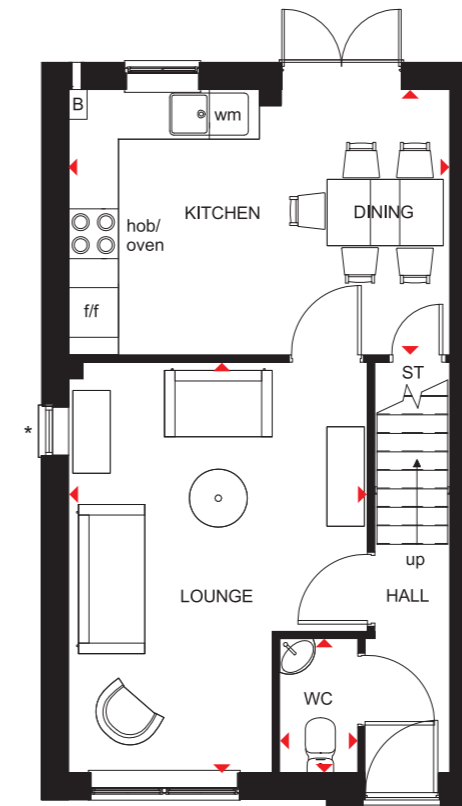
[Approximate dimensions]

KEY	B	Boiler	f/f	Fridge/freezer space
	ST	Store	dw	Dishwasher space
	wm	Washing machine space	◀▶	Dimension location

3 BEDROOM HOME



- An ideal family home designed with plenty of space for modern living
- The ground floor has a dual-aspect lounge and open-plan kitchen with dining area and French doors leading to the garden
- On the first floor are two double bedrooms – the generous main with en suite – a single bedroom and family bathroom

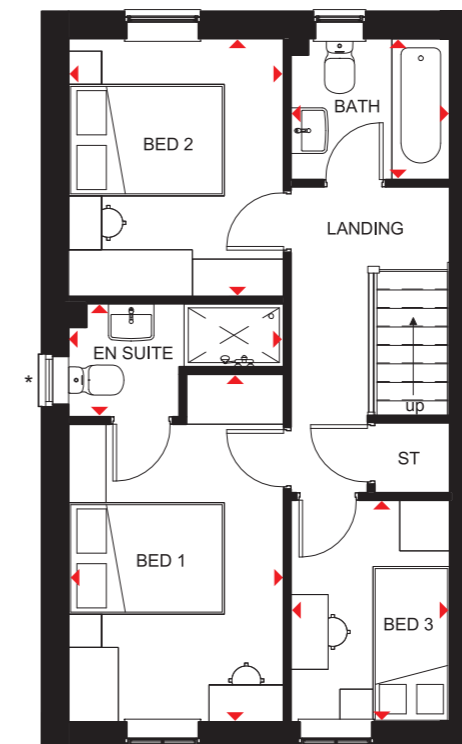


Ground Floor

Lounge	4955 x 3604mm	16'3" x 11'10"
Kitchen/Dining	3202 x 4598mm	10'6" x 15'1"
WC	932 x 1620mm	3'1" x 5'4"

[Approximate dimensions]

*Window may be omitted on certain plots. Speak to a Sales Adviser for details on individual plots.



First Floor

Bedroom 1	4204 x 2592mm	13'10" x 8'6"
En Suite	1365 x 2592mm	4'6" x 8'6"
Bedroom 2	3112 x 2592mm	10'3" x 8'6"
Bedroom 3	2676 x 1918mm	8'9" x 6'4"
Bathroom	1702 x 1918mm	5'7" x 6'4"

[Approximate dimensions]

* Window may be omitted on certain plots. Speak to a Sales Adviser for details on individual plots

KEY B Boiler
ST Store
wm Washing machine space
f/f Fridge/freezer space
◀▶ Dimension location

4 BEDROOM DETACHED HOME



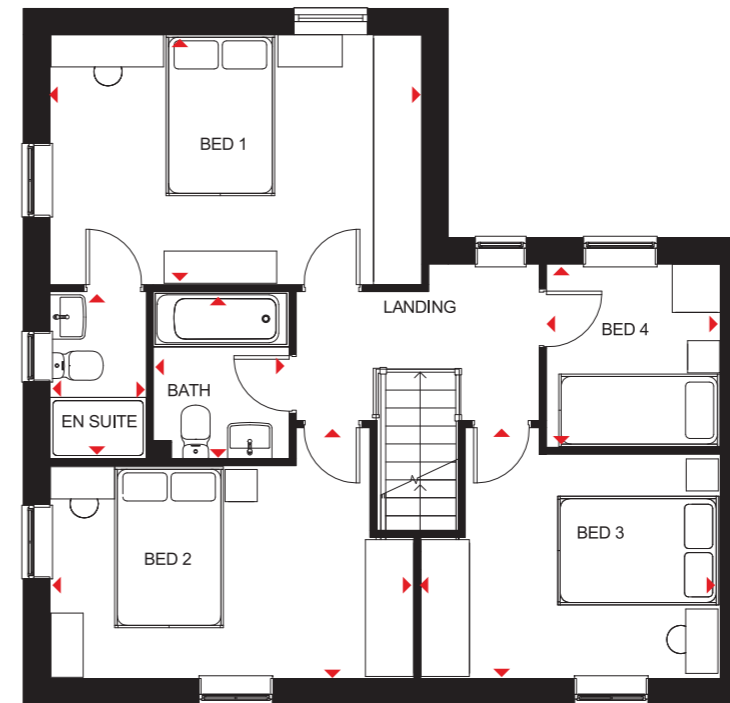
- A large fitted kitchen with family and breakfast areas provides this spacious home with the ideal hub for all the family
- French doors leading to the rear garden from both the kitchen and the separate lounge give it a bright and airy feeling, and there is a separate dining room with dual-aspect windows
- Upstairs are three double bedrooms, the main bedroom with en suite, a single bedroom and a family bathroom



Ground Floor

Lounge	5148 x 3110mm	16'11" x 10'2"
Kitchen/ Family Room	4623 x 4603mm	15'2" x 15'1"
Dining Room	3307 x 2972mm	10'10" x 9'9"
WC	1675 x 853mm	5'6" x 2'10"

(Approximate dimensions)



First Floor

Bedroom 1	4623 x 3104mm	15'2" x 10'2"
En Suite	2075 x 1191mm	6'10" x 3'11"
Bedroom 2	4523 x 3115mm	14'10" x 10'3"
Bedroom 3	3724 x 3115mm	12'3" x 10'3"
Bedroom 4	2275 x 2163mm	7'6" x 7'1"
Bathroom	2075 x 1697mm	6'10" x 5'7"

(Approximate dimensions)

KEY	B	Boiler	f/f	Fridge/freezer space
	ST	Store	dw	Dishwasher space
	wm	Washing machine space	◀▶	Dimension location

HALE

4 BEDROOM HOME



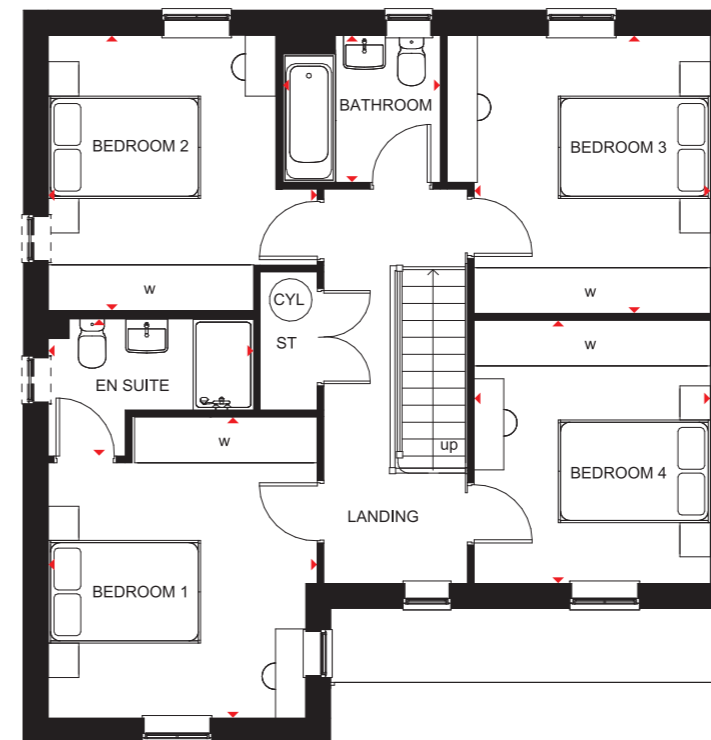
- Ideal family home designed for modern living with flexible, open-plan kitchen, dining and family areas leading to rear garden
- Spacious lounge provides the perfect place for all the family to relax in
- Separate utility room and integral garage
- First floor comprises four double bedrooms, the main with en suite, and a family bathroom



Ground Floor

Kitchen/Dining	4000 x 5511 mm	13'1" x 18'0"
Lounge	5165 x 3385 mm	16'9" x 11'1"
Utility	1776 x 1966 mm	5'8" x 6'4"
WC	1776 x 1053 mm	5'8" x 3'4"
Garage	5920 x 3000 mm	19'4" x 9'8"

[Approximate dimensions]



First Floor

Bedroom 1	3995 x 3536 mm	13'1" x 11'6"
En Suite	1801 x 2698 mm	5'9" x 8'8"
Bedroom 2	3622 x 3536 mm	11'8" x 11'6"
Bedroom 3	3463 x 3660 mm	11'3" x 12'0"
Bedroom 4	3463 x 3107 mm	11'3" x 10'1"
Bathroom	1939 x 2076 mm	6'3" x 6'8"

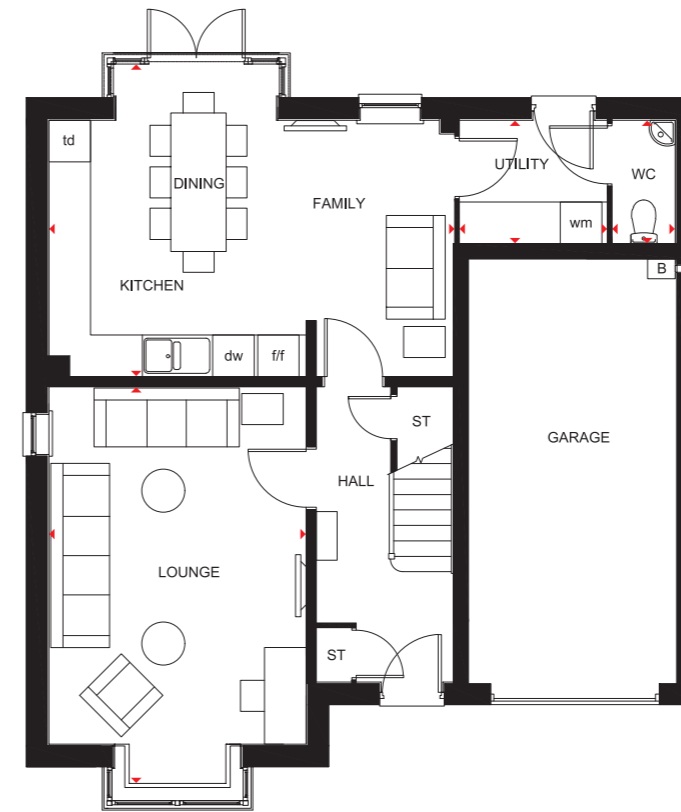
[Approximate dimensions]

KEY	ST	Store	f/f	Fridge/freezer space	◀▶	Dimension location
	CYL	Cylinder	dw	Dishwasher space		
	wm	Washing machine space	w	Wardrobe space		

4 BEDROOM DETACHED HOME



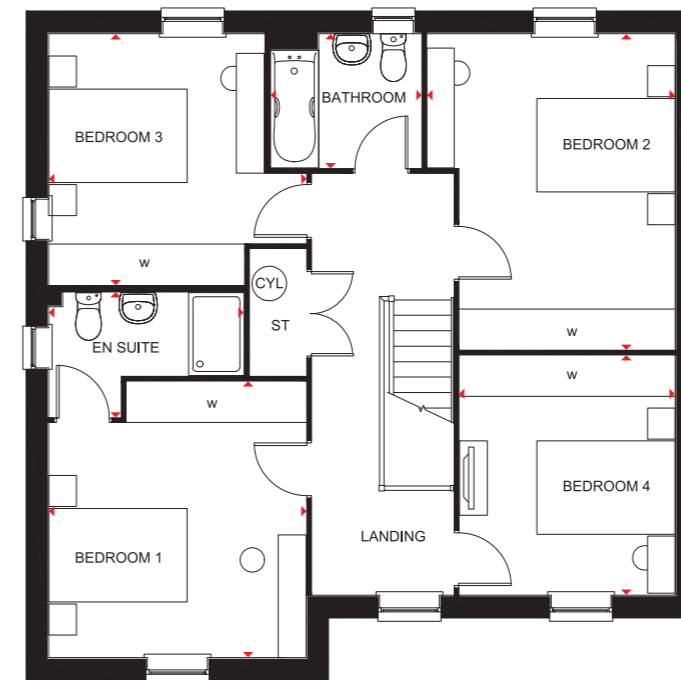
- A bright and spacious home providing space for all the family
- The glazed walk-in bay opening onto the rear garden brings lots of light into the open-plan kitchen with family and dining areas
- The ground floor also has a spacious lounge, a utility and integral garage
- Upstairs are four good-sized double bedrooms, the main with en suite, and the family bathroom



Ground Floor

Kitchen/Dining	4513 x 5856mm	14'8" x 19'2"
Lounge	3718 x 5764mm	12'1" x 18'9"
WC	915 x 1780mm	3'0" x 5'8"
Utility	1780 x 2118mm	5'8" x 6'9"

[Approximate dimensions]



First Floor

Bedroom 1	3718 x 3986mm	12'1" x 13'0"
En Suite	1801 x 2823mm	5'9" x 9'2"
Bedroom 2	3583 x 4565mm	11'7" x 14'9"
Bedroom 3	3112 x 3627mm	10'2" x 11'8"
Bedroom 4	3116 x 3463mm	10'2" x 11'3"
Bathroom	1938 x 2179mm	6'3" x 7'1"

[Approximate dimensions]

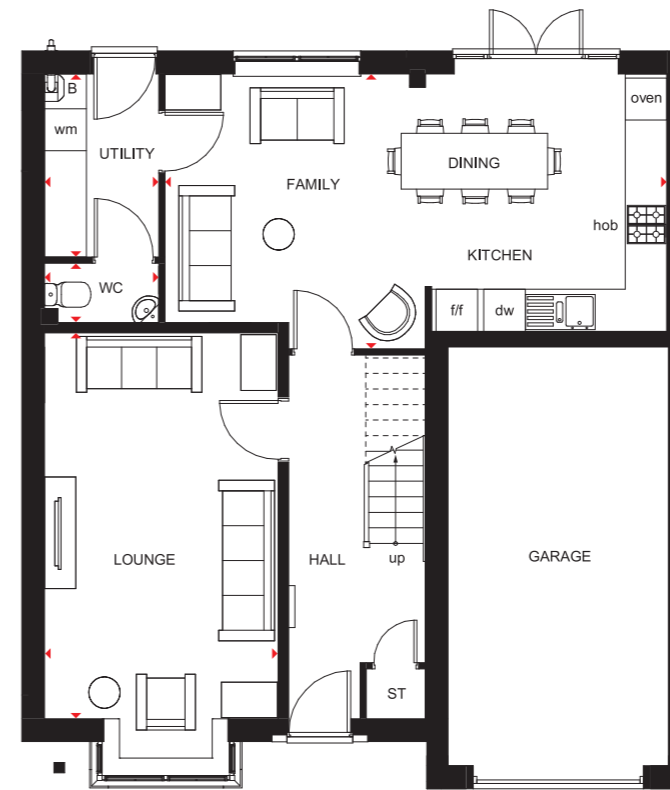
KEY	B	Boiler	wm	Washing machine space	td	Tumble dryer space
	ST	Store	f/f	Fridge/freezer space	w	Wardrobe space
	CYL	Cylinder	dw	Dishwasher space	◄	Dimension location

HERTFORD

4 BEDROOM DETACHED HOME



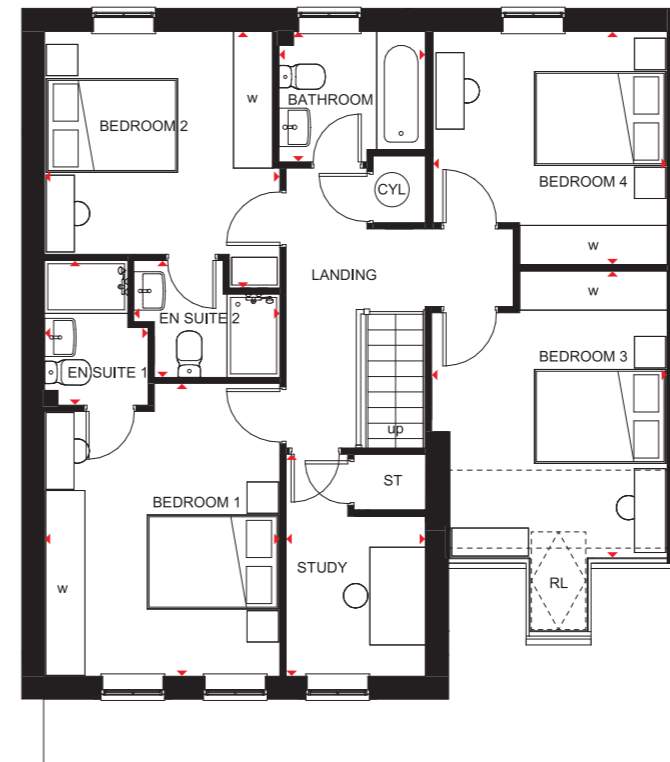
- Spacious and practical family home designed for modern living
- Open-plan kitchen with dining and family areas, and separate utility
- Generous lounge with feature bay window provides room to relax
- Integral garage adds security and convenience
- Four double bedrooms – the main bedroom and the second bedroom both offering an en suite – a study and a family bathroom are on the first floor



Ground Floor

Lounge	3350 x 6121mm	11'0" x 20'1"
Kitchen/Family/Dining	7199 x 3944mm	23'7" x 12'11"
Utility	1638 x 2627mm	5'4" x 8'7"
WC	1638 x 850mm	5'4" x 2'9"
Garage	3165 x 6009mm	10'5" x 19'9"

[Approximate dimensions]



First Floor

Bedroom 1	3372 x 4197mm	11'1" x 13'9"
En Suite 1	1485 x 2075mm	4'10" x 6'10"
Bedroom 2	3372 x 3679mm	11'1" x 12'1"
En Suite 2	2094 x 1675mm	6'10" x 5'6"
Bedroom 3	3377 x 5162mm	11'1" x 16'11"
Bedroom 4	3357 x 3346mm	11'0" x 11'0"
Study	2000 x 3183mm	6'7" x 10'5"
Bathroom	2100 x 1873mm	6'11" x 6'2"

[Approximate dimensions]

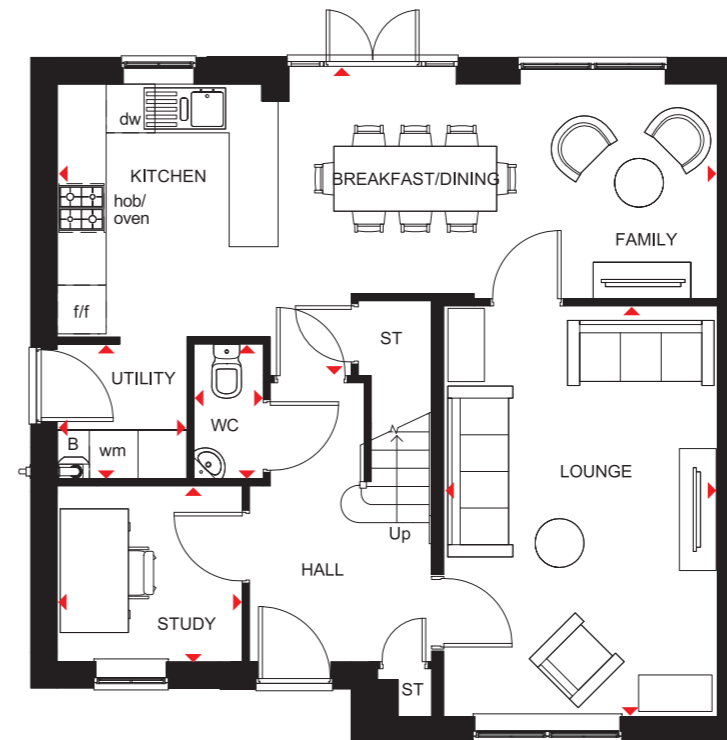
KEY	B Boiler	wm Washing machine space	RL Roof light
	ST Store	f/f Fridge/freezer space	w Wardrobe space
	CYL Cylinder	dw Dishwasher space	◀▶ Dimension location

RADLEIGH

4 BEDROOM HOME



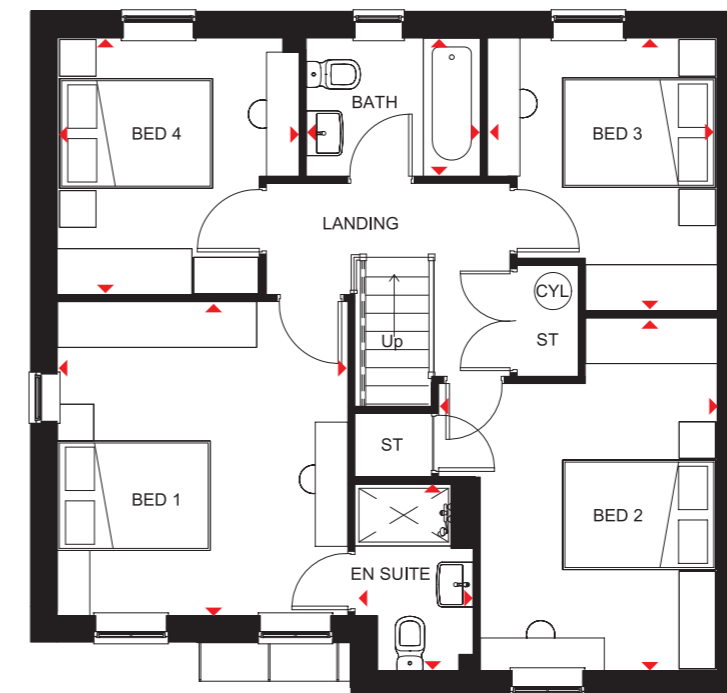
- A bright and airy family home
- The large open-plan kitchen has dining and family areas and French doors leading to the garden. There is also a separate utility room
- A spacious lounge and separate study are also on the ground floor
- Upstairs are four double bedrooms, the main with en suite shower room, and a family bathroom



Ground Floor

Lounge	3361 x 5046mm	11'0" x 16'7"
Kitchen/ Dining/Family	8110 x 3583mm	26'7" x 11'9"
Utility	1592 x 1655mm	5'3" x 5'5"
Study	2273 x 2158mm	7'5" x 7'1"
WC	850 x 1655mm	2'9" x 5'5"

[Approximate dimensions]



First Floor

Bedroom 1	3570 x 3858mm	11'9" x 12'8"
En Suite	1452 x 2289mm	4'9" x 7'6"
Bedroom 2	3423 x 4335mm	11'3" x 14'3"
Bedroom 3	2824 x 3350mm	9'3" x 11'0"
Bedroom 4	2973 x 3152mm	9'9" x 10'4"
Bathroom	2137 x 1699mm	7'0" x 5'7"

[Approximate dimensions]

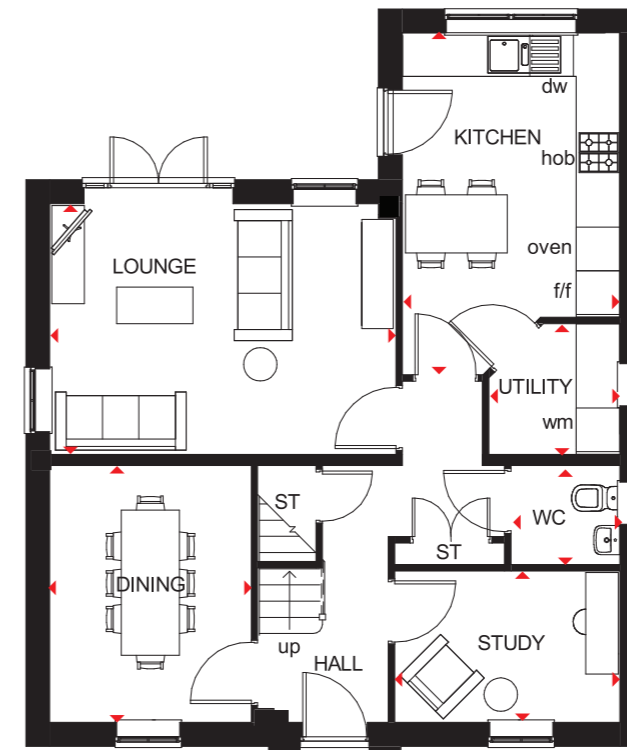
KEY	B	Boiler	wm	Washing machine space	◀▶	Dimension location
	ST	Store	f/f	Fridge/freezer space		
	CYL	Cylinder	dw	Dishwasher space		

TAMERTON

4 BEDROOM DETACHED HOME



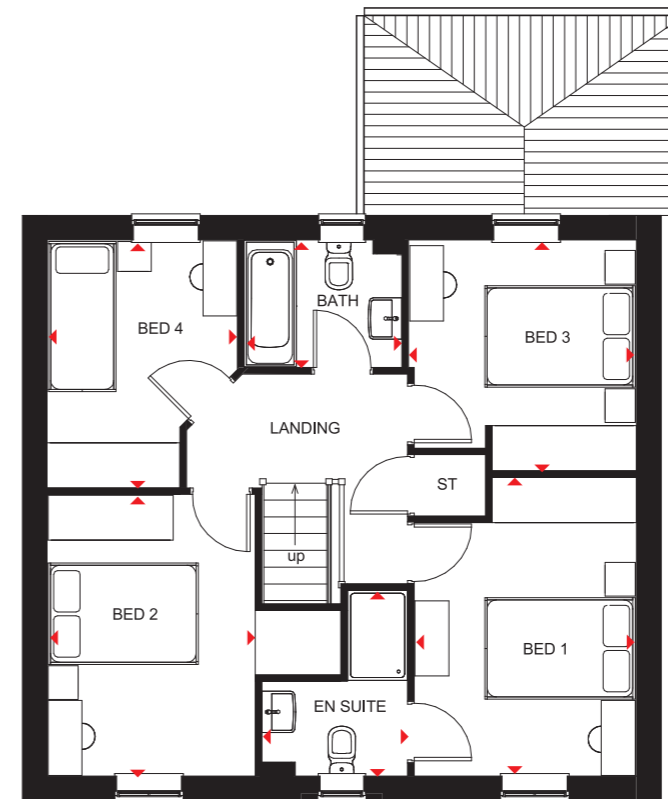
- A spacious home designed to be light and airy
- The generous lounge has French doors leading to the rear garden
- A fitted kitchen with breakfast area and utility room, a separate dining room and a study are also on the ground floor
- Upstairs are three double bedrooms, the main with en suite, a single bedroom and a family bathroom



Ground Floor

Lounge	4767 x 3452mm	15'8" x 11'4"
Kitchen	2995 x 5805mm	9'10" x 19'1"
Dining	2776 x 3537mm	9'1" x 11'7"
Utility	1803 x 1801mm	5'11" x 5'11"
Study	3099 x 2084mm	10'2" x 6'10"
WC	1500 x 1366mm	4'11" x 4'6"

[Approximate dimensions]



First Floor

Bedroom 1	2961 x 3977mm	9'9" x 13'1"
En Suite	1939 x 2474mm	6'4" x 8'1"
Bedroom 2	2773 x 3751mm	9'1" x 12'4"
Bedroom 3	3022 x 3074mm	9'11" x 10'1"
Bedroom 4	2535 x 3300mm	8'4" x 10'10"
Bathroom	2116 x 1698mm	6'11" x 5'7"

[Approximate dimensions]

KEY	B Boiler	f/f Fridge/freezer space
	ST Store	dw Dishwasher space
	wm Washing machine space	◀▶ Dimension location

THORNTON

4 BEDROOM DETACHED HOME



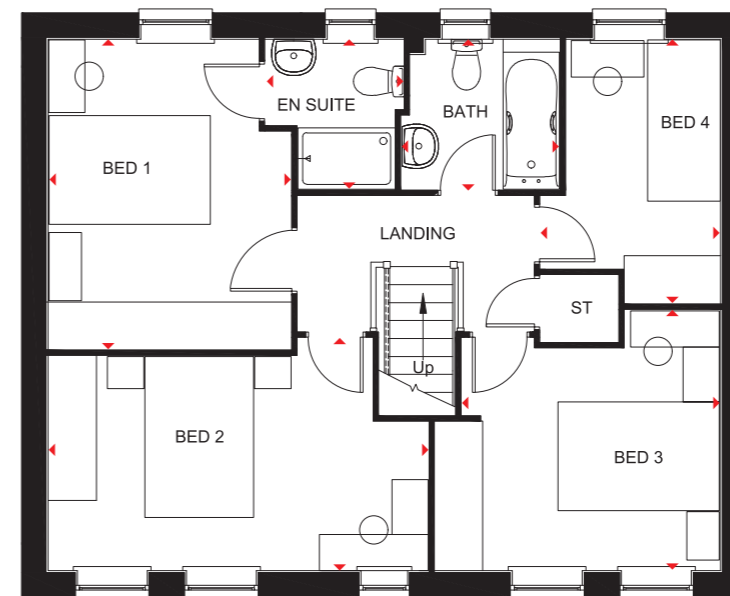
- Spacious family home designed for modern living
- Flexible, open-plan kitchen with dining and family areas, and a convenient downstairs WC
- Generous lounge has room for all the family to relax, while French doors access the rear garden where living space can be easily extended in good weather
- First floor comprises three double bedrooms, the main with en suite, a single bedroom and the family bathroom



Ground Floor

Lounge	3150 x 6600mm	10'4" x 21'8"
Kitchen/Dining	4054 x 6600mm	13'4" x 21'8"
WC	1524 x 1650mm	5'0" x 5'5"
Lobby	1650 x 2060mm	5'5" x 6'9"

(Approximate dimensions)



First Floor

Bedroom 1	3013 x 3850mm	9'11" x 12'8"
En Suite	1708 x 1863mm	5'7" x 6'1"
Bedroom 2	2886 x 4720mm	9'6" x 15'6"
Bedroom 3	3237 x 3542mm	10'7" x 11'7"
Bedroom 4	2236 x 3275mm	7'4" x 10'9"
Bathroom	1863 x 1961mm	6'1" x 6'5"

(Approximate dimensions)

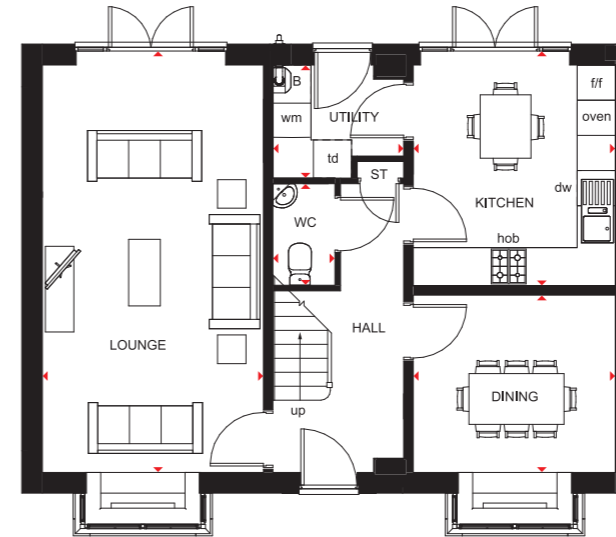
KEY	B	Boiler	f/f	Fridge/freezer space
	ST	Store	dw	Dishwasher space
	wm	Washing machine space	◀▶	Dimension location

MALVERN

5 BEDROOM DETACHED HOME



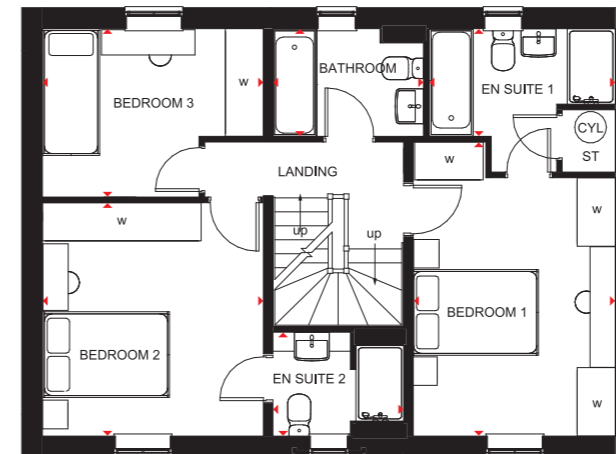
- A spacious family home designed over three storeys
- French doors lead to the garden from both the lounge and kitchen, which has an adjoining utility. The lounge and separate dining room both have airy walk-in bays
- Upstairs are the main bedroom and bedroom 2, both with en suite, a single bedroom and bathroom. The top floor has a further double bedroom, single bedroom and shower room



Ground Floor

Lounge	3483 x 7013mm	11'4" x 23'0"
Kitchen	3184 x 3480mm	10'4" x 11'4"
Dining	3184 x 2792mm	10'4" x 9'1"
WC	977 x 1600mm	3'2" x 5'2"
Utility	2062 x 1784mm	6'7" x 5'8"

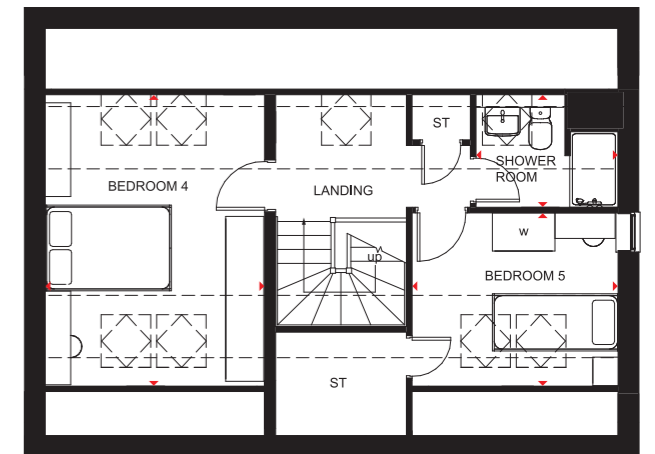
[Approximate dimensions]



First Floor

Bedroom 1	3184 x 4636mm	10'4" x 15'2"
En Suite 1	2934 x 2261mm	9'6" x 7'4"
Bedroom 2	3483 x 3678mm	11'4" x 12'0"
En Suite 2	2061 x 1637mm	6'7" x 5'3"
Bedroom 3	3483 x 2656mm	11'4" x 8'7"
Bathroom	2373 x 1698mm	7'7" x 5'5"

[Approximate dimensions]



Second Floor

Bedroom 4	3484* x 5100mm	11'4"* x 16'7"
Bedroom 5	3246* x 3236mm	10'6"* x 10'6"
Shower Room	1776 x 2241*mm	5'8" x 7'3"*

[Approximate dimensions]

*Overall floor dimension includes lower ceiling areas.

KEY	B	Boiler	wm	Washing machine space	td	Tumble dryer space
	ST	Store	f/f	Fridge/freezer space	◀▶	Dimension location
	CYL	Cylinder	dw	Dishwasher space		

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