



A lovely home benefiting from high specification and well-planned accommodation over two floors. On the ground floor the entrance hall leads to the cloakroom and kitchen, then on to the rear aspect living/dining room with French doors opening to the enclosed rear garden. The stairs, with under stairs storage, sweep up and round to the first floor and master bedroom with en-suite, two further bedrooms, family bathroom and storage. Two parking spaces are provided, plot 65 includes a carport.

The Dean is available in two exterior finishes with a slate or plain tiled roof:

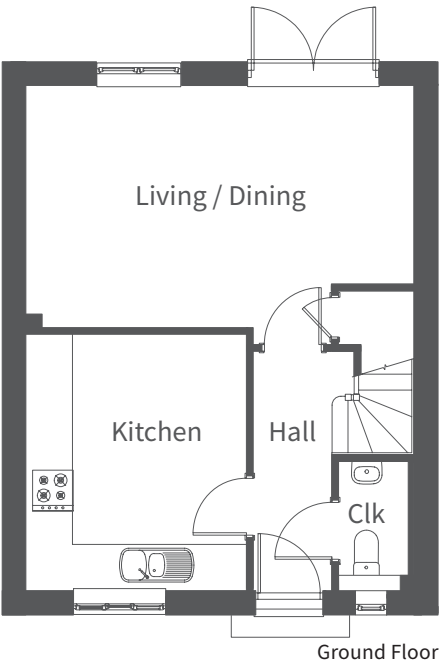
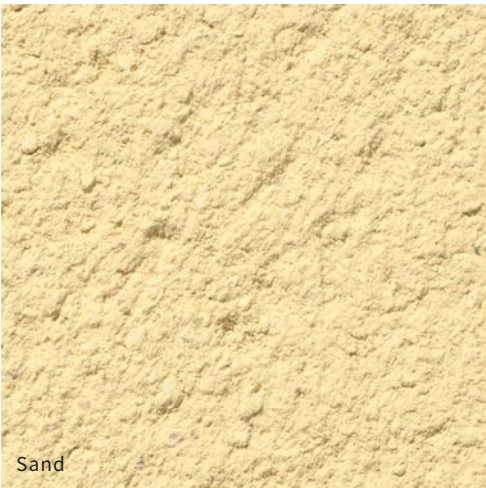
Coloured Render

Beige: Plots 65, 67 and 77



Coloured Render

Sand: Plots 60, 61, 68, 73, 74, 75, 76, 84 and 86



Ground Floor	Millimetres	Feet / inches
Living / Dining	5650 x 3550	18'6" x 11'8"
Kitchen	3740 x 3200	12'3" x 10'6"

First Floor	Millimetres	Feet / inches
Bedroom 1	3525 x 3170	11'7" x 10'5"
En-suite	2380 x 2890	7'10" x 9'6"
Bedroom 2	3170 x 2685	10'5" x 8'10"
Bedroom 3	2890 x 2380	9'6" x 7'10"
Bathroom	2380 x 1900	7'10" x 6'3"

Please note: other floor plans and elevations for each property are available. As each house is built individually, maximum dimensions shown may vary +/- 50mm and the internal finishes may not always be the same. External finishes, materials, landscaping, positions and colours of windows and garages (where applicable) may also vary. Properties can also be constructed as mirror images of that shown. Please ask if you require further details or clarification.

