

Key features:



Open plan living space



Velux window



French doors



Integrated appliances

KEY: ☒ = Standard, O = Optional Extra, L = Lifestyle Pack, X = Not Available

	42x13.6 2 Bed	43x13.6 3 Bed
Lifestyle pack	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Platinum Pack	<input type="checkbox"/>	<input type="checkbox"/>
INTERIOR		
Beadless internal wallboards & MDF tongue and groove fluted ceiling	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Fluted privacy glass (in entrance doors, bathrooms windows, glazed internal doors* and apex window)	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Commercially rated carpet to lounge and bedrooms	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Herringbone vinyl flooring to bathrooms, hallway and kitchen	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Brushed metal switches and sockets with USB*	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Trace heating	P/O	P/O
Gas condensing combi boiler with thermostatic radiators	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
KITCHEN / DINING AREA		
Integrated appliances (fridge/freezer, microwave and slimline dishwasher)	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
5 ring gas hob, electric oven and grill with with integrated cooker hood	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
1.5 bowl sink with hardwood over sink chopping board & black kitchen tap	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Integrated washing machine or integrated washer/dryer	<input type="checkbox"/>	<input type="checkbox"/>
Replace electric oven with gas oven	<input type="checkbox"/>	<input type="checkbox"/>
Feature exposed edison dining pendant light	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Domestic soft close doors drawers and pull out larder unit	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Connection for washing machine	P/O	P/O
Modern metal dining table frame, with upholstered dining chairs	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Faux wood venetian blind to kitchen and dining window	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Glass splashback	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Velux window	<input type="checkbox"/>	<input type="checkbox"/>
LOUNGE		
Freestanding 3 seater and 2 feature armchairs	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Freestanding 3 seater and 2 seater sofas	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Air bed with electric pump	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Integrated electric fire with integrated lighting and slatted feature panel	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Wall mounted TV bracket for 32" up to 50" (supplied to fit)	<input type="checkbox"/>	<input type="checkbox"/>
TV electrical sockets with integrated USB ports	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Feature framed canvas	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>
Bluetooth ceiling speakers	P/O	P/O
Voiles to windows	<input type="checkbox"/>	<input type="checkbox"/>

MASTER BEDROOM

King size lift-up bed, feature headboard & SnooVe mattress	✓	✓
SnooVe Gold mattress upgrade	●	●
Upholstered tub stool to dressing table	✓	✓
Bedside cabinets and matching vanity unit with drawer & black round mirror	✓	✓
Bedside pendant lights	✓	✓
NatureWall feature	✓	✓
French doors in place of fixed window	●	●
USB charging points, TV aerial point & 230v sockets	✓	✓
Mirrored sliding doors to provide access to en-suite and walk in wardrobe	✓	✓
Walk in wardrobe with hanging space, drawers and shelving	✓	✓

MASTER EN-SUITE

Extractor fan	✓	✓
Close coupled ceramic toilet with dual flush	✓	✓
Domestic shower tray with concrete style wetwall & dual thermostatic shower with fixed rainfall head in a modern black finish	✓	✓
Sit-on basin with drawered vanity unit & frame mirror	✓	✓
Faux wood venetian blind	✓	✓
Feature black towel radiator	✓	✓
Robe hook	✓	✓

ADDITIONAL BEDROOMS

Twin divan style beds (with storage), feature headboards and SnooVe mattresses	✓	✓
3FT Mattresses	✓	✗
SnooVe Gold mattress upgrade	●	●
Modern bedside table and mirrored wardrobe	✓	✓
USB charging points, TV aerial point and 230v sockets	✓	✓
Roman blind with dim out lining	✓	✓

BATHROOM

Extractor fan	✓	✓
Close coupled ceramic toilet with dual flush	✓	✓
Domestic shower tray with concrete style wetwall & dual thermostatic shower with fixed rainfall head in a modern black finish	✓	✓
Sit-on basin with drawered vanity unit & frame mirror	✓	✓
Velux window	✓	✓
Feature black towel radiator	✓	✓
Robe hook	✓	✓

HALLWAY/ENTRANCE

Storage cupboard with shelving	✓	✗
Small seating area with shoe storage and coat hooks	✓	✗
Double panelled radiator	✓	✗
Feature mirror and slatted wall	✓	✗

EXTERIOR

Timberwolf Canoxel ultraplank side feature	✓	✓
Champagne aluminium cladding	✓	✓
Artefoam cladding	P/O	P/O
CanExel & coloured aluminium cladding	●	●
Anthracite coloured uPVC glazing	✓	✓
Coloured uPVC Glazing	●	●
Front French doors	✓	✓
Front sliding patio doors	●	●
Exterior up and down light & LED strip light	✓	✓
Fully galvanised Protech chassis	✓	✓
Twin axle chassis	✓	✓
Steel coated bargeboard with Graphite UPVC fascia and Victory bronze crest	✓	✓
BS3632 : (2015) residential specification	P/O	P/O

Lifestyle Pack

- Gas condensing combi boiler
- Thermostatic radiators
- Low-E glass on all double glazing

Lakewood

FLOORPLANS

1



- 1. 42ft x 13ft 2 bed
- 2. 43ft x 14ft 3 bed

The Lakewood is also available in BS3632 Residential specification which adds 1ft to the total width of the home.

2

