

STANDARD SPECIFICATIONS & OPTIONAL

	40x12 2 Bed	41x12 3 Bed
Lifestyle pack	●	●
INTERIOR		
NoVus beadless internal wallboards	✓	✓
Commercially rated carpet to bedrooms	✓	✓
Herringbone vinyl flooring to lounge, bathrooms, hall & kitchen / dining	✓	✓
Satin silver sockets & switches + USB	●	●
Voiles to all windows with curtains	●	●
Gas condensing combi boiler with thermostatic radiators	L	L
ENTRANCE HALL		
Storage cupboard with coat hooks	✓	✓
KITCHEN / DINING AREA		
Integrated appliances (fridge/freezer, extractor & microwave)	✓	✓
5 ring gas hob, electric oven and grill	✓	✓
Integrated dishwasher	● *	● *
Integrated washing machine or Integrated washer / dryer	● *	● *
Replace electric oven with gas oven	●	●
Black matt swivel tap & single bowl sink	✓	✓
Contemporary hairpin dining table, two freestanding dining chairs & cushioned hairpin dining bench seat	✓	✓
Additional dining chairs to replace dining bench seat	●	●
Wood effect metal venetian blind to kitchen & dining window	✓	✓
Feature white glass splashback	✓	✓
Feature slatted wall	✓	✓
Feature denim accent wall	✓	✓
Black matt switches & sockets	✓	✓
Velux roof window in kitchen	●	●
LOUNGE		
Freestanding L-shape sofa	✓	✓
Freestanding L-shape sofa in faux leather	●	●
Air bed with electric pump	✓	✓
Entertainment media unit with TV point	✓	✓
Wall mounted TV bracket for 32" up to 50" (supplied to fit)	✓	✓
Integrated electric fire with log effect & remote control	✓	✓
Neutral fabric curtain with coordinating scatters	✓	✓
Coffee table with hairpin legs	✓	✓
Black matt switches & sockets with USB	✓	✓
Roman blinds to lounge	✓	✓
Bluetooth ceiling speakers	●	●
MASTER BEDROOM		
King size divan bed with feature headboard & Smart mattress	✓	✓
SnooVe mattress upgrade (CRIB 5)	●	●
SnooVe Gold mattress upgrade (CRIB 5)	●	●
Handleless design bedside cabinets with hairpin legs, coordinating wardrobe, top lockers & chest of drawers	✓	✓
Feature strip lighting to top lockers	✓	✓
White switches and sockets with USB	✓	✓
TV aerial point	✓	✓
Herringbone style curtains with dim-out lining & coordinating scatter cushions	✓	✓
Roman blind with dim out fabric lining	✓	✗
Feature sage green wallcovering	✓	✓
Long length black frame mirror	✓	✓
MASTER EN-SUITE (2 BED) / SHOWER ROOM (3BED)		
En-suite extractor fan	✓	✓
En suite with close coupled ceramic toilet with dual flush	✓	✓
Domestic shower tray with wetwall & dual thermostatic shower with fixed rainfall head	✓	✓
Sit-on basin with vanity unit & mirror	✓	✓
Wood effect metal venetian blinds	✓	✓
Feature chrome towel radiators	✓	✓
ADDITIONAL BEDROOMS		
Twin beds with metal bedframes, feature faux leather headboard & Smart mattress	✓	✓
3FT Mattresses	✓	✗
Storage divan upgrade	●	✗
SnooVe mattress upgrade (CRIB 5)	●	●
SnooVe Gold mattress upgrade (CRIB 5)	●	●
TV point to 2nd twin bedroom (3 bed only)	✗	●
TV aerial point	✓	●
Herringbone style roman blind with dim-out fabric lining	✓	✓
Handleless design bedside cabinets with hairpin legs & coordinating wardrobe with open shelving	✓	✓
Feature line drawing prints in black frames	✓	✓
Feature sage green wallcovering	✓	✓
Guzunder bed to 1st twin (remove 1 twin bed)	●	●
White switches and sockets with USB	✓	✓
BATHROOM (2 BED) / ENSUITE TOILET (3BED)		
Extractor fan	✓	●
Close coupled ceramic toilet with dual flush	✓	✓
1700mm bath with wetwall, bath screen & bath mixer tap with shower head	✓	✗
Replace bath with domestic 1100mm shower tray, wetwall & dual thermostatic shower with fixed rainfall head and storage cupboard	●	✗
Sit-on basin with vanity unit & mirror	✓	✓
Wood effect metal venetian blinds	✓	✓
Feature chrome towel radiators	✓	✓
EXTERIOR		
Feature Ultra-plank CanExel Granite cladding to front elevation & Graphite window to front	✓	✓
Light grey aluminium cladding	✓	✓
CanExel, Artefoam Plastic and coloured aluminium cladding options	●	●
White uPVC Glazing with anthracite gutters and downpipes	✓	✓
Coloured uPVC Glazing & coordinating gutters and downpipes	●	●
Front French doors	●	●
Front sliding patio doors	✗	✗
Exterior up and down light	✓	✓
LED strip light to bargeboard	✓	✓
Painted chassis	✓	✓
Galvanised chassis	●	●
Twin axle chassis	✓	✓
Steel coated bargeboard with Graphite UPVC fascia and Victory bronze crest	✓	✓
KEY: ☑= Standard O = Optional Extra L = Lifestyle Pack X = Not Available		
* Option of either a dishwasher or washing machine - it is not possible to have both in this model		

