

## APARTMENTS DETAILED SPECIFICATION LIST

### Doors

- Contemporary Vicaima solid doors throughout
- Chrome door furniture

### Flooring

- Rustic wood effect flooring to living areas, kitchen, hall and wet rooms
- Carpet to all bedrooms

### Kitchen

- Option 1: High gloss white soft-close doors with concrete grey granite worktops and upstand\*
- Option 2: High gloss grey soft-close doors with white granite worktops and upstand\*
- Integrated BOSCH appliances including ceramic hob, oven and microwave
- Integrated dishwasher
- Integrated fridge/freezer
- Chrome mixer taps
- Stainless steel chimney hood
- Pelmet lighting

\*Subject to build stage

### Security

- Intruder alarm to each apartment
- Smart phone intercom system

### Bathroom

- White ROCA WC and wash hand basin with vanity unit
- Grohe chrome brassware
- Thermo Shower complete with drench and handset
- Over bath four-fold shower screen
- Clear glass pivot shower door and low profile shower trays and waste to en-suites (where applicable)
- Waxman tiles, with full height tiling to baths with showers. Half height tiling to walls with sanitaryware fitted.

### Electrical

- Chrome sockets and switches
- TV point to lounge and all bedrooms
- BT point to lounge
- USB ports to living room, kitchen and bedrooms.
- Twin Virgin Television point to lounge
- Mechanical ventilation to Bathroom, Kitchen, En-suite
- Chrome LED downlights in Living Areas and Bathroom/En-suites
- Pendant lighting to all other areas

### Plumbing and Heating

- Electric wet central heating system
- Mains powered smoke detectors

### General

- Chrome effect sockets and switch faceplates
- White matt emulsion to walls and ceilings

### Landscaping

- A landscape architect designed scheme comprising of semi mature planting and trees in addition to hard landscaping features and lighting.

### Parking

- Minimum of one parking space per apartment
- Additional parking spaces available by negotiation
- Electric barrier access
- Secure cycle storage

### Warranty & Lease

- All apartments come with a 10-year warranty with Checkmate Insurance from the date of completion.
- All apartments are leasehold for 999 years.