



The Coppice Alsager

millershomes

the place to be®



A new home. The start of a whole new chapter for you and your family. And for us, the part of our job where bricks and mortar becomes a place filled with activity and dreams and fun and love. We put a huge amount of care into the houses we build, but the story's not finished until we match them up with the right people. So, once you've chosen a Miller home, we'll do everything we can to make the rest of the process easy, even enjoyable. From the moment you make your decision until you've settled happily in, we'll be there to help.



the place to be[®]

- 01 Welcome home
- 04 Living in Alsager
- 08 Floor plans
- 18 Specification
- 24 How to find us

Plot information >

Plot information

- Shakespeare**
See Page 08
- Jura**
See Page 09
- London**
See Page 10
- Stevenson**
See Page 12
- Crompton**
See Page 13
- Glenmuir**
See Page 14
- Rolland**
See Page 15
- Orwell**
See Page 16
- Hurston**
See Page 17
- Affordable Housing**
- Optional Conservatory**
(dependant on build stage)



The artist's impressions (computer-generated graphics) have been prepared for illustrative purposes and are indicative only. They do not form part of any contract, or constitute a representation or warranty. External appearance may be subject to variation upon completion of the project. Please note that the site plan is not drawn to scale.



L.E.A.P

Existing Development

GOLDFINCH DRIVE

Footpath Link

Badger Corridor

53-65

L.E.A.P

stream

stream

Open Land

Welcome to The Coppice

On the edge of Alsager, next to open farmland, The Coppice is a beautifully landscaped development of three, four and five bedroom homes. It is destined to become one of the town's most desirable locations with its own delightful green park and play area. Located just half a mile from local shops, less than a mile from the railway station and on a local bus route, The Coppice really is the place to come home to.



We care about you

Every year, we help thousands of homebuyers to make the move. We understand what matters to you. And that's what matters to us. You can be sure we'll do everything we can to make your homebuying experience stress-free and as enjoyable as possible.

Be Happy

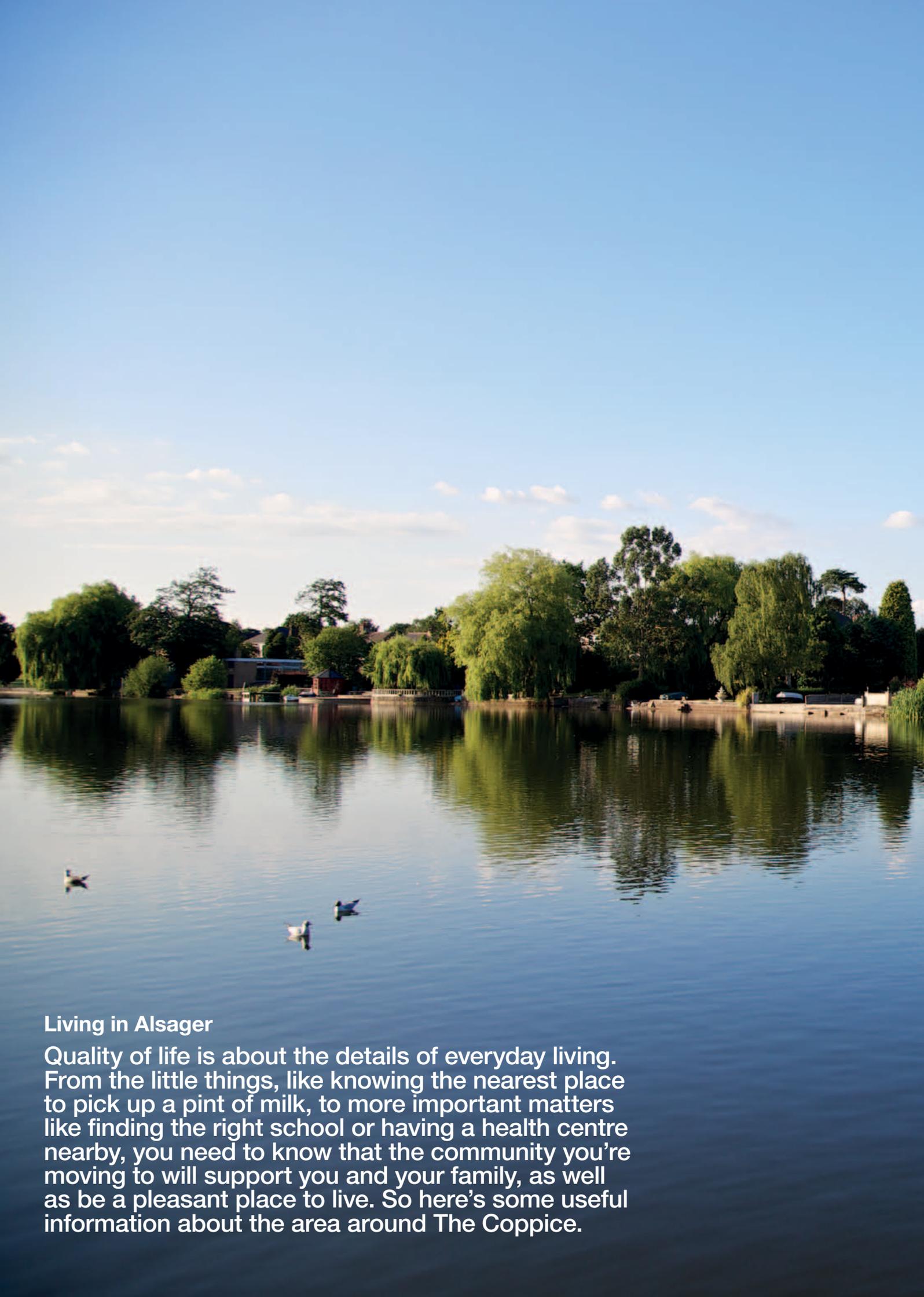
We want you to love living in your new home. That's why everything is built around you. Your complete satisfaction is the only way we know we're getting things right. In fact, during 2012, 97% of customers said they'd recommend Miller Homes to their best friend. To check our latest performance results see our website.



Please be advised...

The positioning of trees is for indicative purposes only and turfed rear gardens are not included. Please speak to the sales adviser for further information about individual plot details. CGI represents typical Miller Homes' exteriors. Please note elevational treatments may vary and street lighting has not been illustrated. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Please refer to the 'Important Notice' section at the back of this brochure for more information.





Living in Alsager

Quality of life is about the details of everyday living. From the little things, like knowing the nearest place to pick up a pint of milk, to more important matters like finding the right school or having a health centre nearby, you need to know that the community you're moving to will support you and your family, as well as be a pleasant place to live. So here's some useful information about the area around The Coppice.







Transport

There are frequent train services from Alsager to nearby Crewe and Derby. In addition the bright lights of London, Euston is a journey of less than two and a half hours away. Buses between Hanley Bus Station and Crewe via Leighton Hospital stop close to The Coppice, and the development is less than three miles from Junction 16 of the M6 - to the north-east, the Trent and Mersey Canal towpath forms part of the National Cycle Network making the commute from The Coppice exceptionally easy and enjoyable.

Leisure & Recreation

Alsager Leisure Centre is just ten minutes walk from The Coppice and includes a swimming pool, sports hall, sauna plus outdoor and indoor football pitches. The Alsager Library offers a number of children's activities. Close to open countryside, The Coppice is within easy reach of some excellent long-distance walking and cycling routes, including the Cheshire Ring Canal Walk and the South Cheshire Way. Alsager Golf and Country Club offers a bowling green, an eighteen hole course and clubhouse facilities.

Shopping

There is an excellent selection of local independent shops, including a newsagent and a Post Office. The town has a lively and vibrant market, every Wednesday, and a farmers market is held at the civic centre on the third Saturday of every month.

Education & Health

Alsager has several primary schools, the nearest is Cranberry Primary. Its associated Infant School is set in spacious grounds approximately 350 yards from The development. Alsager School, a Business and Enterprise College, provides secondary education for the town. Alsager Health Centre on Sandbach Road, around fifteen minutes walk from The Coppice, has two GP practices, and there is a dental surgery less than half a mile away.

Shakespeare

5 Bed

Plots

1, 8, 9, 14, 28*, 34

Overview

This contemporary home offers a vast array of impressive and stylish features, from the aperture that separates the kitchen and dining room to the luxurious master bedroom with its dressing room and en-suite. Every aspect of its beautiful design emphasises the quality of this superior home.

Key Features

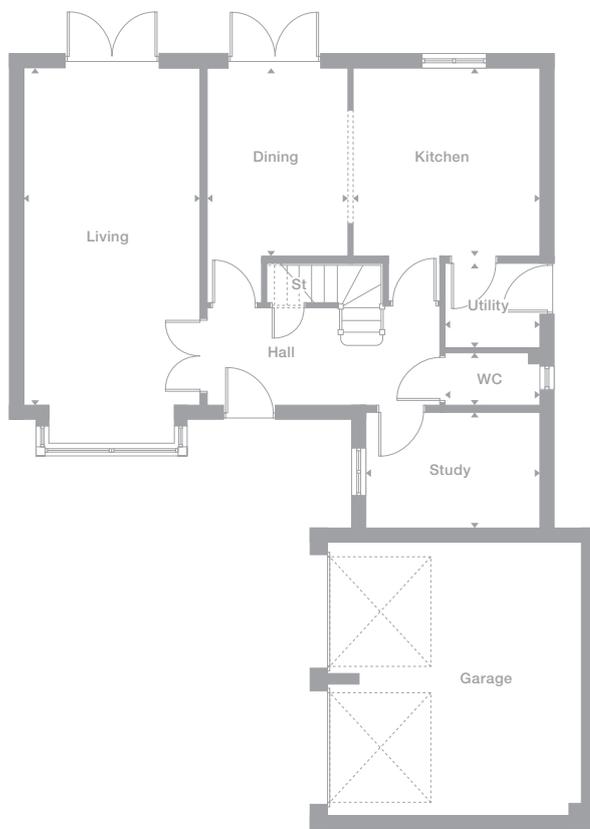
Feature Bay Window
Kitchen/Dining Room
2 En-Suites
Dressing Room
Downstairs WC
Utility
French Doors
Double Garage

Total Floor Space

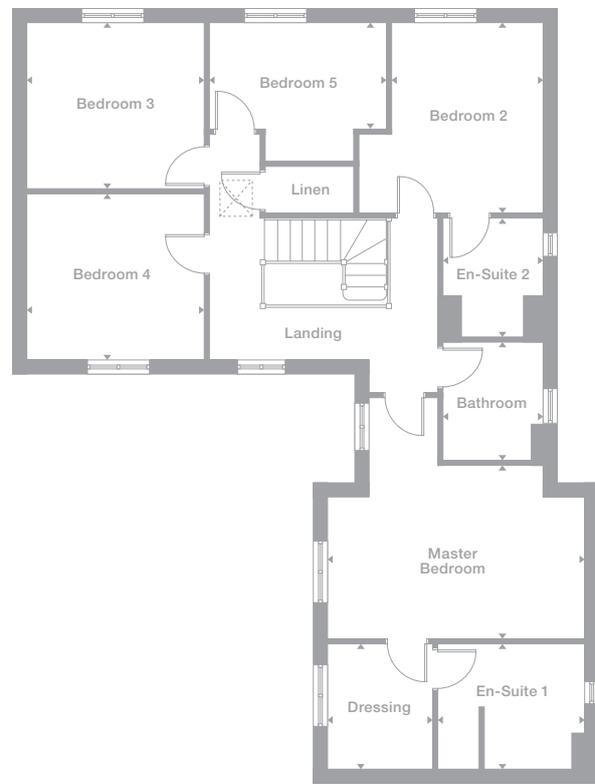
1,868 sq ft



Ground Floor



First Floor



Room Dimensions

Ground Floor

Living 3.450m x 6.565m min 11'4" x 21'6"	WC 1.855m x 1.029m 6'1" x 3'5"
Dining 2.740m x 3.690m min 9'0" x 12'11"	Utility 1.855m x 1.683m 6'1" x 5'6"
Kitchen 3.647m x 3.690m min 12'0" x 12'11"	Study 3.378m x 2.295m 11'1" x 7'6"

First Floor

Master Bedroom 4.950m max x 3.416m 16'3" x 11'2"	Bedroom 2 2.940m x 3.737m 9'8" x 12'3"	Bedroom 4 3.450m x 3.247m 11'4" x 10'8"
En-Suite 1 2.850m x 2.478m 9'4" x 8'2"	En-Suite 2 1.940m x 2.343m 6'4" x 7'8"	Bedroom 5 3.473m x 2.094m min 11'5" x 6'10"
Dressing 2.038m x 2.478m 6'8" x 8'2"	Bedroom 3 3.450m x 3.255m 11'4" x 10'8"	Bathroom 1.940m x 2.336m 6'4" x 7'8"

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notices' section at the back of this brochure for more information.

* Plots are a mirror image of plans shown above



5 Bed

Jura

Plots
17, 18

Key Features

Feature Bay Window
Family/Dining/Kitchen
2 En-Suites
Downstairs WC
Utility
French Doors
Double Garage

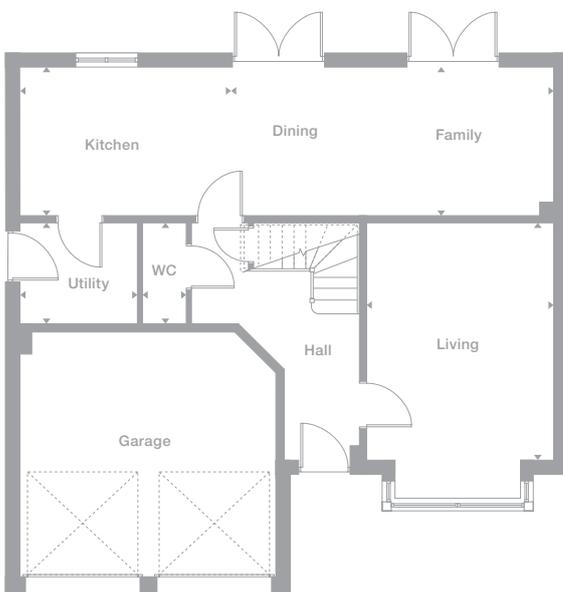
Total Floor Space

1,671 sq ft

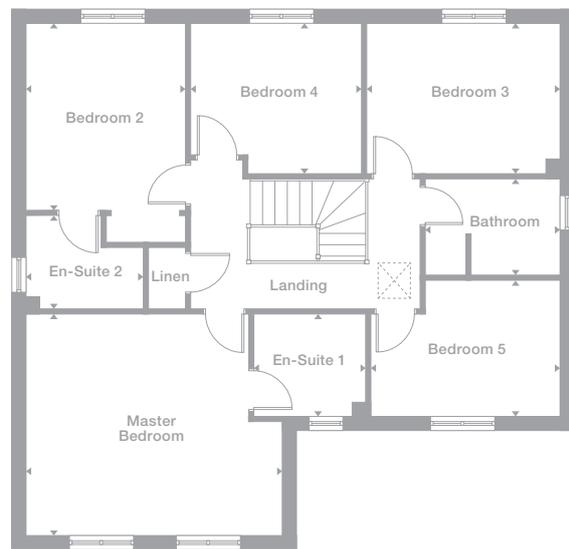
Overview

Arranged around a striking L-shaped hall and superb gallery landing, the exceptionally spacious Jura combines a wealth of premium features including a fabulous kitchen/dining and family space, plus five bedrooms and two en-suites to create a perfect family home.

Ground Floor



First Floor



Room Dimensions

Ground Floor

Living 3.630m x 4.649m min 11'11" x 15'3"	WC 0.880m x 2.050m 2'11" x 6'9"
Kitchen 4.085m x 2.900m 13'5" x 9'6"	Utility 2.292m x 2.050m 7'6" x 6'9"
Dining/Family 6.237m x 2.900m 20'6" x 9'6"	

First Floor

Master Bedroom 4.945m max x 4.307m 16'3" x 14'2"	En-Suite 2 2.280m max x 1.890m max 7'6" x 6'2"	Bedroom 5 3.679m max x 2.673m max 12'1" x 8'9"
En-Suite 1 2.177m x 1.978m 7'2" x 6'6"	Bedroom 3 3.760m x 2.951m 12'4" x 9'8"	Bathroom 2.643m max x 1.900m max 8'8" x 6'3"
Bedroom 2 3.104m x 3.616m min 10'4" x 11'10"	Bedroom 4 3.321m x 2.951m max 10'11" x 9'8"	

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notices' section at the back of this brochure for more information.

London

5 Bed

Plots

4, 16, 29, 31*, 37*

Overview

From the exciting family room, where twin french doors make the garden an integral part of everyday life, to the two charming dormer bedrooms, the London is a substantial and impressive family home of unmistakable quality and luxury.

Key Features

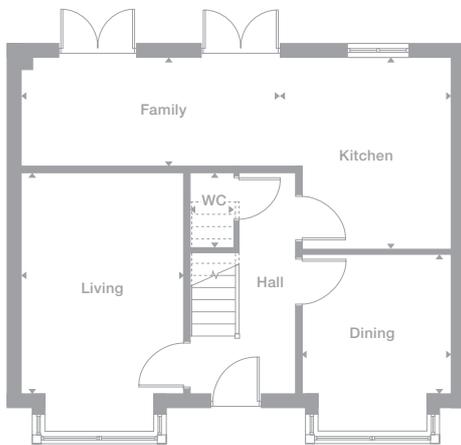
Feature Bay Windows
Dormer Windows
Kitchen/Family Room
Master Bed En-Suite
Downstairs WC
Shower Room
Double French Doors

Total Floor Space

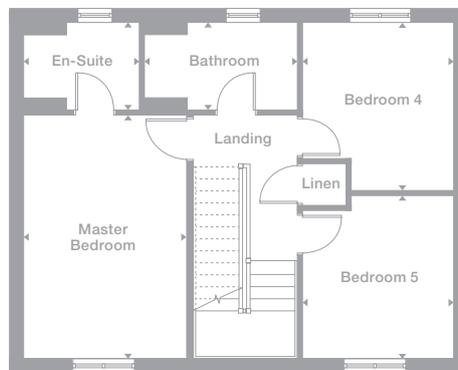
1,646 sq ft



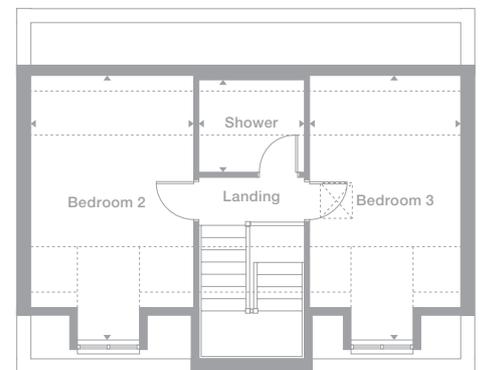
Ground Floor



First Floor



Second Floor



Room Dimensions

Ground Floor

Living 3.201m x 4.382m min 10'6" x 14'5"	Family 5.108m x 2.169m 16'9" x 7'1"
Dining 2.950m x 2.797m min 9'8" x 9'2"	WC 0.850m x 1.496m 2'9" x 4'11"
Kitchen 3.343m x 3.790m 11'0" x 12'5"	

First Floor

Master Bedroom 3.201m x 4.848m 10'6" x 15'11"	Bedroom 5 2.976m max x 3.241m max 9'9" x 10'8"
En-Suite 2.300m max x 1.740m max 7'7" x 5'9"	Bathroom 3.015m max x 1.740m max 9'11" x 5'9"
Bedroom 4 2.998m max x 3.347m max 9'10" x 11'0"	

Second Floor

Bedroom 2 3.248m x 5.390m max 10'8" x 17'8"
Bedroom 3 2.997m x 5.390m max 9'10" x 17'8"
Shower 2.080m x 2.012m 6'10" x 6'7"

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notices' section at the back of this brochure for more information.

* Plots are a mirror image of plans shown above

Keeping you informed

From the word go, you'll know exactly what's happening with your home. You can track progress on mymillerhome.com, an exclusive website dedicated to your new home. And, we'll send you regular updates via email or text.

www.mymillerhome.com



Stevenson

4 Bed

Plots

7*, 21*, 30, 32*, 33*, 38, 40

Overview

Airy and spacious, the beautifully equipped kitchen and dining room provides a convivial family space. Like the study and two of the bedrooms it features dual aspect windows that fill the rooms with natural light.

Key Features

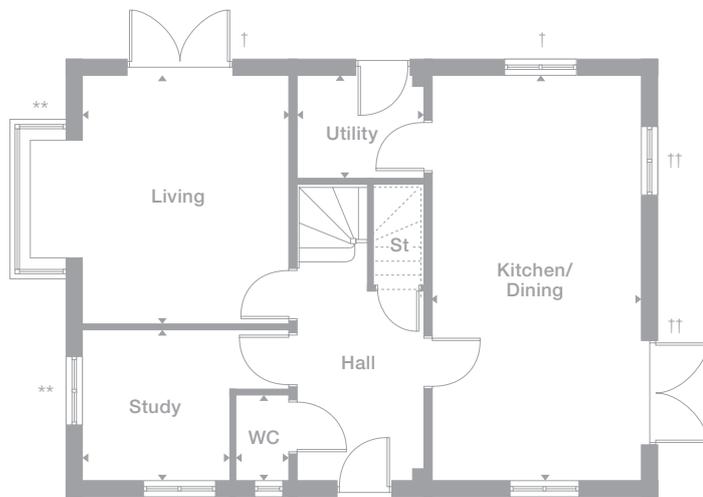
Kitchen/Dining
Utility
Study
Master Bed En-Suite
Downstairs WC
French Doors

Total Floor Space

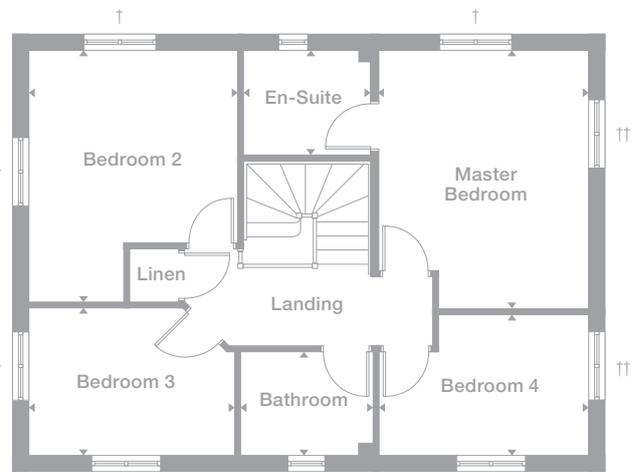
1,401 sq ft



Ground Floor



First Floor



Room Dimensions

Ground Floor

Living
3.512m min x 4.256m
11'6" x 14'0"

Kitchen/Dining
3.567m x 6.914m
11'8" x 22'8"

WC
0.940m x 1.490m
3'1" x 4'11"

Utility
2.176m x 1.800m
7'2" x 5'11"

Study
2.509m min x 2.596m
8'3" x 8'6"

First Floor

Master Bedroom
3.614m x 4.392m max
11'10" x 14'5"

En-Suite
2.156m x 1.800m
7'1" x 5'11"

Bedroom 2
3.559m max x 4.306m min
11'8" x 14'2"

Bedroom 3
3.502m x 2.545m
11'6" x 8'4"

Bedroom 4
3.554m max x 2.459m max
11'8" x 8'1"

Bathroom
2.273m x 1.740m
7'5" x 5'9"

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notices' section at the back of this brochure for more information.

Plots 21, 30, 32, 38 and 40 elevational treatments will vary

* Plots are a mirror image of plans shown above

** Bay window and windows to Plots 7 and 33

† French doors and windows to Plots 21, 30, 32, 38 and 40

†† French doors and windows to Plots 7 and 33

4 Bed

Crompton

Plots

3*, 5, 10*, 24*,
27, 35*, 36, 39

Key Features

Breakfast/Family/Kitchen
2 En-Suites
Downstairs WC
French Doors

Total Floor Space

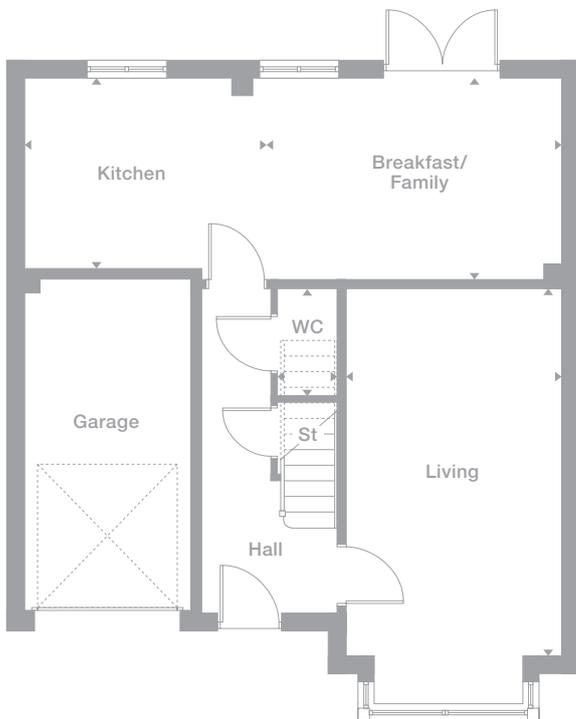
1,341 sq ft

Overview

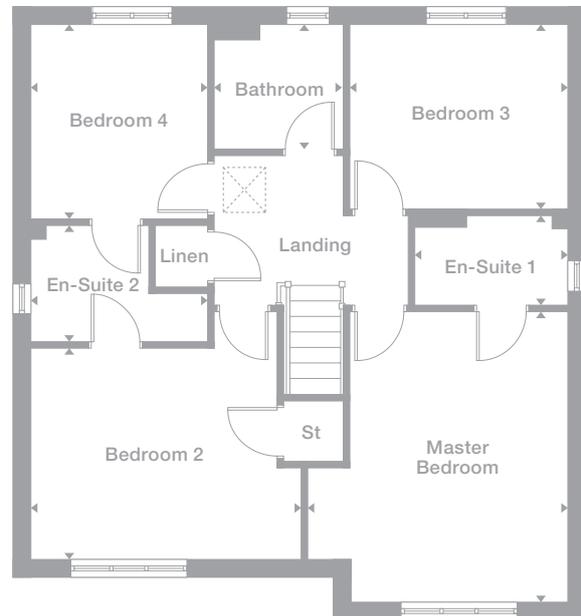
The magnificent bay-windowed ground floor with its superb contemporary kitchen/breakfast and family room makes entertaining effortless. In addition the four spacious bedrooms and two en-suites mean this family home is second to none.



Ground Floor



First Floor



Room Dimensions

Ground Floor

Living
3.314m x 5.679m min
10'10" x 18'8"

Kitchen
3.559m x 2.975m
11'8" x 9'9"

Breakfast/Family
4.657m x 3.100m
15'3" x 10'2"

WC
0.986m x 1.690m
3'3" x 5'7"

First Floor

Master Bedroom
3.997m max x 4.476m
13'1" x 14'8"

En-Suite 1
2.315m x 1.430m
7'7" x 4'8"

Bedroom 2
4.155m max x 3.233m min
13'8" x 10'7"

En-Suite 2
2.684m max x 1.855m max
8'10" x 6'1"

Bedroom 3
3.380m x 2.847m
11'1" x 9'4"

Bedroom 4
2.698m x 3.001m
8'10" x 9'10"

Bathroom
2.010m x 2.010m
6'7" x 6'7"

* Plots are a mirror image of plans shown above

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notices' section at the back of this brochure for more information.

Glenmuir

4 Bed

Plots

2, 6*, 11*, 15*, 25*, 26

Overview

The sheltered entrance and broad bay window lend a solid, traditional appeal that is perfectly complemented by a light, contemporary, open kitchen and dining area. The separate utility room is an invaluable aid to the household management.

Key Features

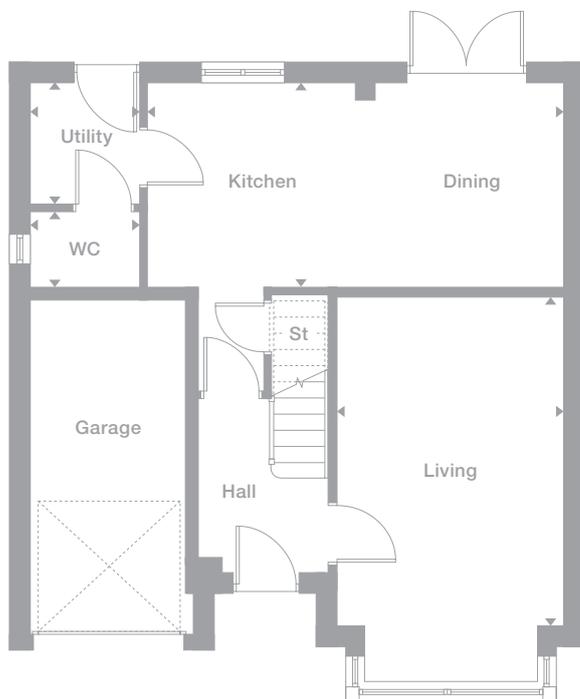
Spacious Dining/Kitchen
Feature Bay Window
Master Bed En-Suite
Downstairs WC
Utility
French Doors

Total Floor Space

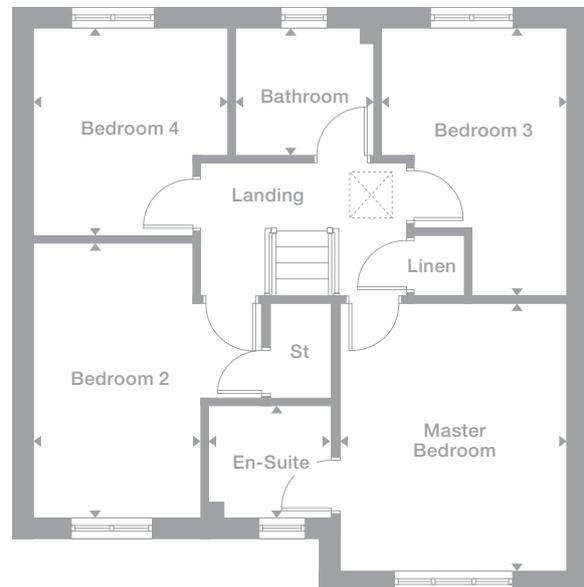
1,226 sq ft



Ground Floor



First Floor



Room Dimensions

Ground Floor

Living
3.442m x 5.005m min
11'4" x 16'5"

Kitchen/Dining
6.283m x 3.127m
20'7" x 10'3"

WC
1.703m x 1.257m
5'7" x 4'1"

Utility
1.703m x 1.850m
5'7" x 6'1"

First Floor

Master Bedroom
3.442m x 4.099m
11'4" x 13'5"

En-Suite
1.687m x 1.726m
5'6" x 5'8"

Bedroom 2
2.565m min x 4.188m
8'5" x 13'9"

Bedroom 3
2.830m max x 4.070m max
9'3" x 13'4"

Bedroom 4
2.955m x 3.177m
9'8" x 10'5"

Bathroom
2.138m x 1.968m
7'0" x 6'5"

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section at the back of this brochure for more information.

* Plots are a mirror image of plans shown above



4 Bed

Rolland

Plots

12, 13*, 19*, 20, 22*, 23

Key Features

Modern Dining/Kitchen
Master Bed En-Suite
Downstairs WC
French Doors

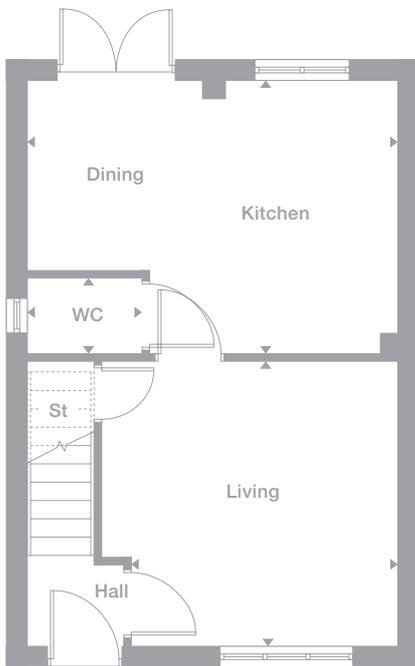
Total Floor Space

1,086 sq ft

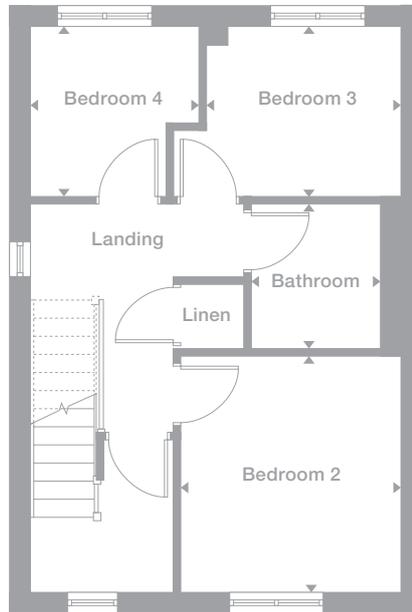
Overview

With its dormer window and door canopy, the Rolland has an instant charm that is exemplified by its exciting en-suite master bedroom, a retreat of immense character that is entered via its own private staircase.

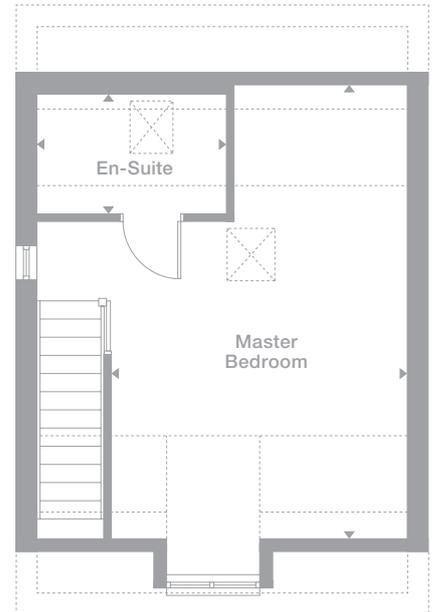
Ground Floor



First Floor



Second Floor



Room Dimensions

Ground Floor

Living
3.522m min x 3.806m
11'7" x 12'6"

Kitchen/Dining
4.880m max x 3.611m max
16'0" x 11'10"

WC
1.540m x 1.029m
5'1" x 3'5"

First Floor

Bedroom 2
2.922m x 3.122m
9'7" x 10'3"

Bedroom 3
2.567m min x 2.258m
8'5" x 7'5"

Bedroom 4
2.250m max x 2.258m max
7'5" x 7'5"

Bathroom
1.911m x 1.974m
6'3" x 6'6"

Second Floor

Master Bedroom
3.985m x 6.151m
13'1" x 20'2"

En-Suite
2.506m x 1.816m
8'3" x 5'11"

* Plots are a mirror image of plans shown above

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notices' section at the back of this brochure for more information.

Orwell

3 Bed

Plots

45*

Overview

The sheltered corner entrance that allows you to get from the car to the front door while avoiding wet weather is typical of the careful blend of style and convenience found throughout this inviting and spacious home.

Key Features

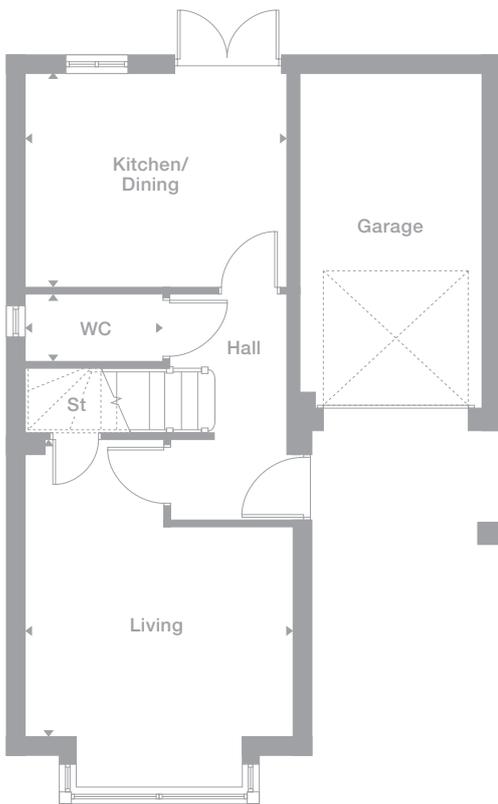
Feature Bay Window
Dining/Kitchen
Master Bed En-Suite
Downstairs WC
French Doors
Garage

Total Floor Space

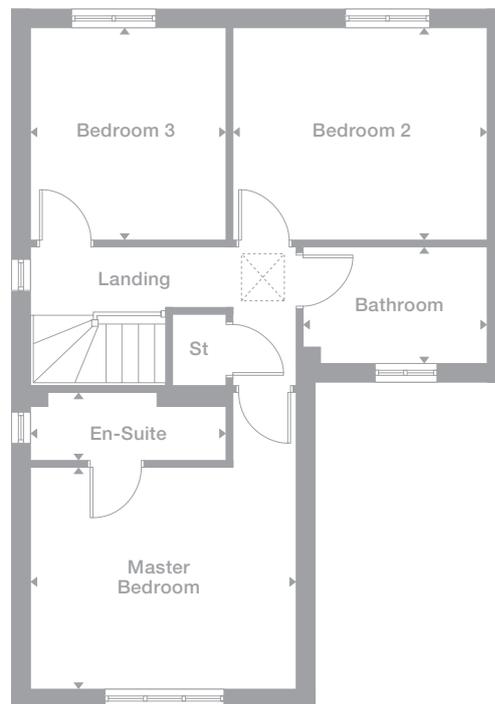
960 sq ft



Ground Floor



First Floor



Room Dimensions

Ground Floor

Living
3.900m x 4.397m
12'10" x 14'5"

Kitchen/Dining
3.900m x 3.147m
12'10" x 10'4"

WC
2.046m x 1.050m
6'9" x 3'5"

First Floor

Master Bedroom
3.900m x 3.287m min
12'10" x 10'9"

En-Suite
2.884m x 1.047m
9'6" x 3'5"

Bedroom 2
3.734m x 3.147m
12'3" x 10'4"

Bedroom 3
2.878m x 3.147m
9'5" x 10'4"

Bathroom
2.722m x 1.740m
8'11" x 5'9"

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section at the back of this brochure for more information.

* Plots are a mirror image of plans shown above



3 Bed

Hurston

Plots

41, 42, 43*, 44*

Key Features

Dining/Kitchen
Master Bed En-Suite
Master Bed Wardrobe
Downstairs WC
French Doors

Total Floor Space

771 sq ft

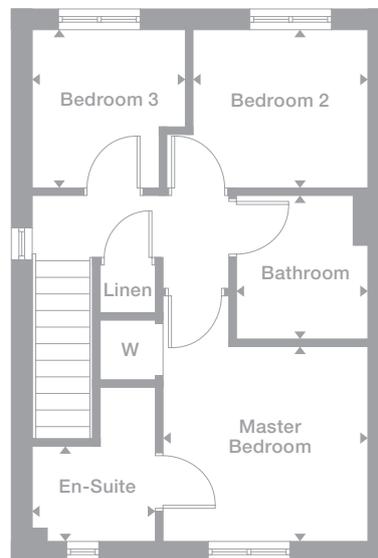
Overview

The french doors that bring such an inviting ambience to the dining area, and help to keep the kitchen cool and airy during adventurous cookery, are perfect for barbecues or summer aperitifs on the patio.

Ground Floor



First Floor



Room Dimensions

Ground Floor

Living
3.865m x 4.660m max
12'8" x 15'3"

Dining/Kitchen
4.820m x 2.670m max
15'10" x 8'9"

WC
1.500m x 1.000m
4'11" x 3'3"

First Floor

Master Bedroom
2.955m x 2.840m min
9'8" x 9'4"

En-Suite
1.765m x 1.400m
5'9" x 4'7"

Bedroom 2
2.520m x 2.290m
8'3" x 7'6"

Bedroom 3
2.200m max x 2.290m
7'3" x 7'6"

Bathroom
1.700m x 2.100m
5'7" x 6'11"

Photography/CGI represents typical Miller Homes' interiors and exteriors. Please note elevational treatments may vary. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notices' section at the back of this brochure for more information.

* Plots are a mirror image of plans shown above

Specification

	Shakespeare	Jura	London	Stevenson	Crompton	Glenmuir	Rolland	Orwell	Hurston
Kitchens									
Contemporary styled fitted kitchen with choice of mix-n-match frontals	✓	✓	✓	✓	✓	✓	✓	✓	✓
Chunky cladding to base units and panel framing to wall units	✓	✓	✓	✓	✓	✓	✓	✓	✓
Pan drawer type base units	✓	✓	✓	✓	-	-	-	-	-
Square PVC edged worktop with upstand to wall	✓	✓	✓	✓	✓	✓	✓	✓	✓
Stainless steel one and half bowl sink (where layout permits) and monobloc mixer tap	✓	✓	✓	✓	✓	✓	✓	✓	✓
Stainless steel single bowl sink and monobloc mixer tap to utility (where layout permits)	✓	✓	✓	✓	✓	✓	✓	✓	✓
Stainless steel chimney hood and splashback to hob	✓	✓	✓	✓	✓	✓	✓	✓	✓
Stainless steel 4-burner ceramic hob	-	-	-	-	✓	✓	✓	✓	✓
Stainless steel 5-burner ceramic hob	✓	✓	✓	✓	-	-	-	-	-
Stainless steel single fan oven	-	-	-	-	✓	✓	✓	✓	✓
Stainless steel double fan oven	✓	✓	✓	✓	○	○	○	○	○
Integrated fridge/freezer	✓	✓	✓	✓	✓	✓	✓	✓	✓
Plumbing and electrics for washing machine	-	-	-	-	✓	✓	✓	✓	✓
Integrated washing machine	✓	✓	✓	✓	○	○	○	○	○
Plumbing and electrics for dishwasher	-	-	-	-	✓	✓	✓	✓	✓
Integrated dishwasher	✓	✓	✓	✓	○	○	○	○	○
Downlighters to underside of wall units	✓	✓	✓	✓	✓	✓	✓	✓	✓
LED downlighters to ceiling	✓	✓	✓	✓	✓	✓	✓	✓	✓
Brushed stainless steel sockets and switches (to all visible switches and sockets)	✓	✓	✓	✓	✓	✓	✓	✓	✓
Ceramic floor tiles	✓	✓	✓	✓	○	○	○	○	○
Bathrooms									
Ideal Standard's contemporary styled Concept bathroom suite	✓	✓	✓	✓	✓	✓	✓	✓	✓
Soft close toilet seats	✓	✓	✓	✓	✓	✓	✓	✓	✓
Lever operate chrome monobloc mixer taps	✓	✓	✓	✓	✓	✓	✓	✓	✓
Chrome look shower	✓	✓	✓	✓	✓	✓	✓	✓	✓
Low profile shower tray with stainless steel framed clear glass enclosure	✓	✓	✓	✓	✓	✓	✓	✓	✓
Shaver point to en-suite	✓	✓	✓	✓	✓	✓	✓	✓	✓
LED downlighters to main bathroom only, drum style light fitting to en-suites and WCs	-	-	-	-	✓	✓	✓	✓	✓
LED downlighters to main bathroom and en-suite, drum style light fitting to other en-suites and WCs	✓	✓	✓	✓	○	○	○	○	○
Full height ceramic tiling to shower area	✓	✓	✓	✓	✓	✓	✓	✓	✓
Half height ceramic tiling to walls incorporating sanitaryware appliances	✓	✓	✓	✓	✓	✓	✓	✓	✓
Ceramic floor tiles	✓	✓	✓	✓	○	○	○	○	○
Electrical									
Mains wired (with battery back-up) smoke and carbon monoxide detectors	✓	✓	✓	✓	✓	✓	✓	✓	✓
Power and lighting to garage (plot specific)	✓	✓	✓	✓	✓	✓	✓	✓	✓
TV socket to lounge, kitchen and master bedroom	✓	✓	✓	✓	✓	✓	✓	✓	✓
BT socket	✓	✓	✓	✓	✓	✓	✓	✓	✓
PIR operated porch light	✓	✓	✓	✓	✓	✓	✓	✓	✓
Front doorbell and chime	✓	✓	✓	✓	✓	✓	✓	✓	✓

- ✓ Standard
- Optional Extra
- Not Available

	Shakespeare	Jura	London	Stevenson	Crompton	Glenmuir	Rolland	Orwell	Hurston
Heating									
Gas central heating throughout	✓	✓	✓	✓	✓	✓	✓	✓	✓
Thermostatically controlled radiators to all rooms (except where thermostat is fitted)	✓	✓	✓	✓	✓	✓	✓	✓	✓
Programmable control of heating zones	✓	✓	✓	✓	✓	✓	✓	✓	✓
Chrome towel radiator to bathroom or en-suite	✓	✓	✓	✓	○	○	○	○	○
Exterior									
Double glazed PVCu windows (where planning permits)	✓	✓	✓	✓	✓	✓	✓	✓	✓
Double glazed PVCu french casement doors to patio (where layout permits)	✓	✓	✓	✓	✓	✓	✓	✓	✓
PVCu fascias, soffits and gutters (where planning permits)	✓	✓	✓	✓	✓	✓	✓	✓	✓
Multi-point door locking system to front and rear doors	✓	✓	✓	✓	✓	✓	✓	✓	✓
Up-and-over steel garage door (plot specific)	✓	✓	✓	✓	✓	✓	✓	✓	✓
House numbers ready fitted	✓	✓	✓	✓	✓	✓	✓	✓	✓
Outside cold water tap	✓	✓	✓	✓	✓	✓	✓	✓	✓
Decorative									
Stop chamfer moulded spindles and newels to staircase	✓	✓	✓	✓	✓	✓	✓	✓	✓
Clear finished natural oak staircase handrail	✓	✓	✓	✓	✓	✓	✓	✓	✓
Ovolo moulded skirting boards and architraves	✓	✓	✓	✓	✓	✓	✓	✓	✓
Groove patterned smooth internal door with chrome lever on rose door handles	✓	✓	✓	✓	✓	✓	✓	✓	✓
Smooth finish ceilings, painted in white emulsion	✓	✓	✓	✓	✓	✓	✓	✓	✓
Walls painted in soft white/white emulsion	✓	✓	✓	✓	✓	✓	✓	✓	✓
Woodwork painted white	✓	✓	✓	✓	✓	✓	✓	✓	✓
Fitted wardrobe system to master bedroom	✓	✓	✓	✓	✓	✓	✓	✓	✓
Fitted wardrobe system to bedroom 2	✓	✓	✓	✓	○	○	○	○	○
Landscaping									
Turf to front garden	✓	✓	✓	✓	✓	✓	✓	✓	✓
1,800mm high, larch lap/close board boundary and plot divisional fencing	✓	✓	✓	✓	✓	✓	✓	✓	✓

Conservatories are optional depending on plot and build stage, please refer to site plan and Sales Adviser on development for full details.



Make Our House Your Home

When you reserve your home our Choices Adviser will contact you to make an appointment for you to visit our Choices Centre. Then you can start to make the choices that will turn our house into your dream home. From the type of kitchen units you'd like, to the surfaces you prepare dinner on, from what kind of fridge to how cool you want your lighting to be, the choice is yours.

All customer choices and optional extras can only be included at an early stage of building construction please check with the Sales Adviser for specific details. These sales particulars do not constitute a contract, form part of a contract or a warranty. Please refer to the 'Important Notice' section at the back of this brochure for more information. Photography represents typical Miller Homes' fittings and options.

Arts & Entertainment

Alsager is a town with an award-winning community theatre that produces around four plays a year, often at the town's Civic Centre which also presents films, concerts and other events during the year. An annual Music Festival takes place largely in the delightful surroundings of Milton Park in the town centre. Traditional pubs can be found within a short walk of The Coppice and include the friendly Plough Inn and the Old Mill. Nearby Crewe has a wider range of attractions, including a multi-screen cinema and the Lyceum Theatre.

Useful Contacts

Crewe Lyceum Theatre
Heath Street, Crewe
01270 368 242

Alsager Leisure Centre
Hassall Road
01270 685 601

Alsager Post Office
Lawton Road
01270 882 015

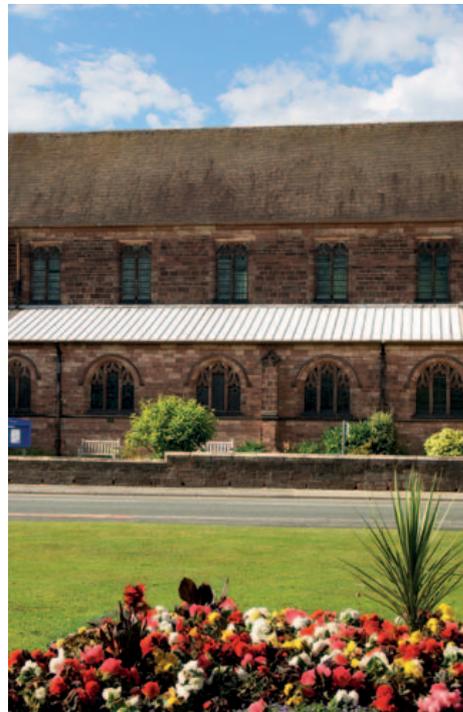
Cranberry
Primary School
Cranberry Lane
01270 685 314

Alsager School
Hassall Road
01270 871 100

Cedars Medical Centre
Alsager Health Centre,
Sandbach Road
01270 275 606

Merepark
Medical Centre
Alsager Health Centre,
Sandbach Road
01270 275 600

Mereside
Dental Practice
Crewe Road
01270 875 533





Christ Church
WELCOME

ice
to
at
of
the



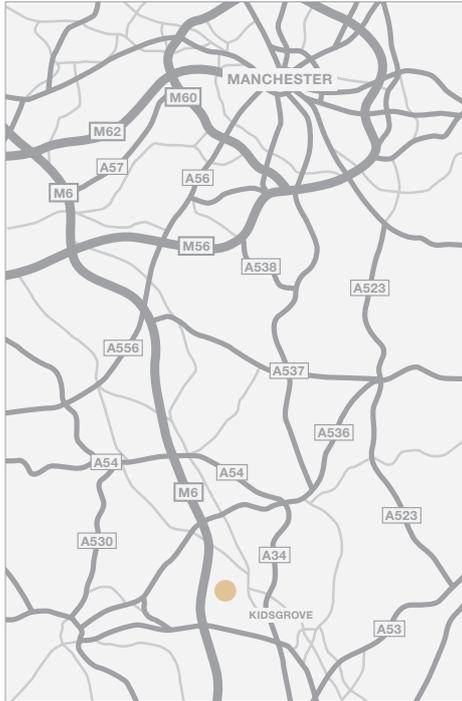


How to find us

We are open Thursday - Monday

10.30am - 5.30pm

Telephone: 0808 250 2207



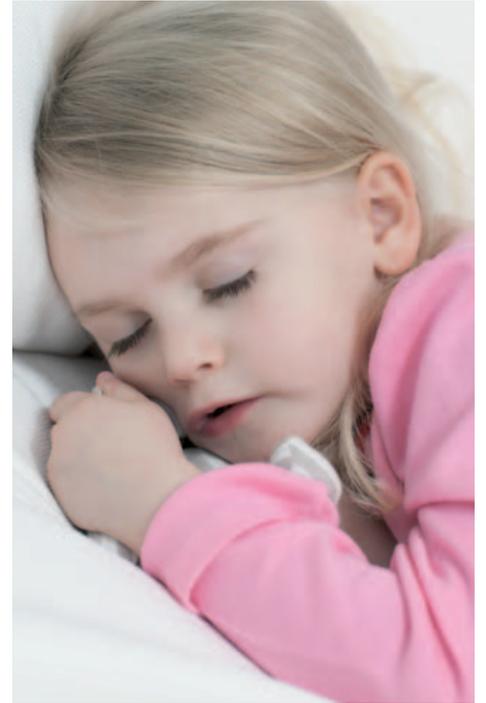
From the M6

Leave the M6 at junction 16 following signs for Crewe, and from the roundabout join the B5078 signposted for Barthomley and Alsager. Stay on the B5078 for one and a half miles, crossing the flyover over the M6, then at the traffic lights at the junction with the B5077, turn right, signposted for Alsager. Half a mile on, a short distance after passing The Plough, The Coppice is on the right.

Sat Nav: ST7 2JF

Important Notice:

Although every care has been taken to ensure the accuracy of all the information given, the contents do not form part of any contract, or constitute a representation or warranty, and, as such, should be treated as a guide only. Interested parties should check with the Sales Adviser and confirm all details with their solicitor. The developer reserves the right to amend the specification, as necessary, without prior notice, but to an equal or higher standard. Please note that items specified in literature and showhomes may depict appliances, fittings and decorative finishes that do not form part of the standard specification. The project is a new development which is currently under construction. Measurements provided have not been surveyed on-site. The measurements have been taken from architect's plans, and, as such, may be subject to variation during the course of construction. Not all the units described have been completed at the time of going to print and measurements and dimensions should be checked with the Sales Adviser and confirmed with solicitors.



the place to be[®]

How Green?

We're fully committed to sustainable solutions in the way we design and build your home. For example, around 75% of the homes we build stand on 'brownfield' sites - that's previously used land. Find out how you can do your bit too by taking the environment test.

www.mymillerstreet.co.uk

Why Miller?

We've been building homes since 1934, that's three generations of experience. We've learned a lot about people and that's made a big difference to what we do and how we do it.

We're enormously proud of the homes we build, combining traditional craftsmanship with new ideas like low carbon technologies. The big difference is that we don't stop caring once we've finished the building, or when we've sold the house, or even once you've moved in. We're there when you need us, until you're settled, satisfied and inviting your friends round.

millershomes

the place to be®

This brochure is printed on Regency Satin. Regency Satin is Carbon Balanced and contains material sourced from responsibly managed forests. It's certified by the Forest Stewardship Council, an organisation dedicated to promoting responsible forest management and manufacture of wood products, like paper. It's a small thing, we know, but enough small things make a big difference.

Please recycle this brochure and help make that difference.

www.millershomes.co.uk