

Phase 2



**Newton Park
Cambuslang**

millerhomes

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.



Living in Cambuslang	02
Welcome home	06
Floor plans	08
Specification	26
How to find us	36

Plot Information

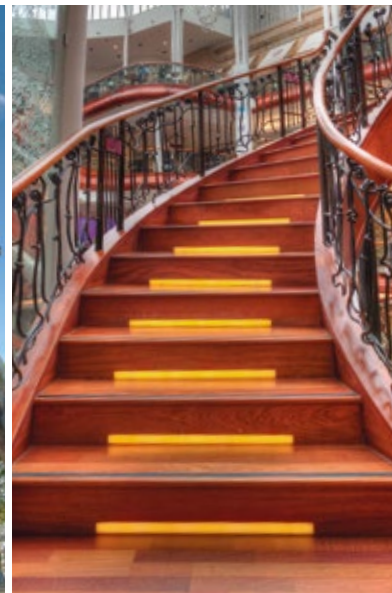
- Blair
- Glenmuir
- Douglas
- Mitford
- Hughes
- Yeats
- Buttermere
- Colville
- Chichester



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.

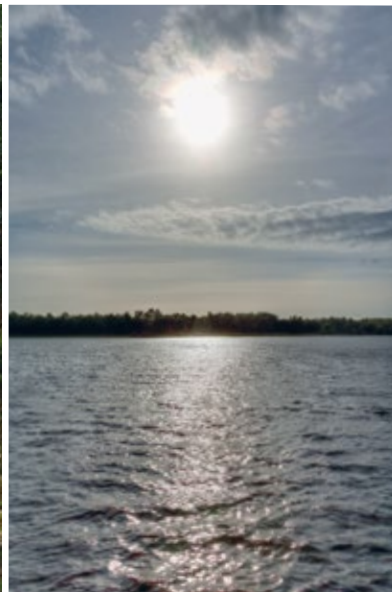
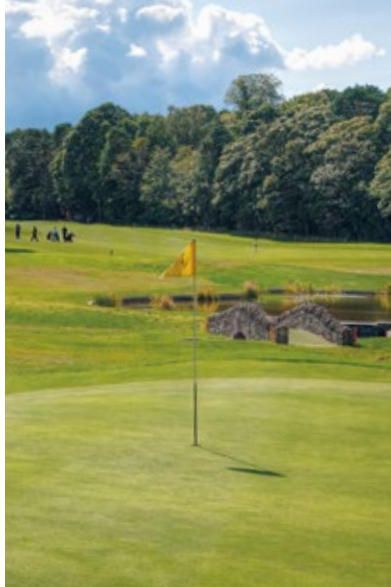
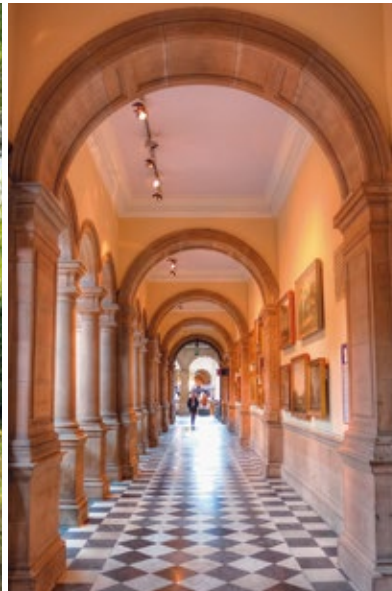
Newton Park is in easy reach of a wealth of open green spaces. Both Drumpellier Country Park, 500 acres of heath and grassland, woods and lochs with a rich diversity of wildlife, and the more formal Alexandra Park, with its children's play-grounds, fountains, orienteering course and nine-hole golf course are less than four miles away. The vast Strathclyde Country Park, incorporating a water sports centre on the 200-acre Strathclyde Loch as well as extensive opportunities for walking and cycling in a variety of terrains, is just a little over five miles from the development. Fast access to the motor-way network also makes it easy to access the Lanarkshire countryside.

Close to the M74 and with easy access to the M73 and M8, Newton Park is an outstandingly convenient location for travel throughout the central belt and the Lanarkshire countryside as well as into central Glasgow. Newton station, only a short walk from the development, operates frequent services to Glasgow Central and Motherwell, Glasgow Airport is around 23 miles away.



With the superb diversity of Glasgow city centre within reach by public transport, Newton Park has access to an exceptional choice of theatres, cinemas, live music venues, galleries, museums and shops. The wide selection of bars and restaurants in Cambuslang is complemented by a cinema and a Hollywood Bowl approximately eight miles to the North.

Cambuslang and the surrounding area has a good choice of local shopping, including independent bakers and butchers, newsagents, chemists and a Post Office, and there is a small food supermarket in Westburn. East Kilbride Shopping Centre, around 15 minutes drive away, incorporates more than 180 retail, leisure and restaurant businesses within a mile of exciting malls.



Lying alongside the River Clyde, the attractive setting of Newton Park is one of the most convenient locations in Glasgow. A short walk from Newton train station and close to the M74 and M73, Newton Park is in easy reach of the city centre and the whole central belt. Set in spacious, attractively landscaped surroundings, these prestigious homes present a wonderful opportunity to combine modern living with comprehensive local amenities.

Welcome to Newton Park...

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Blair

Overview

French doors add a focal point to the living and dining room, while the arrangement of the adjoining kitchen keeps cooking and household management separate from the social space without any loss of convenience. The master bedroom has an en-suite shower, and the fourth bedroom could become a useful home office.

Ground Floor

Living
3.497m x 3.632m
11'6" x 11'11"

Kitchen
2.605m x 3.395m
8'7" x 11'2"

Dining
3.497m max x 2.728m max
11'6" x 8'11"

WC
1.980m x 1.100m
6'6" x 3'7"

First Floor

Master Bedroom
3.101m max x 4.413m max
10'2" x 14'6"

En-Suite
2.221m max x 1.255m max
7'3" x 4'1"

Bedroom 2
3.015m max x 2.736m
9'11" x 9'0"

Bedroom 3
2.604m x 3.258m
8'7" x 10'8"

Bedroom 4
2.450m x 3.033m
8'0" x 9'11"

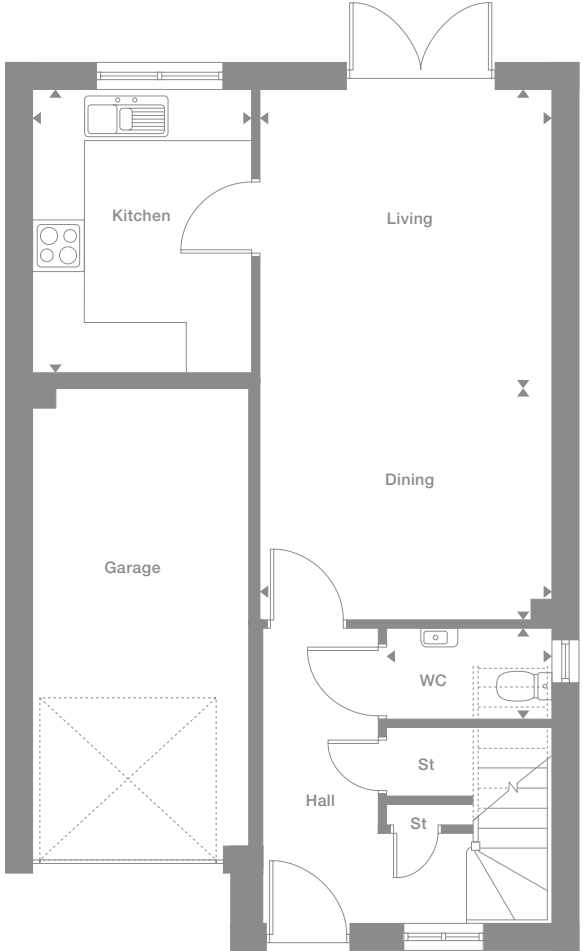
Bathroom
1.885m x 2.167m
6'2" x 7'1"

Floor Space

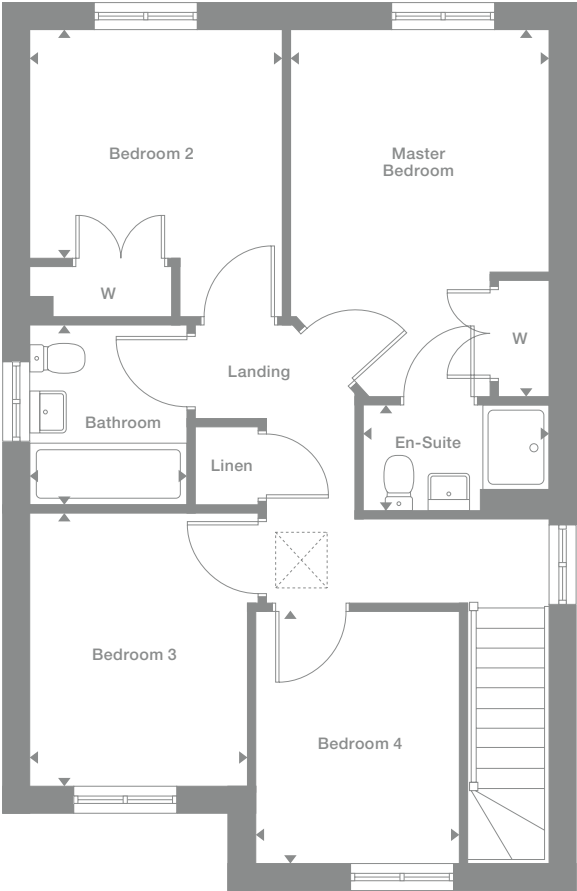
1,117 sq ft



Ground Floor



First Floor



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Glenmuir

Overview

The beautifully proportioned bay windowed lounge, as perfect for entertaining as it is for evenings with the family, and the wonderfully practical kitchen and dining room with its french doors and separate utility room, form the heart of this attractive and adaptable home. One of the four bedrooms is en-suite, and two have built-in wardrobes.

Ground Floor

- Lounge**
3.480m x 5.649m max
11'5" x 18'6"
- Dining/Kitchen**
6.210m max x 3.439m max
20'4" x 11'3"
- Utility**
1.815m x 1.845m
5'11" x 6'1"
- WC**
1.815m max x 1.494m max
5'11" x 4'11"

First Floor

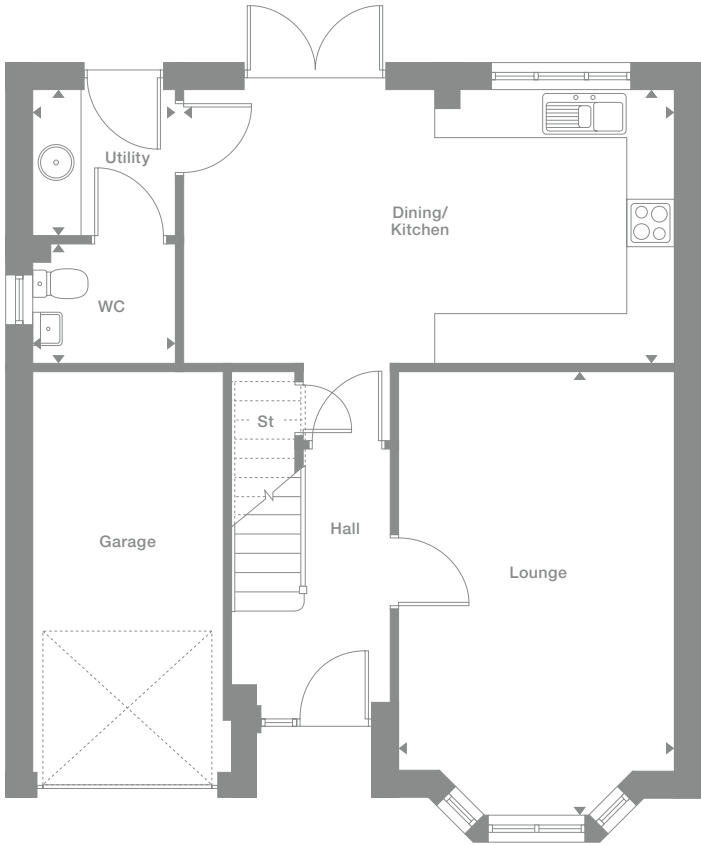
- Master Bedroom**
3.480m x 4.082m min
11'5" x 13'5"
- En-Suite**
2.006m max x 1.422m min
6'7" x 4'8"
- Bedroom 2**
2.439m x 4.041m min
8'0" x 13'3"
- Bedroom 3**
2.987m max x 3.736m max
9'10" x 12'3"
- Bedroom 4**
2.697m max x 2.977m max
8'10" x 9'9"
- Bathroom**
2.242m max x 2.605m max
7'4" x 8'7"

Floor Space

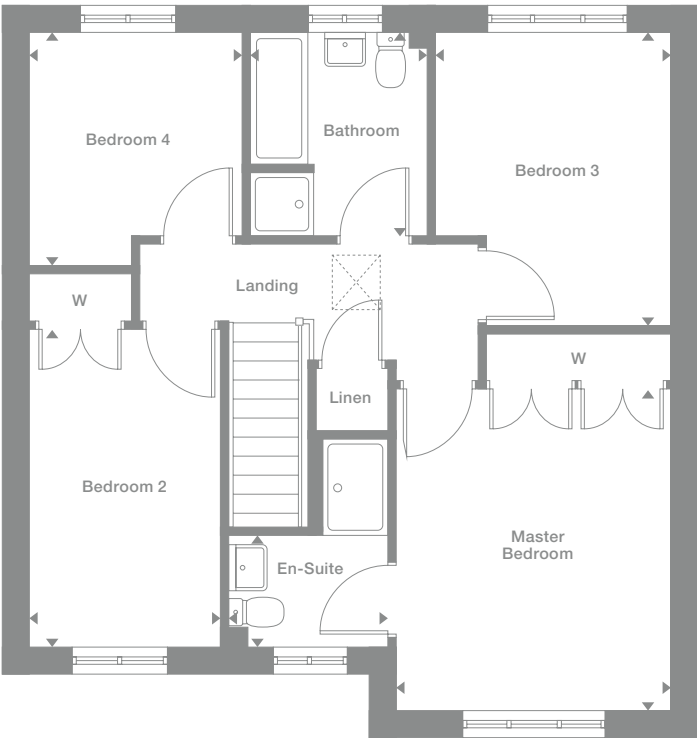
1,319 sq ft



Ground Floor



First Floor



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Douglas

Overview

A bay window and double doors give the lounge a classic elegance that counterpoints the bright, relaxed family kitchen and dining room with its feature french doors. There is a separate utility room and a study, and the four bedrooms, two with built-in wardrobes, include a luxurious L-shaped en-suite master bedroom.

Ground Floor

Lounge
3.042m x 5.203m max
10'0" x 17'1"

Kitchen
4.898m max x 3.017m max
16'1" x 9'11"

Dining/Family
3.077m max x 3.017m max
10'1" x 9'11"

Utility
1.649m max x 1.714m max
5'5" x 5'7"

Study
2.659m x 2.337m
8'9" x 7'8"

WC
2.659m max x 1.241m max
8'9" x 4'1"

First Floor

Master Bedroom
5.309m max x 2.962m max
17'5" x 9'9"

En-Suite
1.523m max x 2.200m max
5'0" x 7'3"

Bedroom 2
2.565m x 3.101m
8'5" x 10'2"

Bedroom 3
2.566m max x 3.796m max
8'5" x 12'5"

Bedroom 4
2.513m min x 2.388m min
8'3" x 7'10"

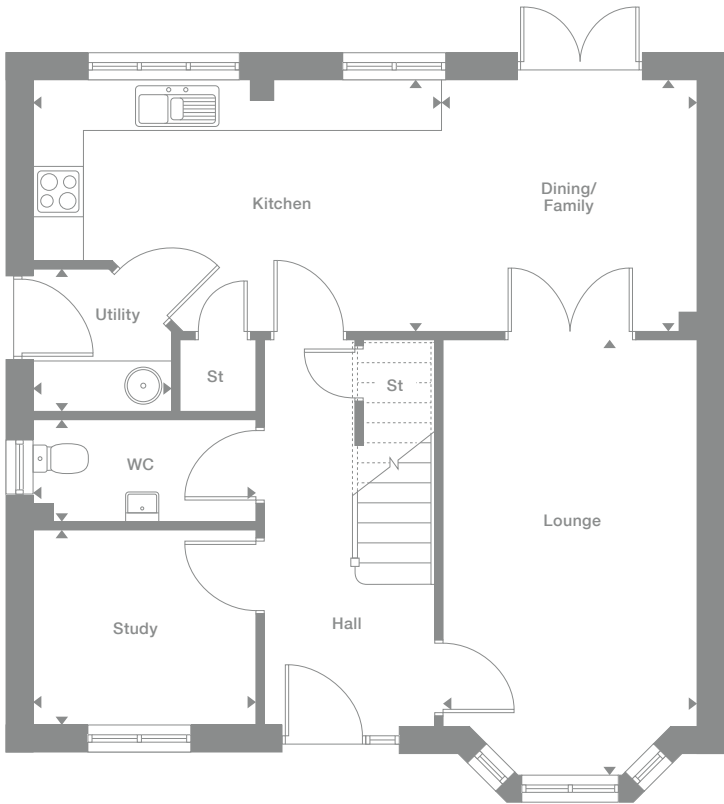
Bathroom
2.696m max x 1.913m max
8'10" x 6'3"

Floor Space

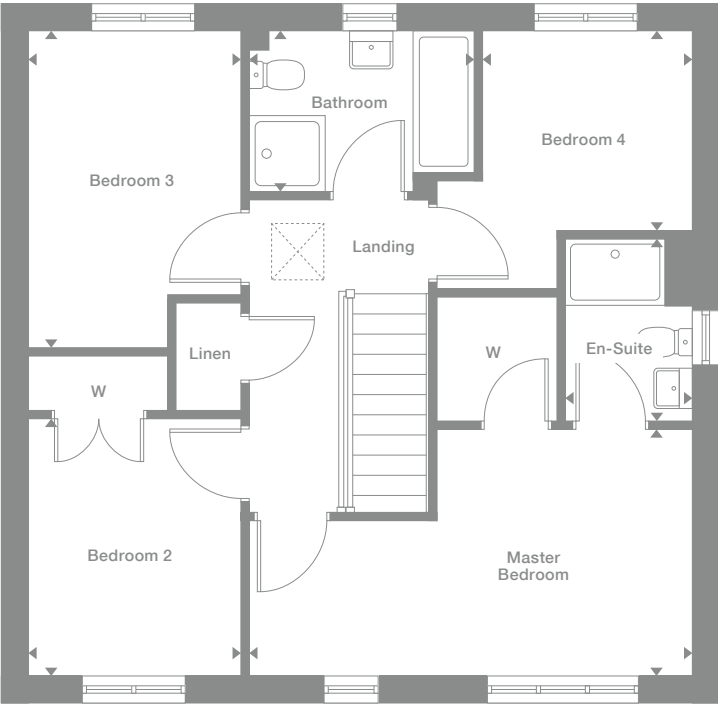
1,342 sq ft



Ground Floor



First Floor



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Mitford

Overview

With a bay window in the lounge and french doors adding a light, open atmosphere to the kitchen and dining room, this attractive home blends practical amenity with stylish appeal. A separate utility room and a study add flexibility, while one of the four bedrooms includes en-suite facilities and two have built-in wardrobes.

Ground Floor

Lounge
3.691m x 5.189m max
12'1" x 17'0"

Kitchen
3.930m max x 2.260m min
12'11" x 7'5"

Dining
3.256m x 3.824m
10'8" x 12'7"

Study
1.950m max x 2.770m max
6'5" x 9'1"

Utility
2.107m x 1.655m
6'11" x 5'5"

WC
2.107m max x 1.163m max
6'11" x 3'10"

First Floor

Master Bedroom
3.691m max x 3.905m min
12'1" x 12'10"

En-Suite
1.800m max x 1.975m max
5'11" x 6'6"

Bedroom 2
3.109m min x 2.763m max
10'2" x 9'1"

Bedroom 3
3.277m x 2.763m
10'9" x 9'1"

Bedroom 4
2.610m max x 3.138m max
8'7" x 10'4"

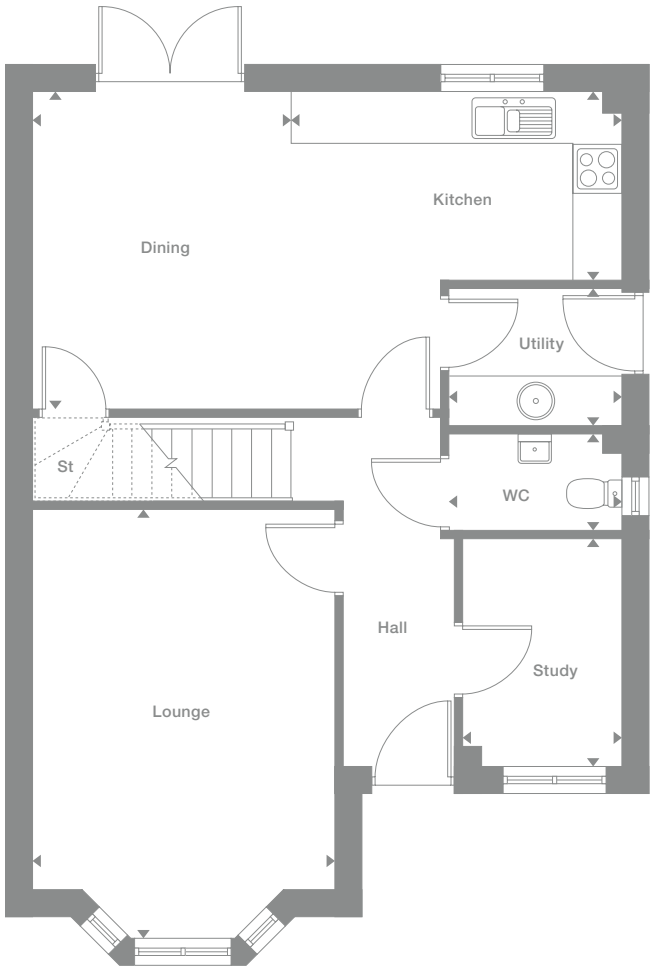
Bathroom
2.610m max x 2.070m max
8'7" x 6'9"

Floor Space

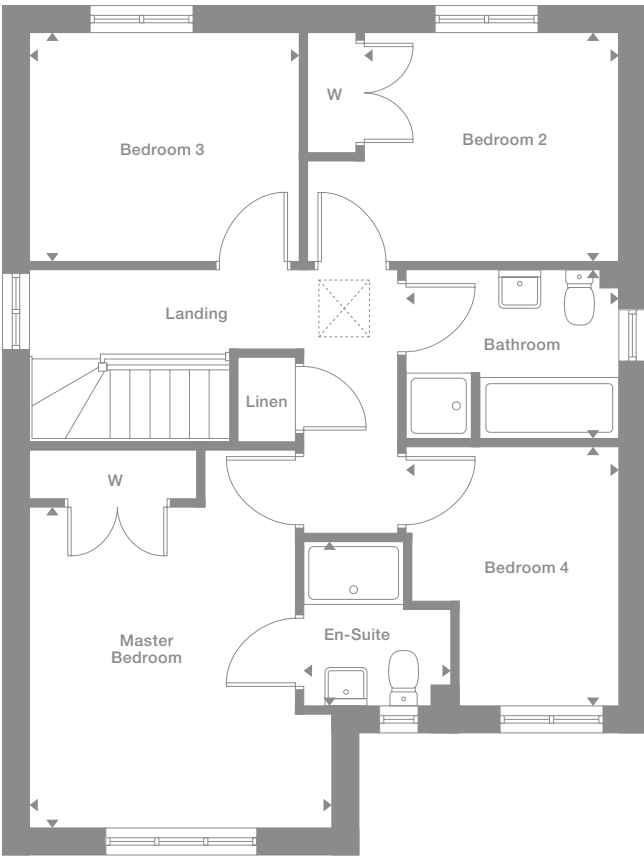
1,395 sq ft



Ground Floor



First Floor



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Hughes

Overview

The elegantly proportioned exterior reflects the immense prestige of this excellent family home. From the lounge's bay window to the dining room to the feature staircase with half landing, from the french doors of the dining room to the en-suite showers and built-in wardrobes in two of the four bedrooms, comfort is combined with visual attraction.

Ground Floor

Lounge
3.635m max x 5.550m max
11'11" x 18'2"

Kitchen
3.230m x 4.223m
10'7" x 13'10"

Dining
2.977m x 4.223m
9'9" x 13'10"

Utility
1.818m max x 2.737m max
6'0" x 9'0"

WC
1.818m x 1.386m
6'0" x 4'7"

First Floor

Master Bedroom
3.464m x 3.319m min
11'4" x 10'11"

En-Suite 1
1.982m max x 1.670m min
6'6" x 5'6"

Bedroom 2
3.492m x 3.173m
11'5" x 10'5"

En-Suite 2
2.337m max x 1.910m max
7'8" x 6'3"

Bedroom 3
2.475m x 3.173m
8'1" x 10'5"

Bedroom 4
2.480m x 2.934m
8'2" x 9'8"

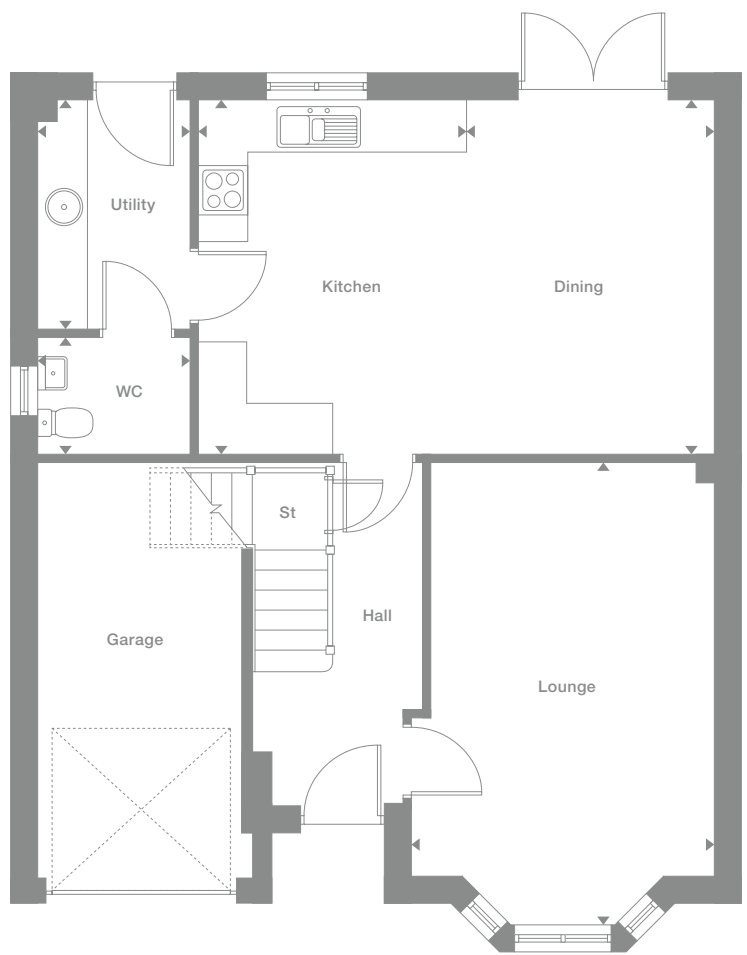
Bathroom
1.958m max x 3.173m max
6'5" x 10'5"

Floor Space

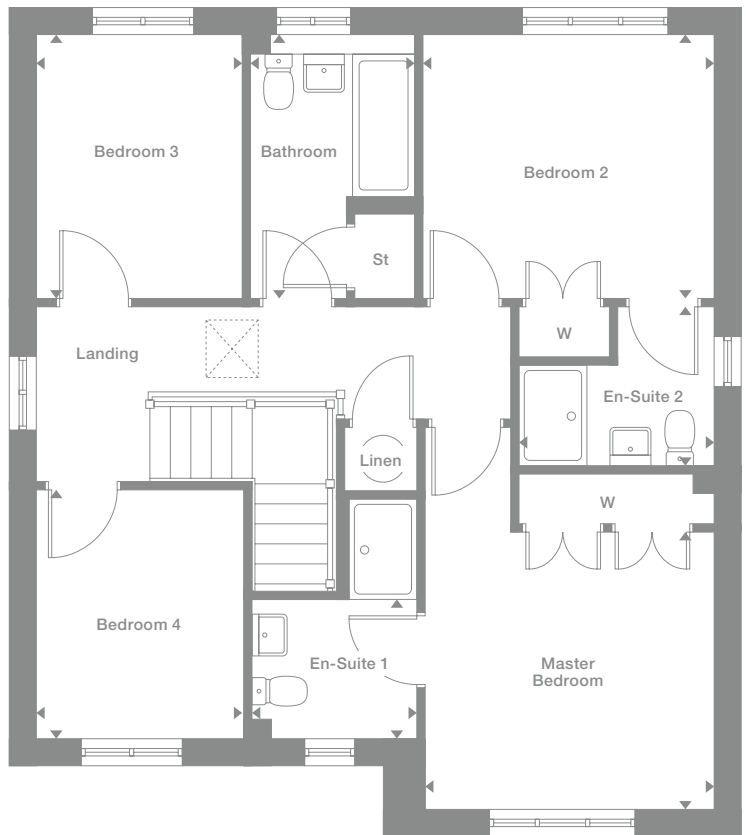
1,438 sq ft



Ground Floor



First Floor



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Overview

Complementing an elegant lounge with a bay window, and featuring french doors and a separate utility room, the kitchen and dining room forms a natural hub for family life. A private shower room shared by two bedrooms means that three of the four bedrooms have en-suite facilities, and two have built-in wardrobes.

Ground Floor

Lounge

3.656m x 4.965m max
12'0" x 16'3"

Kitchen

3.761m max x 4.143m max
12'4" x 13'7"

Family/Dining

5.140m x 3.444m min
16'10" x 11'4"

Utility

1.634m max x 1.961m max
5'4" x 6'5"

WC

1.805m x 1.249m
5'11" x 4'1"

First Floor

Master Bedroom

3.656m min x 4.155m
12'10" x 13'8"

En-Suite 1

1.642m min x 2.196m max
5'5" x 7'2"

Bedroom 2

3.749m max x 3.450m max
12'4" x 11'4"

Bedroom 3

2.935m max x 3.381m max
9'8" x 11'1"

Bedroom 4

2.237m min x 3.488m max
7'4" x 11'5"

En-Suite 2

2.935m max x 1.503m max
9'8" x 4'11"

Bathroom

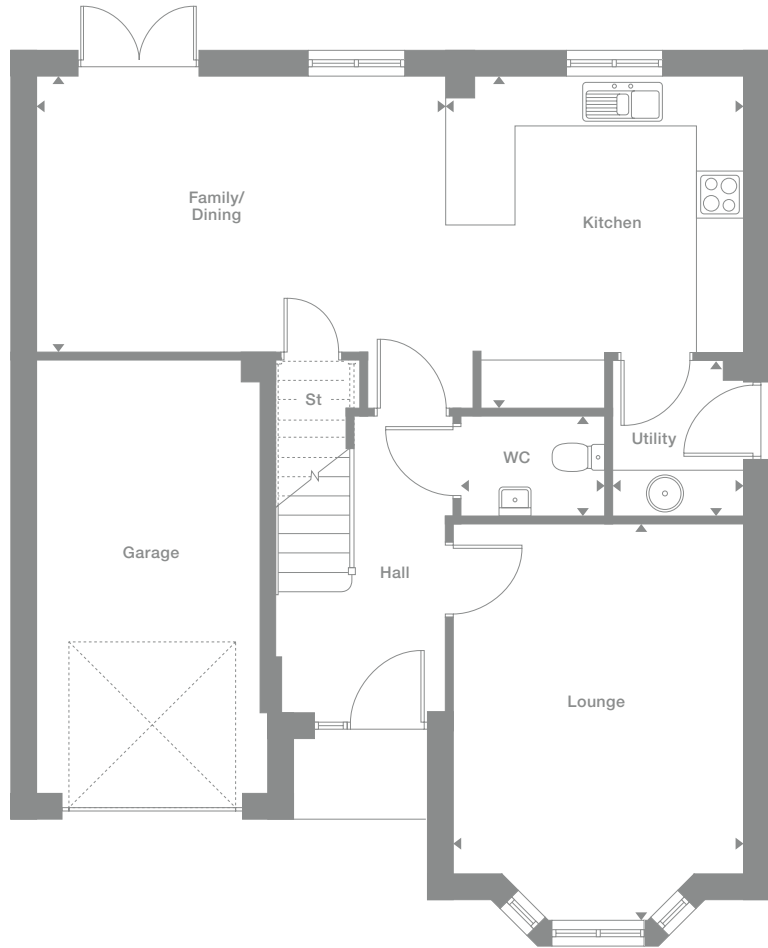
2.715m max x 1.974m max
8'11" x 6'6"

Floor Space

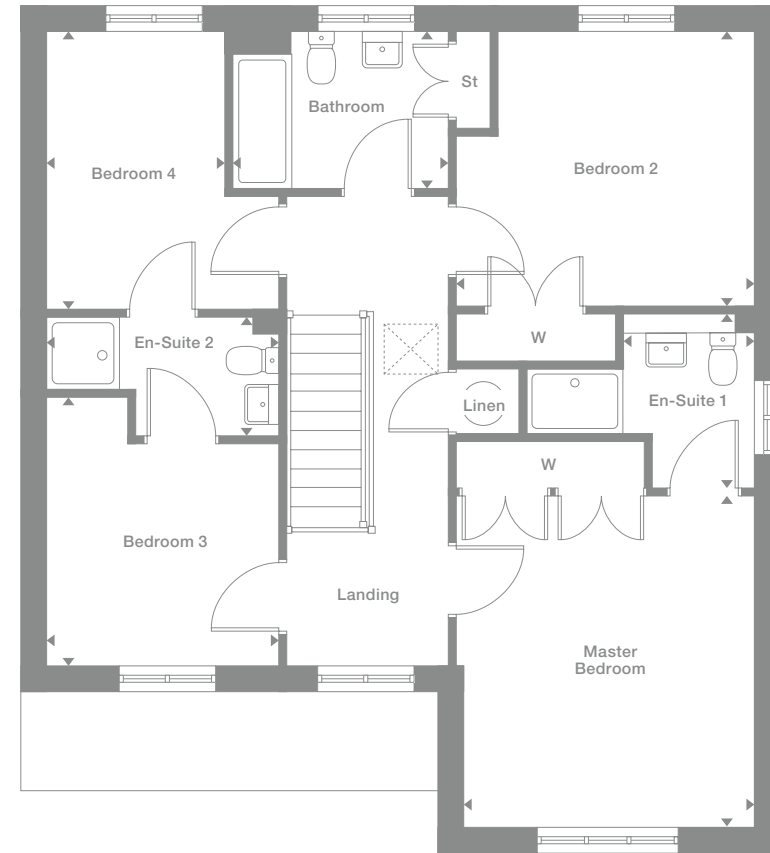
1,552 sq ft



Ground Floor



First Floor



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Buttermere

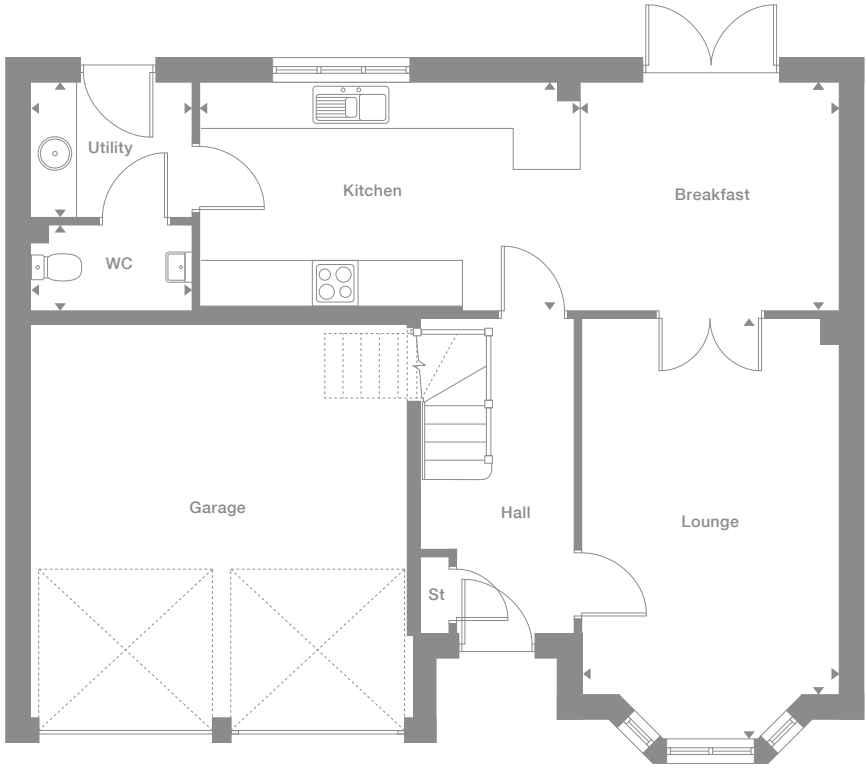
Overview
 Double doors open to combine the lounge, dining room and kitchen into a single space from bay window to french doors, useful for social gatherings. With five bedrooms, three of which have en-suite showers and built-in wardrobes, this is a home capable of accommodating the largest family in comfort and privacy.

- Ground Floor**
- Lounge**
3.381m max x 5.552m max
11'1" x 18'3"
- Kitchen**
5.033m max x 2.948m max
16'6" x 9'8"
- Breakfast**
3.412m x 2.999m
11'2" x 9'10"
- Utility**
2.125m x 1.780m
7'0" x 5'10"
- WC**
2.125m max x 1.119m max
7'0" x 3'8"
- First Floor**
- Master Bedroom**
3.381m x 3.544m
11'1" x 11'8"
- En-Suite 1**
2.326m max x 1.210m max
7'8" x 4'0"
- Dressing**
1.646m x 2.013m
5'5" x 6'7"
- Bedroom 2**
2.537m max x 5.173m max
8'4" x 17'0"
- En-Suite 2**
1.845m x 1.995m
6'1" x 6'7"
- Bedroom 3**
2.620m x 3.128m max
8'7" x 10'3"
- Bedroom 4**
2.806m max x 2.986m max
9'2" x 9'10"
- Bedroom 5**
3.105m x 1.995m
10'2" x 6'7"
- Bathroom**
2.039m max x 1.995m max
6'8" x 6'7"

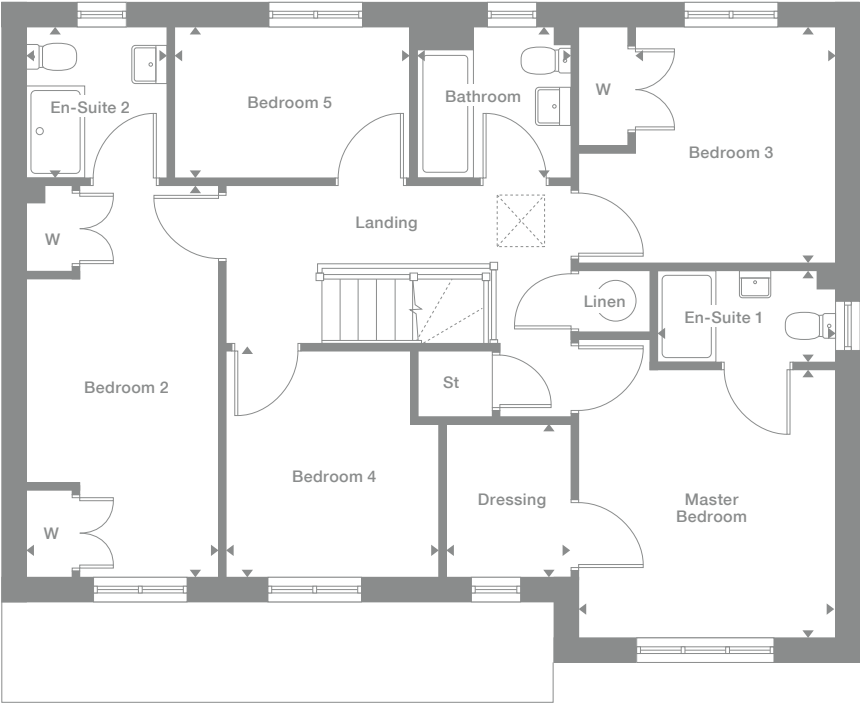
Floor Space
1,501 sq ft



Ground Floor



First Floor



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Colville

Overview

Twin french doors give the dining and family room adjoining the kitchen a light, spacious atmosphere, while a bay window and double doors add a luxurious note to the lounge. Two of the five bedrooms include en-suite shower rooms, and the generous storage space includes built-in wardrobes in three bedrooms.

Ground Floor

- Lounge**
3.683m max x 6.048m max
12'1" x 19'10"
- Kitchen**
4.060m x 3.103m
13'4" x 10'2"
- Family/Dining**
7.127m max x 3.472m max
23'5" x 11'5"
- Utility**
3.257m x 1.672m
10'8" x 5'6"
- WC**
1.505m max x 1.785m max
4'11" x 5'10"

First Floor

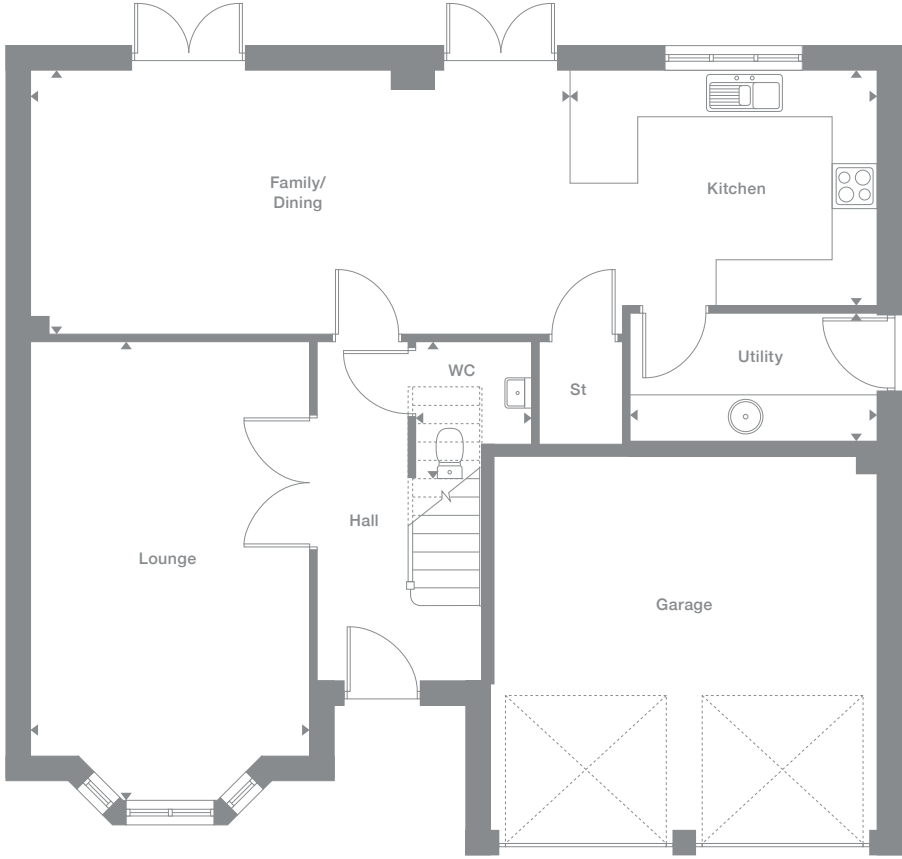
- Master Bedroom**
3.683m max x 4.027m max
12'1" x 13'3"
- En-Suite 1**
1.210m max x 2.805m max
4'0" x 9'2"
- Bedroom 2**
3.683m max x 3.613m max
12'1" x 11'10"
- En-Suite 2**
2.793m x 1.210m
9'2" x 4'0"
- Bedroom 3**
2.666m max x 4.115m max
8'9" x 13'6"
- Bedroom 4**
3.861m x 2.805m
12'8" x 9'2"
- Bedroom 5**
2.355m max x 2.925m max
7'9" x 9'7"
- Bathroom**
2.134m max x 2.805m max
7'0" x 9'2"

Floor Space

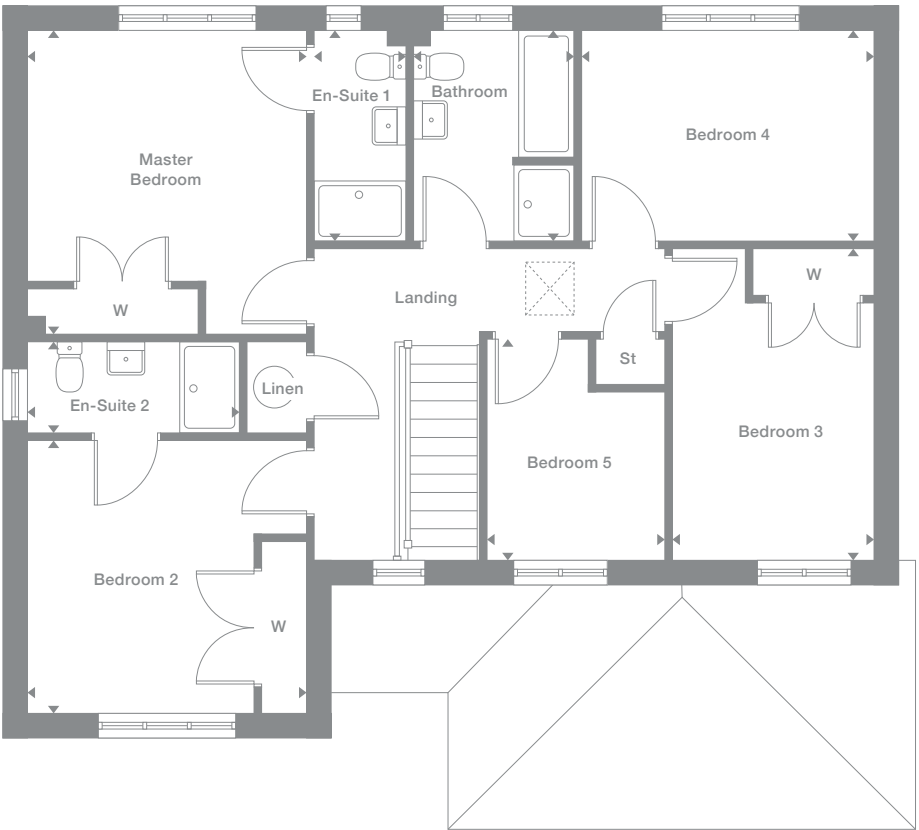
1,771 sq ft



Ground Floor



First Floor



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Chichester

Overview

From the bay windows that distinguish the lounge and study to the dual french doors in the dining room and family area, from the feature staircase and landing to the five bedrooms, two of them en-suite and one incorporating a luxurious dressing area, this is a home that can provide comfort and privacy to the largest families and their guests.

Ground Floor

- Lounge**
3.586m x 5.808m max
11'9" x 19'1"
- Kitchen**
3.966m max x 3.504m max
13'0" x 11'6"
- Breakfast/Family**
2.755m x 5.717m
9'0" x 18'9"
- Dining**
3.586m max x 2.792m max
11'9" x 9'2"
- Study**
3.506m x 2.846m max
11'6" x 9'4"
- Utility**
2.291m x 2.128m
7'6" x 7'0"
- WC**
1.115m x 2.128m
3'8" x 7'0"

First Floor

- Master Bedroom**
3.403m x 4.036m
11'2" x 13'3"
- Dressing**
2.627m max x 2.268m
8'7" x 7'5"
- En-Suite 1**
2.627m max x 1.603m max
8'7" x 5'3"
- Bedroom 2**
2.827m x 2.746m
9'3" x 9'0"
- En-Suite 2**
1.451m max x 2.746m max
4'9" x 9'0"
- Bedroom 3**
2.881m max x 3.008m max
9'5" x 9'10"
- Bedroom 4**
3.243m max x 2.914m max
10'8" x 9'7"
- Bedroom 5**
2.526m x 2.746m
8'3" x 9'0"
- Bathroom**
2.560m x 2.153m
8'5" x 7'1"

Floor Space

1,928 sq ft



Ground Floor



First Floor



B = Boiler

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Please note: Elevational and boundary treatments may vary

The Miller Difference

“Buying a property is one of the most important decisions in life and I am delighted that Miller Homes made it an easy one for me.”

Chris Mackenzie
Miller Home Owner

“We are so impressed with the exceptional customer service and quality of our home that we’ve recommended Miller Homes to a friend.”

Helen Moscrop
Miller Home Owner

The Miller Difference

We’re enormously proud of the homes we’ve been building for the last 80 years, and throughout that time we’ve been listening to our customers and learning from them. From insisting on the best workmanship and the highest quality materials right through to recognising our responsibilities to the environment.

During this time we’ve seen many generations of families enjoy our homes and developments, and we’ve seen the happy, thriving communities they’ve become.

Trust

For us, the most important people are the customers who choose our homes in which to build their future. Their satisfaction and confidence in us, from our very first meeting onwards, is a key measure of our success.

We’re proud of the independent surveys that consistently show our high levels of customer satisfaction. That’s the real barometer of our quality and our service.

Helping where we can

We invest everything into your customer journey – it’s designed not just to please you, but to exceed your expectations.

When you become a Miller customer, we’ll listen to you right from the start. From the day you first look around a showhome until long after you’ve moved in, we’re here to offer help and support. We’ve been doing this a long time so we have a vast amount of experience to draw on.

We don’t want you to just be satisfied, we want you to be proud of your new home and delighted by the whole experience. We want you to recommend us, too.

Pushing up standards

We frequently win awards for the quality of our homes. For their generous specification, skilful construction, beautiful locations, and for the teams that build them. We are acknowledged experts in the field. You can see the quality of our product and you will notice the quality of our service as we guide you through the many different ways of buying your home. It’s a customer journey that has taken 80 years to perfect.

We know the importance of workmanship and job satisfaction. We look after our teams, we train and employ the best people and we reward safe and careful practice.

Keeping you involved

First you’ll meet your sales adviser who will give you any help you need in choosing and buying your home. Then your site manager, who will supervise the build of your home and answer your questions along the way.

We’ll invite you to a pre-plaster meeting with your site manager during the construction of your new home, where you’ll get to see, first hand, the attention to detail, care and craftsmanship involved.

Wherever practical, we ask you to choose your own kitchen and bathroom including your own tiles, worktops, appliances and other options. Your home becomes personal to you long before we’ve finished building it.

A Better Place

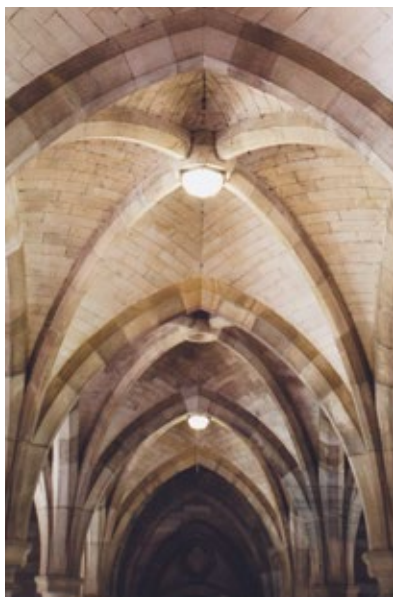
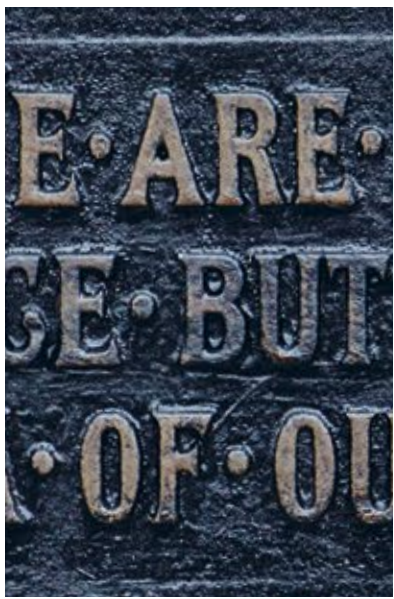
We don’t just create more homes, we enhance locations with our developments. Places where people will make friends, enjoy family life and take pride in their neighbourhoods and surroundings. We even provide a unique www.mymillerhome.com website to keep you up to date on the build progress of your home and to help you get to know the area, your neighbours and live more sustainably once you’ve moved in.

For your future

For us, success is building exceptional homes, in sustainable communities. And that’s how we’ve built a business that goes from strength to strength.



Burnhill Recreation Centre offers gym and sports hall facilities, and the Lifestyle Centre in Glenside Drive provides a swimming pool, indoor and outdoor sports facilities and a dance studio. There is also a recreation centre for young people, with an activity hall and a Thai boxing club, at the Halfway Recreation Centre. Nearby golf courses include the Calderbraes, Cambuslang and Sandyhills clubs. The more unusual activities in the area include the exciting Scotkart indoor go-kart racing circuit in Cambuslang.



When you leave the car at home and explore the local area by foot or bicycle, you get to know it so much better. And by using local shops and services, you'll help to keep the neighbourhood vibrant and prosperous. Every place has its own personality, and once you move in you'll soon find your favourite walks, and the shops you like best. As a starting point this map shows some of the most useful features and services within a short stroll or bike ride.

There is a good range of both non-denominational and Roman Catholic schools within the area. Our Sales Adviser on site will be able to provide you with contact details on request. The area also offers a wide choice of medical provision, including dental surgeries.

There is a bottle bank in the car park of Whitefield Bowling Club, a little over a mile and a half from Newton Park, and facilities for accepting most household metal, card and paper packaging, plastic bags, clothing and shoes at Morrisons, a little further on.



- 1 Newton Railway Station, Westburn Road 0845 601 5929
- 2 Drs H Skeoch and I W Robertson, 11 Craiggallian Avenue 0141 641 3129
- 3 Carmyle Medical Centre, 23 Gardenside Avenue 0141 641 1524
- 4 Mrs A Pirie, Dental Surgery, 235 Hamilton Road 0141 641 7180
- 5 Boots Pharmacy 233 Hamilton Road 0141 641 3806
- 6 Gilbertfield Post Office 213 Hamilton Road 0845 722 3344
- 7 Scotkart Western Road 0141 641 0222
- 8 Whitefield Bowling Club, Croft Road 0141 641 2809
- 9 Morrisons Bridge Street 0141 646 1477
- 10 Cambuslang Golf Club 30 Westburn Drive 0141 641 3130

* Times stated are averages based on approximate distances and would be dependent on the route taken.
 Based on:
 0.5km = 5 to 7 mins walk
 1.0km = 10 to 14 mins walk
 1.5km = 15 to 21 mins walk
 2.0km = 5 to 8 mins cycle
 2.5km = 6 to 10 mins cycle
 3.0km = 7 to 12 mins cycle



How to find us

Please refer to website for development opening times:
millerhomes.co.uk
0800 840 8459

From Central Glasgow

Leave the M74 eastbound at junction 2A and take the third roundabout exit, for Cambuslang. Go straight on at one roundabout then, after passing under a railway bridge, follow signs for East Kilbride through two roundabouts. After 500 yards, at the roundabout take the second exit to join Clydeford Road, still following signs for East Kilbride. Cross the River Clyde into Cambuslang then take the first roundabout exit into Westburn Drive. Carry straight on at the next roundabout, then at the T-junction turn left into Westburn Road. Stay on Westburn Road for a mile, passing through one roundabout, and at the second take the first exit into Greyline Avenue. Take the first exit at the next two roundabouts to enter Harvester Avenue, and after taking the first exit at the next roundabout the development is on the left.

Sat Nav: G72 6PY



The homes we build are the foundations of sustainable communities that will flourish for generations to come. We work in harmony with the natural environment, protecting and preserving it wherever we can. With our customers, colleagues and partners, we strive to promote better practices and ways of living. We're playing our part in making the world A Better Place.

a better place®



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.

CONSUMER CODE FOR HOME BUILDERS
www.consumercode.co.uk

the place to be®

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.

This brochure is printed on GalerArt 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.

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