

Specification

Kitchen

Professionally designed contemporary kitchen with square-edged laminate work surfaces with upstand to wall

Stainless steel one and a half bowl slimline sink with mixer tap

Built in stainless steel single oven, gas hob and extractor hood to 2 and 3 bedroom homes

Built in stainless steel double oven, 5-ring gas hob and stainless steel/glass chimney extractor hood to all 4 and 5 bedroom homes

Integrated fridge freezer

Integrated microwave oven to all 4 and 5 bedroom homes

Integrated washer/dryer in kitchen (where no utility, or freestanding in utility) to all 4 and 5 bedroom homes

Under pelmet lighting

Porcelanosa ceramic floor tiling to kitchen area

Porcelanosa ceramic floor tiling to breakfast/dining area where applicable to all 4 and 5 bedroom homes

Bathroom, En-Suite and WC

Contemporary styled white bathroom suites

Soft close toilet seat to main bathroom

Concealed thermostatic valve with wall-mounted control for bath filler

Heated chrome towel radiator to en-suite bathroom

Porcelanosa ceramic floor tiling to family bathroom and master en-suite to all 4 and 5 bedroom homes

Heating, Lighting & Internal Finishes

Downlighters to kitchen, family bathroom, en-suite and cloakroom

Staircases - oak hand rail with all other components finished in white

Energy-efficient gas-fired central heating

White ladder style internal doors with smooth finish

Smooth finish ceilings painted in white

Fitted wardrobes to master bedroom

External Details

Turf to front garden

Outside water tap on wall adjacent to kitchen sink, where applicable

Sealed unit double-glazed windows throughout

Patio area to rear garden using yellow buff textured paving slabs

House numbers ready fitted

External power point to front of property

External power point to rear of property to all 4 and 5 bedroom homes

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.