

Buying

Personalise your new home

Options and Extras

Make it
your own

millerohomes

the place to be®

The great thing about buying a Miller home is that you are able to make it your own from the very beginning. Now you've reserved your home, you can start thinking about how you'd like things to look and even make a few decisions before you move in.

Inspired choice

You may already have some ideas about what you want for your home. Or maybe you're looking for some inspiration. In either case, our Development Sales Manager is here to help. It could be a simple item such as an additional electrical socket or maybe you want to add flooring or fitted wardrobes. Whatever you choose it could be provided before the completion of your home (depending on the build stage when you reserve). So you avoid any future disruption.

High quality brands

When it comes to getting the details right, we're committed to quality throughout. We only work with high-quality brands, Symphony for kitchens, Porcelanosa for ceramics and Ideal Standard sanitary ware.

From sleek, designer kitchens to cool, contemporary bathrooms, down to the fine details of tiles and taps, there's plenty to inspire your imagination and suggest a whole range of possibilities for you to create a place to call home.

Expert help is always at hand. You can ask for advice and talk your choices through directly with our Development Sales Manager. So if you're ready, it's time to consider your options.

Keep in mind

Only extras on offer in this brochure are available and will be dependent on the build stage of your plot. As the build stage becomes more advanced the number of extras available will reduce.

Once you have chosen your extras a 50% deposit will be payable on all orders.

Build guide

We have produced a guide to show what is available at each stage of construction. The build stage at the time of your visit to the sales office will determine which extras you can add. You will have more choice if your home is at foundation stage than if it is entering the final stages of the build.

- (A) **Foundations**
Completion of ground floor slab where the superstructure brickwork has not commenced.
- (B) **Roof Complete**
Completion of fully tiled roof construction.
- (C) **Final Fix/Taping Complete**
Installation of kitchens, heating and sanitary ware but prior to commencing final decoration.

Sit back, relax and browse our selection of upgrade options. Tick your wish list and simply bring this brochure to your options meeting to create your perfect home.

Electrical

Chosen by
build stage

Individual Items

White single socket		<input type="radio"/>	<input type="radio"/>
White double socket		<input type="radio"/>	<input type="radio"/>
White double USB socket		<input type="radio"/>	<input type="radio"/>
White fused spur		<input type="radio"/>	<input type="radio"/>
White telephone socket		<input type="radio"/>	<input type="radio"/>
White TV point		<input type="radio"/>	<input type="radio"/>
White light switch		<input type="radio"/>	<input type="radio"/>
White shaver socket		<input type="radio"/>	<input type="radio"/>
Single white dimmer switch		<input type="radio"/>	<input type="radio"/>
Double white dimmer switch		<input type="radio"/>	<input type="radio"/>
Move switch or socket		<input type="radio"/>	<input type="radio"/>

Chrome Switches and Sockets

Chrome upgrade pack (Kitchen)	Stainless Steel/Brushed Steel	<input type="radio"/>	<input type="radio"/>
Chrome upgrade pack (ground floor, excluding Kitchen)	Stainless Steel/Brushed Steel	<input type="radio"/>	<input type="radio"/>
Chrome upgrade pack (first floor)	Stainless Steel/Brushed Steel	<input type="radio"/>	<input type="radio"/>
Chrome shaver socket	Stainless Steel/Brushed Steel	<input type="radio"/>	<input type="radio"/>
Chrome TV point	Stainless Steel/Brushed Steel	<input type="radio"/>	<input type="radio"/>

Lighting

LED downlights - Kitchen	Chrome or white finish	<input type="radio"/>	<input type="radio"/>
LED downlights - Bathroom	Chrome or white finish	<input type="radio"/>	<input type="radio"/>
LED downlights - En-Suite	Chrome or white finish	<input type="radio"/>	<input type="radio"/>
LED downlights - WC	Chrome or white finish	<input type="radio"/>	<input type="radio"/>
LED downlights - Lounge	Chrome or white finish	<input type="radio"/>	<input type="radio"/>
LED downlights - Family/Dining	Chrome or white finish	<input type="radio"/>	<input type="radio"/>
LED downlights - Hallway and Landing	Chrome or white finish	<input type="radio"/>	<input type="radio"/>
Additional lighting pendant		<input type="radio"/>	<input type="radio"/>
Loft light		<input type="radio"/>	<input type="radio"/>

Security

Chosen by
build stage

Wireless Alarm

Wireless system (4 PIR's & 2 fobs)		<input type="radio"/>	<input type="radio"/>
Additional key fob for wireless alarm		<input type="radio"/>	<input type="radio"/>
Additional door contacts		<input type="radio"/>	<input type="radio"/>
Additional motion detectors		<input type="radio"/>	<input type="radio"/>

Kitchens

Kitchen Layout Design

Layout Option 1	To cater for the provision of a wider hob and extractor	<input type="radio"/>	<input type="radio"/>
Layout Option 2	To cater for the provision of integrated appliances	<input type="radio"/>	<input type="radio"/>

Kitchen Frontals

Urban	Cobble Grey/Concrete/Grey Walnut/Pebble	<input type="radio"/>	<input type="radio"/>
Woodbury	Anthracite/Platinum/Cashmere/White	<input type="radio"/>	<input type="radio"/>
Cranbrook	Ivory/Platinum/Stone/Cobble Grey	<input type="radio"/>	<input type="radio"/>
New York	Dusk Grey/Pearl Grey/Ivory/White/Anthracite	<input type="radio"/>	<input type="radio"/>

Kitchen Work Surfaces

Premium Laminate	Chalet Oak/Cinnamon/Cloudy Cement/Colmar Oak/Liberty Rock/Platinum Metallic/Volcanic Ash/Woodstone	<input type="radio"/>	<input type="radio"/>
Quartz	White Storm/Marengo/Blanco Norte/Gris Expo	<input type="radio"/>	<input type="radio"/>
Granite	Star Galaxy/Azul Platini/Steel Grey/Verde Ubatuba	<input type="radio"/>	<input type="radio"/>
Earthstone	See colour choice available in our Sales Centre	<input type="radio"/>	<input type="radio"/>

Kitchen Accessories

60cm glass splashback	See colour choices available in our Sales Centre	<input type="radio"/>	<input type="radio"/>
80cm glass splashback	See colour choices available in our Sales Centre	<input type="radio"/>	<input type="radio"/>
Increase stainless steel splashback to 80cm		<input type="radio"/>	<input type="radio"/>
Bespoke glass splashback	See colour choices available in our Sales Centre	<input type="radio"/>	<input type="radio"/>
1½ bowl polycarbonate sink	White/Anthracite Grey/Alumetallic Grey	<input type="radio"/>	<input type="radio"/>
Vado Kori kitchen tap		<input type="radio"/>	<input type="radio"/>
Vado Notion kitchen tap		<input type="radio"/>	<input type="radio"/>
Abode Atlas Aquifer water filter monobloc mixer tap		<input type="radio"/>	<input type="radio"/>
Single bowl sink and tap (Utility)		<input type="radio"/>	<input type="radio"/>

Personalise your new home

		Chosen by build stage
Additional base unit and door	Plaza/Woodbury/Cranbrook/New York	<input checked="" type="radio"/> <input type="radio"/>
Boiler housing unit to Utility/Laundry Room	Plaza/Woodbury/Cranbrook/New York	<input checked="" type="radio"/> <input type="radio"/>
Under wall unit lights		<input checked="" type="radio"/> <input type="radio"/>
Kitchen plinth lights		<input checked="" type="radio"/> <input type="radio"/>

Kitchen Appliances

Zanussi Appliances

Double oven		<input checked="" type="radio"/> <input type="radio"/>
Double under counter oven	Only available on selected housetypes	<input checked="" type="radio"/> <input type="radio"/>
60cm gas on glass hob		<input checked="" type="radio"/> <input type="radio"/>
60cm induction hob		<input checked="" type="radio"/> <input type="radio"/>
Integrated extractor hood and door front		<input checked="" type="radio"/> <input type="radio"/>
Integrated 70/30 fridge freezer		<input checked="" type="radio"/> <input type="radio"/>
Integrated full height fridge		<input checked="" type="radio"/> <input type="radio"/>
Integrated dishwasher and door		<input checked="" type="radio"/> <input type="radio"/>
Integrated built-under fridge	Only available on selected housetypes	<input checked="" type="radio"/> <input type="radio"/>
Integrated built-under freezer	Only available on selected housetypes	<input checked="" type="radio"/> <input type="radio"/>
60cm glass chimney extractor hood		<input checked="" type="radio"/> <input type="radio"/>
Integrated washing machine and door front		<input checked="" type="radio"/> <input type="radio"/>
Integrated washer-dryer and door front		<input checked="" type="radio"/> <input type="radio"/>
Integrated microwave		<input checked="" type="radio"/> <input type="radio"/>

AEG Premium Appliances

Single multi-function oven		<input checked="" type="radio"/> <input type="radio"/>
Single steam combi oven		<input checked="" type="radio"/> <input type="radio"/>
Double multi-function oven		<input checked="" type="radio"/> <input type="radio"/>
Integrated microwave		<input checked="" type="radio"/> <input type="radio"/>
Integrated 70/30 fridge freezer		<input checked="" type="radio"/> <input type="radio"/>
Integrated full height fridge		<input checked="" type="radio"/> <input type="radio"/>
Integrated dishwasher and door		<input checked="" type="radio"/> <input type="radio"/>
45cm integrated slimline dishwasher and door front	Only available on selected housetypes	<input checked="" type="radio"/> <input type="radio"/>
Integrated washing machine and door front		<input checked="" type="radio"/> <input type="radio"/>
AEG 300mm wine cooler	Only available on selected housetypes	<input checked="" type="radio"/> <input type="radio"/>
75cm gas hob 5 burner		<input checked="" type="radio"/> <input type="radio"/>
70cm induction hob		<input checked="" type="radio"/> <input type="radio"/>
70cm stainless steel chimney hood		<input checked="" type="radio"/> <input type="radio"/>

Personalise your new home

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AEG Appliance Pack

Oven, hob and hood		<input type="radio"/> B	<input type="radio"/>
Oven, hob, hood, fridge/freezer, washer, dishwasher		<input type="radio"/> B	<input type="radio"/>

White or Silver Zanussi Free Standing Appliances

Fridge Freezer		<input type="radio"/> C	<input type="radio"/>
Washing machine		<input type="radio"/> C	<input type="radio"/>
Washer dryer		<input type="radio"/> C	<input type="radio"/>
Tumble dryer		<input type="radio"/> C	<input type="radio"/>

Bathrooms

Showers

Electric shower over bath with extra tiling and shower screen		<input type="radio"/> B	<input type="radio"/>
Thermostatic shower over bath with tiling and shower screen	Cannot be offered to all homes if there are already two separate showers and a combination boiler is being used	<input type="radio"/> B	<input type="radio"/>

Baths

Double ended bath		<input type="radio"/> B	<input type="radio"/>
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Taps and Shower Valves

Wall mounted tap controls and overflow	Only available to bath	<input type="radio"/> B	<input type="radio"/>
Wall mounted tap controls and overflow with hand held rinser	Only available to bath	<input type="radio"/> B	<input type="radio"/>
Tap upgrade (deck mounted on bath)	Main bathroom only	<input type="radio"/> B	<input type="radio"/>
Shower upgrade		<input type="radio"/> B	<input type="radio"/>
Hand held rinser mixer (bath recessed)	Only available in some areas of the UK	<input type="radio"/> B	<input type="radio"/>

Towel Rails

Chrome towel rail (straight)	Six different sizes available	<input type="radio"/> B	<input type="radio"/>
White towel rail (straight)	Six different sizes available	<input type="radio"/> B	<input type="radio"/>

Accessories

Soft close WC seats to all WC's		<input type="radio"/> B	<input type="radio"/>
Wall mirror (Full wall)	Only available to rear of bath wall	<input type="radio"/> B	<input type="radio"/>

Wall Tiling

Upgraded Ceramic Wall Tiles

This assumes upgrading of tile choices to standard tiling areas (i.e. not additional tiling)

Kingston (31.6 x 59.2)		<input type="radio"/>	<input type="radio"/>
Jamaica (31.6 x 59.2) (Feature tile)		<input type="radio"/>	<input type="radio"/>
Madagascar (33.3 x 59.2)	Natural/Blanco	<input type="radio"/>	<input type="radio"/>
Ona (33.3 x 59.2) (Feature tile)	Natural/Blanco	<input type="radio"/>	<input type="radio"/>
Dover (31.6 x 59.2)	Acero/Caliza/Antique (Feature tile)	<input type="radio"/>	<input type="radio"/>
Rodano (31.6 x 59.2)	Acero/Caliza/Taupe	<input type="radio"/>	<input type="radio"/>
Mosaico Rodano (31.6 x 59.2) (Feature tile)	Acero/Caliza/Taupe	<input type="radio"/>	<input type="radio"/>
Mirage (33.3 x 59.2)	White/Silver/Dark	<input type="radio"/>	<input type="radio"/>
Bottega (31.6 x 59.2)	White/Caliza/Acero	<input type="radio"/>	<input type="radio"/>
Spiga Bottega (31.6 x 59.2) (Feature tile)	White/Caliza/Acero	<input type="radio"/>	<input type="radio"/>
Marbella (31.6 x 59.2) (Feature tile)	Stone	<input type="radio"/>	<input type="radio"/>
Rivoli (33.3 x 59.2)	Blanco (Matte)	<input type="radio"/>	<input type="radio"/>
Sena (31.6 x 59.2)	Acero/Caliza (Gloss)	<input type="radio"/>	<input type="radio"/>
Marmol Carrara (31.6 x 59.2)	Blanco	<input type="radio"/>	<input type="radio"/>
Marmol (33.3 x 59.2)	Gris	<input type="radio"/>	<input type="radio"/>
Shine (33.3 x 59.2)	Aluminio/Niquel/Platino/Dark	<input type="radio"/>	<input type="radio"/>
Ibiza (10 x 40)	Snow Gloss/Grey Gloss/Dark Gloss/Concrete Gloss	<input type="radio"/>	<input type="radio"/>
Calpe (7.5 x 30)	Blanco/Seagreen/Warm Grey/Concrete/Nieve	<input type="radio"/>	<input type="radio"/>
Retro (10 x 20)	Blanco	<input type="radio"/>	<input type="radio"/>

Wall Tile Areas

Half height (all wet rooms)	<input type="radio"/>	<input type="radio"/>
Full height (all wet rooms)	<input type="radio"/>	<input type="radio"/>
Standard height (all wet rooms)	<input type="radio"/>	<input type="radio"/>

Tile Trims

Chrome tile trims	<input type="radio"/>	<input type="radio"/>
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Floor Tiling

Chosen by
build stage

Floor Tile Ranges

Park (44.3 x 44.3)	Gris/Blanco	<input type="radio"/>	<input type="radio"/>
Dover (44.3 x 44.3)	Caliza/Acero	<input type="radio"/>	<input type="radio"/>
Mirage (44.3 x 44.3)	Silver/White/Dark	<input type="radio"/>	<input type="radio"/>
Madagascar (44.3 x 44.3)	Blanco/Natural	<input type="radio"/>	<input type="radio"/>
Rivoli (44.3 x 44.3)	Blanco (Matte)	<input type="radio"/>	<input type="radio"/>
Rodano (44.3 x 44.3)	Acero/Caliza/Taupe	<input type="radio"/>	<input type="radio"/>
Bottega (44.3 x 44.3)	White/Caliza/Acero	<input type="radio"/>	<input type="radio"/>
Japan (44.3 x 44.3)	Blanco/Marine	<input type="radio"/>	<input type="radio"/>
Turin (44.3 x 44.3)	Blanco	<input type="radio"/>	<input type="radio"/>
Carrara (44.3 x 44.3)	Blanco Brillo	<input type="radio"/>	<input type="radio"/>
Marmol (44.3 x 44.3)	Gris	<input type="radio"/>	<input type="radio"/>
Ferroker (44.3 x 44.3)	Niquel/Dark/Aluminio/Platino	<input type="radio"/>	<input type="radio"/>
Oxford (22 x 90)	Acero	<input type="radio"/>	<input type="radio"/>
Chester (22 x 90)	Acero	<input type="radio"/>	<input type="radio"/>
Smart Tanzania (22 x 90)	Tanzania Silver	<input type="radio"/>	<input type="radio"/>
Forest (22 x 90)	Colonial	<input type="radio"/>	<input type="radio"/>
Smart Minnesota (22 x 90)	Minnesota Ash	<input type="radio"/>	<input type="radio"/>
Timber (22 x 90)	Cover Silver	<input type="radio"/>	<input type="radio"/>

Floor Tiling Areas

Bathroom	All room configurations will be available in the ranges (and colour ways) detailed above.	<input type="radio"/>	<input type="radio"/>
En-Suite		<input type="radio"/>	<input type="radio"/>
WC		<input type="radio"/>	<input type="radio"/>
Hall (incl. store cupboards)		<input type="radio"/>	<input type="radio"/>
Dining room		<input type="radio"/>	<input type="radio"/>
Kitchen/Utility		<input type="radio"/>	<input type="radio"/>
Kitchen/Family/Dining		<input type="radio"/>	<input type="radio"/>

Floor Coverings

Chosen by
build stage

Carpets	See colour choices available in our Sales Centre	<input checked="" type="radio"/>	<input type="radio"/>
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Carpet Areas

Whole house	Excluding Wet Areas, Kitchen/Utility	<input checked="" type="radio"/>	<input type="radio"/>
Whole house - upgrade underlay	Excluding Wet Areas, Kitchen/Utility	<input checked="" type="radio"/>	<input type="radio"/>
Whole house	Excluding Hallway, Wet Areas, Kitchen/Utility	<input checked="" type="radio"/>	<input type="radio"/>
Whole house - upgrade underlay	Excluding Hallway, Wet Areas, Kitchen/Utility	<input checked="" type="radio"/>	<input type="radio"/>
First floor	Including Stairs	<input checked="" type="radio"/>	<input type="radio"/>
First floor - upgrade underlay	Including Stairs	<input checked="" type="radio"/>	<input type="radio"/>
Lounge		<input checked="" type="radio"/>	<input type="radio"/>
Bedrooms		<input checked="" type="radio"/>	<input type="radio"/>

Luxury Vinyl Tile Areas

Kitchen/Utility/Laundry	See colour choices available in our Sales Centre	<input checked="" type="radio"/>	<input type="radio"/>
Family		<input checked="" type="radio"/>	<input type="radio"/>
Dining		<input checked="" type="radio"/>	<input type="radio"/>
Hallway (incl. store cupboards)		<input checked="" type="radio"/>	<input type="radio"/>
Bathroom		<input checked="" type="radio"/>	<input type="radio"/>
En-Suite		<input checked="" type="radio"/>	<input type="radio"/>
WC		<input checked="" type="radio"/>	<input type="radio"/>
Lounge		<input checked="" type="radio"/>	<input type="radio"/>

Vinyl

Kitchen/Utility/Laundry	See colour choices available in our Sales Centre	<input checked="" type="radio"/>	<input type="radio"/>
Bathroom		<input checked="" type="radio"/>	<input type="radio"/>
En-Suite		<input checked="" type="radio"/>	<input type="radio"/>
WC		<input checked="" type="radio"/>	<input type="radio"/>
All wet rooms/Bathroom/En-Suite/WC		<input checked="" type="radio"/>	<input type="radio"/>

Wardrobes

Chosen by
build stage

Door options available	See colour choices available in our Sales Centre	<input checked="" type="radio"/> B	<input type="radio"/>
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Internal Decor

Door ironmongery

Whole house package		<input checked="" type="radio"/> B	<input type="radio"/>
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External

Lighting

Floodlight with PIR		<input checked="" type="radio"/> B	<input type="radio"/>
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Lantern/light with PIR: 3 choices		<input checked="" type="radio"/> B	<input type="radio"/>
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Electrical

External double socket fixed to wall of the home		<input checked="" type="radio"/> B	<input type="radio"/>
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Electric garage door		<input checked="" type="radio"/> B	<input type="radio"/>
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Car charging point		<input checked="" type="radio"/> B	<input type="radio"/>
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Light and power to garage (in plot curtilage)		<input checked="" type="radio"/> A	<input type="radio"/>
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Additional key fob for garage door		<input checked="" type="radio"/> B	<input type="radio"/>
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Exterior

Outside cold tap	Position as denoted on working drawing	<input checked="" type="radio"/> B	<input type="radio"/>
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Garage personnel door	Discuss available options with Development Sales Manager	<input checked="" type="radio"/> A	<input type="radio"/>
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Garden and Landscaping

Turf		<input checked="" type="radio"/> C	<input type="radio"/>
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Paving flags		<input checked="" type="radio"/> C	<input type="radio"/>
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If you've already made your reservation. This means you're one step closer to making your dream home a reality. Our Development Sales Manager will be in touch soon to arrange your options appointment to discuss the finer details of your new home with you.

Buying

Building

Living

Step by Step

We've created an at-a-glance guide to homebuying so you can always see where you're up to and what happens next. There's detailed information on our website about what happens at each stage. But if you have any questions, please get in touch. That's what we're here for.