

## Florence Avenue - Specification

Internal Doors (picture for illustration purposes only)



Skirting and architrave (picture for illustration purposes only)



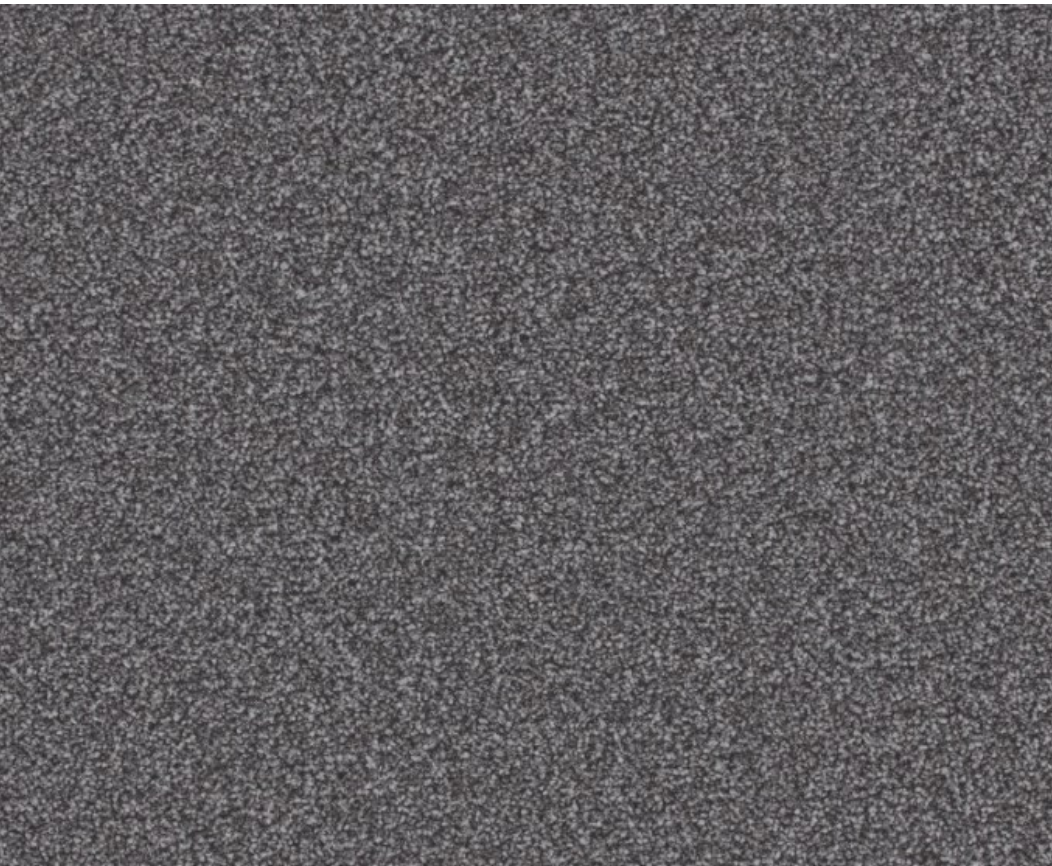
Flooring - ground floor (picture for illustration purposes only)

Luxury Vinyl flooring - light grey oak



Flooring - first floor & second floor (picture for illustration purposes only)

Charcoal carpet with underlay and stainless steel trims



Bathroom wall tiles (picture for illustration purposes only)

White metro with grey grout



Bathroom floor tiles (picture for illustration purposes only)

Light grey ceramic with matching grout



Kitchen design (picture for illustration purposes only)



Kitchen worktop (picture for illustration purposes only)

Solid stone - Silestone Arabesque



## **Kitchen spec**

Worktop - Silestone Arabesque

Tap - combination mixer tap with boiling

Sink - 1.5 stainless steel undermount

Integrated oven

Induction hob

Canopy extractor hood

Integrated dishwasher

Integrated fridge/freezer

Under/over cupboard lighting

## **Electrics**

LED spot lights (ground floor + hallways and bathrooms)

Pendant lights (bedrooms + feature in dining and living)

Brushed metal switches and sockets (picture for illustration purposes only)



## Bathroom Spec

Wall hung Roca vanity sink units and wall hung toilets throughout (pictures for illustration purposes only)



Shower bath - main bathroom (picture for illustration purposes only)



En-suite - walk in shower (picture for illustration purposes only)



Roca Shower set - en suite (picture for illustration purposes only)



Chrome towel rails to all bathrooms

Gas central heating

10 year new build warranty

Note: no fitted wardrobes included.

**Specification subject to change and availability of materials.**