

CALDER MEWS PHASE 2 SPECIFICATION

KITCHEN

- ✓ Premium Symphony kitchen with soft-close cabinets and drawers
- ✓ Integrated oven, fridge freezer and dishwasher
- ✓ Induction Hob and cooker hood
- ✓ 40mm worktop with upstand
- ✓ Stainless steel 1.5 bowl sink with mixer tap
- ✓ Contemporary under-cabinet downlights

Optional upgrades

- Double oven
- Integrated microwave/oven combi
- Composite sink
- Wine cooler
- Quartz worktop

BATHROOM

- ✓ Premium Ideal Standard three-piece bathroom suite
- ✓ Designer shower over bath with glass screen
- ✓ Polished chrome heated towel rail
- ✓ Vanity unit
- ✓ Polished chrome downlights
- ✓ Half-height wall tiling

Optional upgrades

- Premium tile choices
- Full-height tiling
- Rainfall shower head
- Shaver/charger socket

EN-SUITE

- ✓ Premium Ideal Standard three-piece bathroom suite
- ✓ Rain-head shower with low-profile shower tray
- ✓ Vanity unit
- ✓ Polished chrome downlights
- ✓ Shaver/charger socket
- ✓ Full-height wall tiling to shower area
- ✓ Half-height wall tiling to remaining walls

Optional upgrades

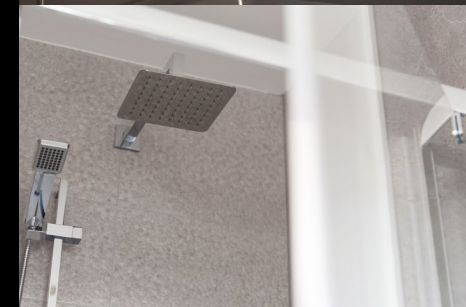
- Premium tile choices
- Full-height tiling

W/C

- ✓ Premium Ideal Standard two-piece suite
- ✓ Stylish semi-pedestal basin
- ✓ Polished chrome downlights

Optional upgrades

- Premium tile choices



EXCELLENCE
COLLECTION

INTERNAL FEATURES

- ✓ Wardrobe to master bedroom
- ✓ Security camera doorbell
- ✓ Stylish white panelled designer doors
- ✓ White emulsion to walls and ceiling
- ✓ Chrome sockets throughout
- ✓ High-efficiency combi boiler
- ✓ Stelrad radiators with TRV controls
- ✓ TV points and telecoms connections to three points
- ✓ Cable in loft for potential aerial point
- ✓ Wired smoke alarms with battery backup
- ✓ Wired security alarm, PIR sensors to downstairs
- ✓ USB socket to master bedroom & kitchen
- ✓ Gloss to woodwork

Optional upgrades

- Additional chrome sockets
- Oak doors throughout
- Additional TV and telecoms points
- Flooring throughout

EXTERNAL FEATURES

- ✓ Solar Panels
- ✓ Electric vehicle charging port
- ✓ Intelligent and highly efficient double glazing
- ✓ Anthracite colour window frames, white on inside
- ✓ Black front door with chrome letterplate
- ✓ French doors to rear
- ✓ Electric garage door
- ✓ Low-maintenance soffits and fascias
- ✓ Turf/soft landscaping to front garden
- ✓ External light to porch and rear
- ✓ Patio to rear
- ✓ External tap to rear
- ✓ External socket to rear
- ✓ Turf to Rear
- ✓ Integral garage with socket

Optional upgrades

- Solar Panel power storage battery

DESIGNER FEATURES, QUALITY ASSURED

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