

# Housetypes

- Standard Artisan
- Bespoke Artisan
- Brand new housetype
- Life
- Future Home
- Air Source Heat Pump



## The Goldsmith

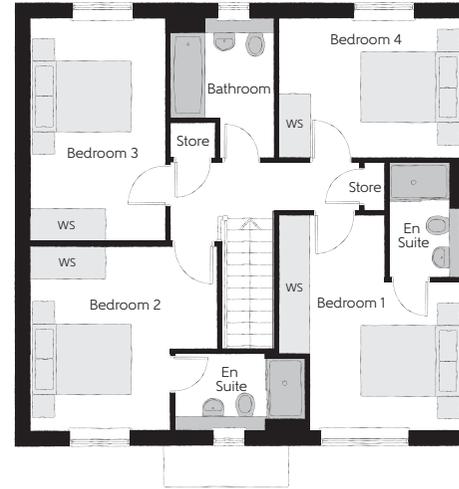
Plots 32, 42, 81, 195 & 198

### Summary Points

- House
- 1 Bathroom/2 En Suites
- 4 Bedrooms
- 1512 sq.ft.

### Key Points

- En suite to bedroom 1
- En suite to bedroom 2
- Open-plan kitchen, family and dining area
- French doors onto rear garden
- Utility room
- ROCA sanitaryware to bathrooms
- Bristan-chrome brassware to bathrooms
- Cloakroom
- 10-year warranty and insurance protection

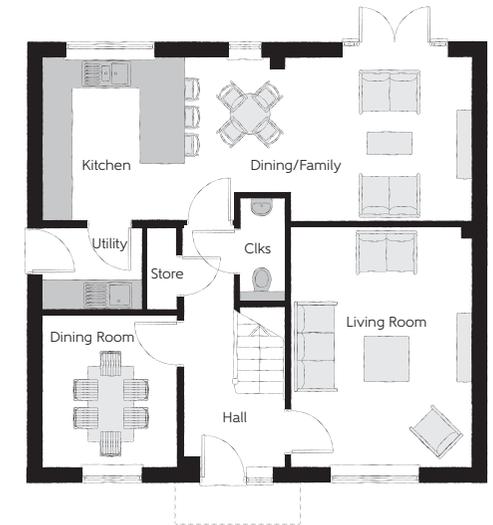


### First Floor

Bedroom 1	3.65m x 4.26m <small>(max) (max)</small>	12'0" x 14'0" <small>(max) (max)</small>
Bedroom 1 En Suite	1.44m x 2.28m	4'9" x 7'6" <small>(max) (max)</small>
Bedroom 2	3.69m x 3.65m <small>(max) (max)</small>	12'1" x 12'0" <small>(max) (max)</small>
Bedroom 2 En Suite	2.60m x 1.53m <small>(max) (max)</small>	8'6" x 5'0" <small>(max) (max)</small>
Bedroom 3	2.66m x 4.38m	8'9" x 14'4" <small>(max) (max)</small>
Bedroom 4	3.65m x 2.71m	12'0" x 8'11" <small>(max) (max)</small>
Bathroom	2.08m x 2.71m <small>(max) (max)</small>	6'10" x 8'11" <small>(max) (max)</small>

### Ground Floor

Kitchen/Dining/Family	8.56m x 3.22m <small>(max) (max)</small>	28'1" x 10'7" <small>(max) (max)</small>
Living Room	3.59m x 4.74m	11'9" x 15'7" <small>(max) (max)</small>
Dining Room	2.67m x 3.02m	8'9" x 9'11" <small>(max) (max)</small>
Utility	1.98m x 1.63m	6'6" x 5'4" <small>(max) (max)</small>
Cloakroom	0.90m x 2.06m	3'0" x 6'9" <small>(max) (max)</small>



Clks - Cloakroom WS - Wardrobe Space (suggestion only, wardrobe not included)

**Furniture arrangements are for illustrative purposes only. Items are not included, nor to scale.**

The items shown in this key may be subject to change, and positions could vary from those indicated on this floorplan. Please refer to Sales Advisor for details of your selected plot. Computer generated image shown overleaf. External finishes, landscaping and configuration may vary from plot to plot. Please refer to Sales Advisor for further details. All dimensions are approximate and should not be used for carpet sizes, appliance spaces or furniture. We operate a policy of continuous improvement and individual features such as kitchen and bathroom layouts, doors, windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance only and do not constitute a contract, part of a contract or a warranty.