


*Wain*  
HOMES

A man with a beard, wearing a pink long-sleeved sweater and a yellow and brown plaid apron, is shown from the chest up, kneading dough on a wooden surface. Flour is falling through the air around him, creating a soft, ethereal atmosphere. In the foreground, there is a rolling pin, several red tomatoes, and some green herbs. The background shows a kitchen with white cabinets and a stainless steel oven.

A place that lets you be you.  
That says everything about you.  
That feels good, feels right.  
Where life can be beautifully imperfect.  
And you love every moment of it.

YOUR KIND OF *perfect*

# HIGHER TREWHIDDLE DEVELOPMENT PLAN



### 2 Bedroom Homes

- The Claremont (CLA)
- The Hockney (HOC)

### 3 Bedroom Homes

- The Brancaster (BRN)
- The Brancaster Side (BRS)
- The Cromwell (CRM)
- The Curie (CUR)
- The Darwin (DAR)
- The Franklyn (FNK)
- The Hanbury (HAN)

### 4 Bedroom Homes

- The Atkins (AKN)
- The Dunmere (DUN)
- The Foxton (FXT)
- The Newton (NWT)
- The Tregony (TRE)
- The Wordsworth Side (WDS)

- Affordable Homes**
- \* Homes for Rent
- Intermediate Affordable Homes



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# HIGHER TREWHIDDLE SPECIFICATION

THE HOCKNEY | THE BRANCASTER | THE BRANCASTER SIDE | THE CROMWELL  
THE CURIE | THE DARWIN | THE FRANKLYN | THE HANBURY | THE ATKINS | THE DUNMERE  
THE FOXTON | THE NEWTON | THE TREGONY | THE WORDSWORTH SIDE

## KITCHENS

- Luxury Fitted Kitchens From Our Standard Range with Soft Close Mechanisms in a Choice of Finishes\*
- Laminated Worktops to Kitchen and Utility with Matching Upstands in a Choice of Finishes\*
- 1 ½ Bowl Inset Stainless Steel Sink and Tap to the Kitchen
- Single Bowl Stainless Steel Sink and Tap to Utility Rooms
- AEG Stainless Steel Double Oven (4 Bed Homes Only)
- AEG Stainless Steel Single Oven (2 and 3 Bed Homes Only)
- AEG 4 Ring Induction Hob with Silver Glass Splashback and Extractor Hood
- Electrolux Integrated Fridge Freezer
- Electrolux Integrated Dishwasher
- Electrolux Integrated Washing Machine (where applicable on drawings)
- White Downlights to Kitchen
- LED Under Unit Lighting to Kitchen

## BATHROOMS

- Roca Vanity Unit to Bathroom and En-Suite 1 in a Choice of Finishes\*
- Roca Gap Sanitaryware to Cloakroom and En-Suite 2 in White with Semi Pedestals and Soft Close Seats
- Roca Gap Bath (where applicable)
- Aqualisa Downtown Brassware
- 2-Way Mixer Shower with Fixed Drencher and Adjustable Hose to Shower Cubicles
- Aqualisa Mian 3-way Mixer Shower with Fixed Drencher and Adjustable Hose to Baths with no Separate Shower Cubicle
- Chrome Shower Cubicles
- Bathrooms and En-Suites to be Half-Tiled throughout with a Choice from Range\*
- Shower Cubicles to be Fully-Tiled with a Choice from our Standard Range\*
- Half-Height Tiling to all Sanitaryware Walls in Cloakroom with a Choice from our Standard Range\*
- White Heated Towel Rail to Bathroom and En-Suites
- White Downlights to Bathrooms and En-Suites
- White Shaver Socket to Bathrooms and En-Suites

## HEATING SYSTEM

- Gas Central Heating to all Properties

## OTHER INTERNAL FEATURES

- Amtico First LVT Flooring to Kitchen, Dining, Utility, Bathrooms, En-Suites and Cloakrooms in a Choice of Finishes\*
- Carpets from our Standard Range to all other areas in a Choice of Finishes\*
- All Woodwork to be Finished in White Satinwood
- Staircase, Including Newel Posts and Spindles to be Finished in White Satinwood
- All Handrails and Newel Caps to be Finished in Oak
- Vertical 5-Panel Oak Veneer Doors with Satin Effect Door Furniture
- SpacePro Fitted Wardrobes with Sliding Doors to Bedroom 1+
- Ultrafast Hard Wired Fibre Broadband\*\*
- White Sockets and Switches throughout
- CAT6 Data Point to Lounge and Bedroom 1
- Television Aerial Socket to Lounge and Bedroom 1
- Telephone Point to Lounge
- Hard Wired Smoke Detectors with Battery Backup
- White USB sockets to Kitchen, Lounge, Family Room and all Bedrooms
- System 3 Ventilation System

## EXTERNAL FEATURES

- PVCu Windows and Rear/Side/French Doors
- White PVCu Fascia's and Soffits
- Black Rainwater Goods
- Composite Front Door
- External PIR Lights to Front and Rear
- Power and Lighting to all Garages
- Solar Panels (on selected plots only)
- External Tap
- Garage Doors (on relevant plots only)
- Gardens Landscaped to Front
- Gardens Turfed to Rear
- 1.8m Fencing to Rear Garden^

## WARRANTIES

- 10-Year NHBC Buildmark Warranty
- 2-Year Wain Homes Warranty

\*Upgraded Choices available. \*\*Ultrafast Fibre is the latest in broadband technology that sees your broadband speeds faster than ever before - the next generation of internet, as fibre optic technology evolves, you'll already have everything you need in your property to get the benefits. Please note these services may be not fully active at completion stage until the relevant works have been completed by the service provider. ^Excluding mirrors. ^Unless stipulated otherwise on the working drawings.



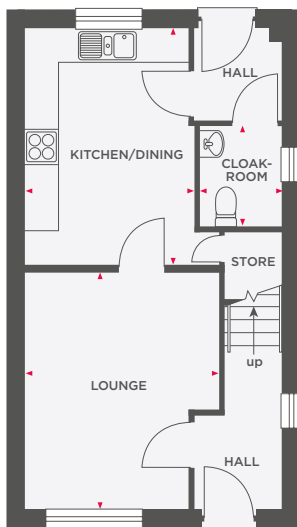
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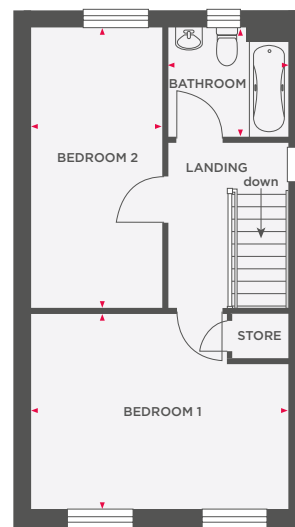


# THE HOCKNEY

## 2 BEDROOM TERRACED/SEMI-DETACHED HOME



Lounge	3490 x 4318 (max)	11'5" x 14'2" (max)
Kitchen/Dining	3053 x 4318	10'0" x 14'2"
Cloakroom	1471 x 1821	4'10" x 6'0"



Bedroom 1	4618 x 3526	15'2" x 11'7"
Bedroom 2	2353 x 5042	7'9" x 16'6"
Bathroom	2170 x 1918	7'1" x 6'4"
<b>Total Area</b>	<b>80.1 m<sup>2</sup></b>	<b>863 ft<sup>2</sup></b>



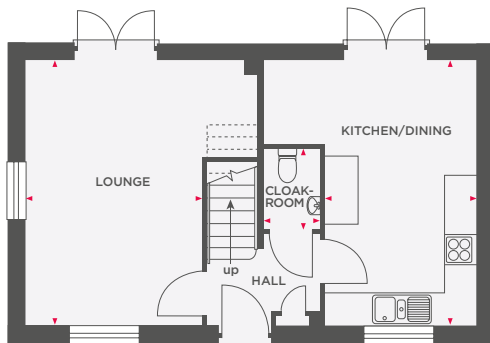
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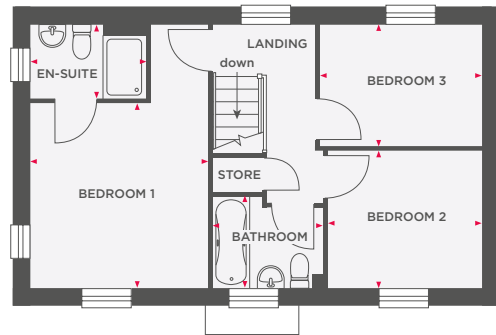


# THE BRANCASTER

## 3 BEDROOM DETACHED HOME



Lounge	3315 x 4960	10'10" x 16'3"
Kitchen/Dining	2835 x 4960 (max)	9'3" x 16'3" (max)
Cloakroom	1058 x 1520	3'6" x 5'0"



Bedroom 1	3315 x 3485	10'10" x 11'5"
En-Suite	2165 x 1385	7'1" x 4'6"
Bedroom 2	2875 x 2586	9'5" x 8'5"
Bedroom 3	3030 x 2285	9'11" x 7'5"
Bathroom	2080 x 1700 (max)	6'9" x 5'6" (max)

<b>Total Area</b>	<b>85 m<sup>2</sup></b>	<b>916 ft<sup>2</sup></b>
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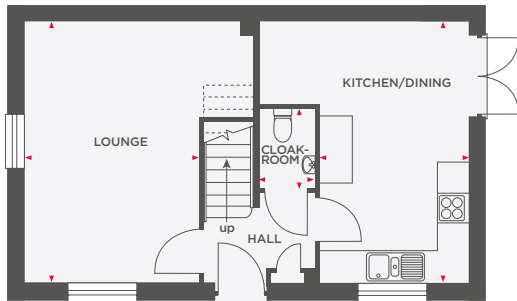
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HOMES

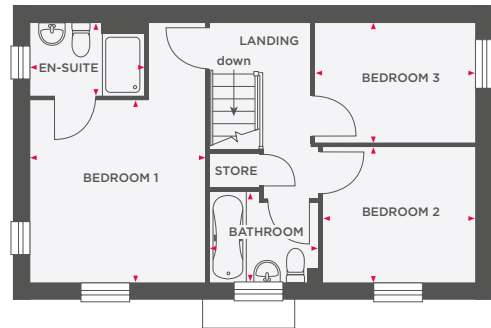


# THE BRANCASTER SIDE

## 3 BEDROOM DETACHED HOME



Lounge	3315 x 4960	10'10" x 16'3"
Kitchen/Dining	2835 x 4960 (max)	9'3" x 16'3" (max)
Cloakroom	1058 x 1520	3'6" x 5'0"



Bedroom 1	3315 x 3485	10'10" x 11'5"
En-Suite	2165 x 1385	7'1" x 4'6"
Bedroom 2	2875 x 2586	9'5" x 8'5"
Bedroom 3	3030 x 2285	9'11" x 7'5"
Bathroom	2080 x 1700 (max)	6'9" x 5'6" (max)

<b>Total Area</b>	<b>85.14 m<sup>2</sup></b>	<b>916 ft<sup>2</sup></b>
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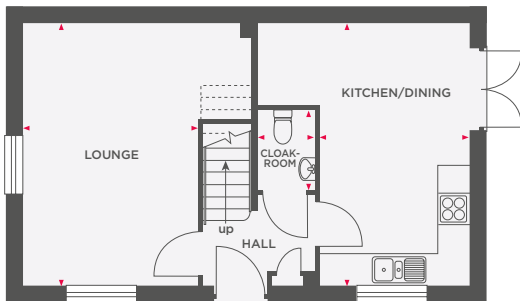
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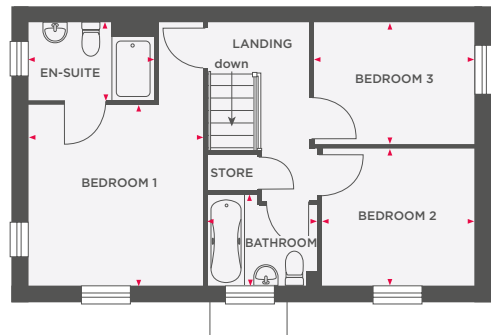


# THE CROMWELL

## 3 BEDROOM DETACHED HOME



Lounge	3428 x 4960	11'3" x 16'3"
Kitchen/Dining	2953 x 4960 (max)	9'8" x 16'3" (max)
Cloakroom	1058 x 1520	3'6" x 5'0"



Bedroom 1	3428 x 3419	11'3" x 11'3"
En-Suite	2495 x 1452	8'2" x 4'9"
Bedroom 2	2991 x 2586	9'10" x 8'6"
Bedroom 3	3145 x 2286	10'4" x 7'6"
Bathroom	2080 x 1715 (max)	6'9" x 5'7" (max)

<b>Total Area</b>	<b>87.4 m<sup>2</sup></b>	<b>941 ft<sup>2</sup></b>
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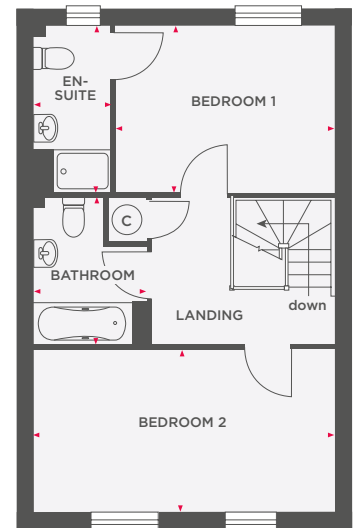
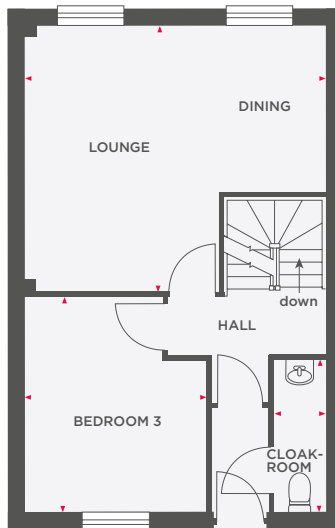
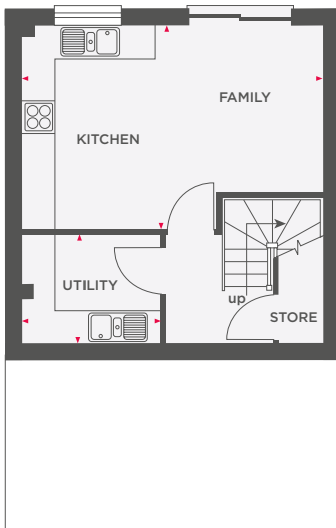
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# THE CURIE

## 3 BEDROOM TERRACED/SEMI-DETACHED HOME



<b>Kitchen/Family</b>	3625 x 4900 (max) (max)	11'10" x 16'1" (max) (max)
<b>Utility</b>	1962 x 1931	6'5" x 6'4"

<b>Lounge/Dining</b>	4850 x 4724 (max) (max)	5'11" x 15'6" (max) (max)
<b>Bedroom 3</b>	2736 x 3838	9'0" x 12'7"
<b>Cloakroom</b>	940 x 2686	3'1" x 8'10"

<b>Bedroom 1</b>	3387 x 2957	11'1" x 9'8"
<b>En-Suite</b>	1375 x 2957	4'6" x 9'8"
<b>Bedroom 2</b>	4850 x 2892	15'11" x 9'6"
<b>Bathroom</b>	1987 x 2624	6'5" x 8'7"

<b>Total Area</b>	<b>113.6 m<sup>2</sup></b>	<b>1223 ft<sup>2</sup></b>
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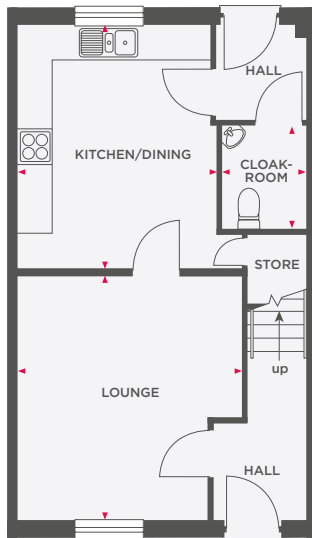
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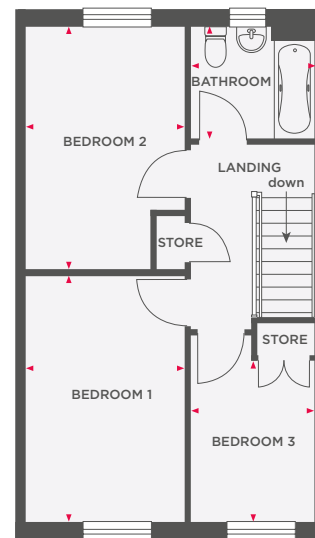


# THE DARWIN

## 3 BEDROOM TERRACED/SEMI-DETACHED HOME



Lounge	3940 x 4268 (max)	12'11" x 14'0" (max)
Kitchen/Dining	3502 x 4249 (max)	11'6" x 13'11" (max)
Cloakroom	1470 x 1830	4'10" x 6'0"



Bedroom 1	2802 x 4325	9'2" x 14'2"
Bedroom 2	2802 x 4242	9'2" x 13'11"
Bedroom 3	2165 x 2828	7'1" x 9'3"
Bathroom	2171 x 1936	7'1" x 6'4"
<b>Total Area</b>	<b>87.9 m<sup>2</sup></b>	<b>947 ft<sup>2</sup></b>



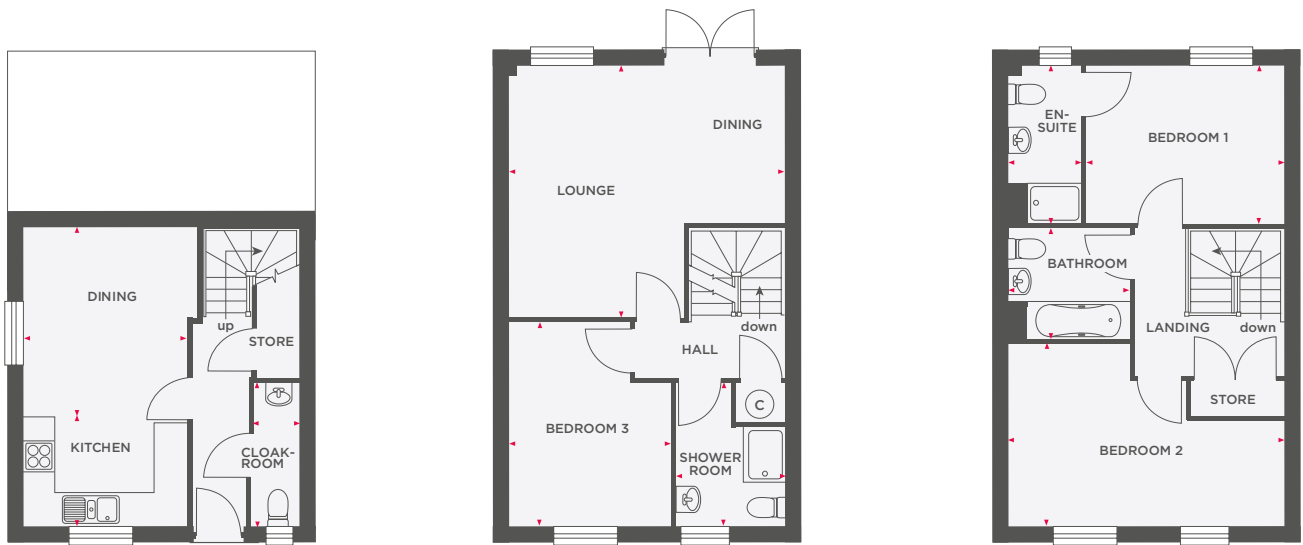
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# THE FRANKLYN

## 3 BEDROOM SEMI-DETACHED HOME



<b>Kitchen</b>	2763 x 2451	9'1" x 8'0"
<b>Dining</b>	2763 x 3193	9'1" x 8'0"
<b>Cloakroom</b>	863 x 2663	2'10" x 8'9"

<b>Lounge/Dining</b>	4850 x 4730	15'11" x 15'6"
<b>Bedroom 3</b>	2763 x 3832	9'1" x 12'7"
<b>Shower Room</b>	2000 x 1991	6'7" x 6'6"

<b>Bedroom 1</b>	3399 x 2892	11'2" x 9'6"
<b>En-Suite</b>	1363 x 2893	4'5" x 9'6"
<b>Bedroom 2</b>	3851 x 3417 (max) (max)	15'11" x 11'2" (max) (max)
<b>Bathroom</b>	1974 x 2164 (max) (max)	6'6" x 7'1" (max) (max)

<b>Total Area</b>	<b>104.7 m<sup>2</sup></b>	<b>1128 ft<sup>2</sup></b>
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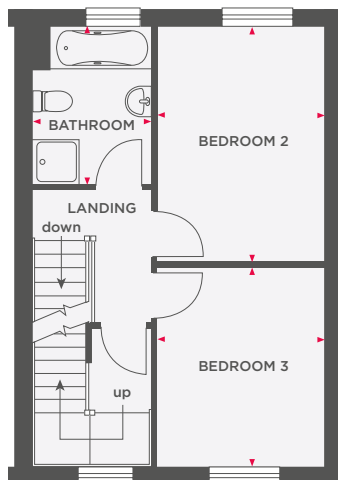
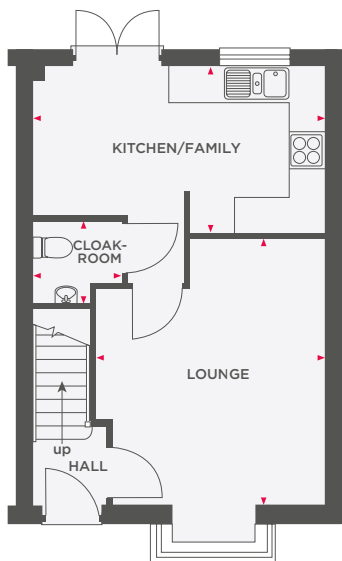
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# THE HANBURY

## 3 BEDROOM TERRACED/SEMI-DETACHED HOME



Lounge	3861 x 4523 (max) (max)	12'8" x 14'10" (max) (max)
Kitchen/Family	2795 x 4900 (max)	9'2" x 16'1" (max)
Cloakroom	1471 x 1399	4'10" x 4'7"

Bedroom 2	2816 x 3952	9'3" x 13'0"
Bedroom 3	2816 x 3348	9'3" x 11'0"
Bathroom	2027 x 2647	6'8" x 8'2"

Bedroom 1	3899 x 5313 (max) (max)	12'10" x 17'5" (max) (max)
En-Suite	2193 x 1663 (max) (max)	7'2" x 5'4" (max) (max)

Total Area	100.9 m <sup>2</sup>	1087 ft <sup>2</sup>
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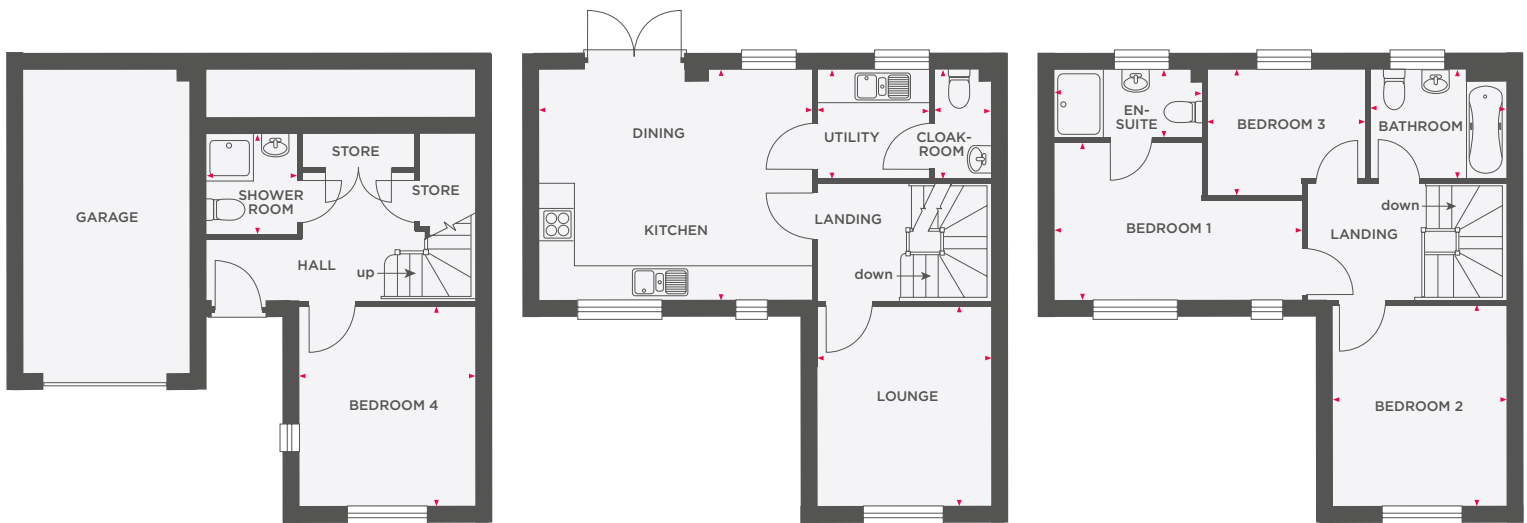
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# THE ATKINS

## 4 BEDROOM SEMI-DETACHED HOME



<b>Bedroom 4</b>	3100 x 3567	10'2" x 11'8"
<b>Shower Room</b>	1612 x 1760	5'3" x 5'9"

<b>Lounge</b>	3100 x 3567	10'2" x 11'8"
<b>Kitchen/Dining</b>	4912 x 4138	16'1" x 13'7"
<b>Utility</b>	2012 x 1937	6'7" x 6'4"
<b>Cloakroom</b>	998 x 1937	3'3" x 6'4"

<b>Bedroom 1</b>	4485 x 2850 (max) (max)	14'8" x 9'4" (max) (max)
<b>En-Suite</b>	2662 x 1200	8'8" x 3'11"
<b>Bedroom 2</b>	3100 x 3567	10'2" x 11'8"
<b>Bedroom 3</b>	2862 x 2250 (max) (max)	9'4" x 7'4" (max) (max)
<b>Bathroom</b>	2400 x 1937	7'10" x 6'4"

<b>Total Area</b>	<b>115.6 m<sup>2</sup></b>	<b>1245 ft<sup>2</sup></b>
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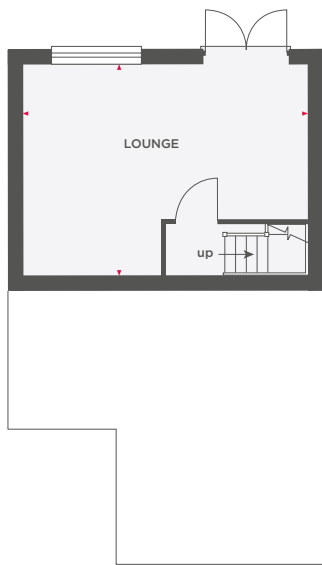
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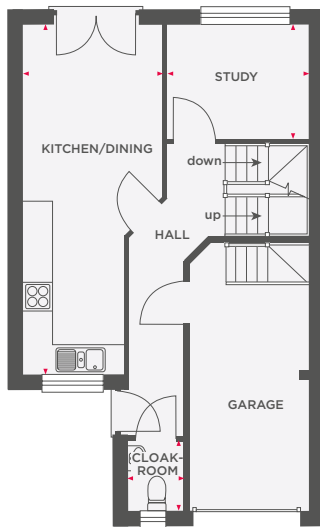


# THE DUNMERE

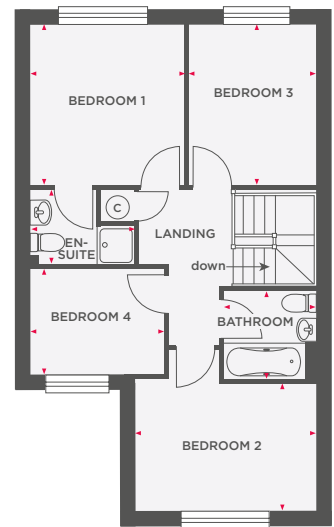
## 4 BEDROOM SEMI-DETACHED HOME



<b>Lounge</b>	5935 x 4390	19'6" x 14'5"
	(max) (max)	(max) (max)



<b>Kitchen/Dining</b>	2909 x 7285	9'6" x 23'11"
	(max) (max)	(max) (max)
<b>Study</b>	2937 x 2390	9'7" x 7'10"
<b>Cloakroom</b>	1115 x 1438	3'8" x 4'9"



<b>Bedroom 1</b>	3215 x 3347	10'6" x 11'0"
<b>En-Suite</b>	2174 x 1564	7'1" x 5'1"
	(max) (max)	(max) (max)
<b>Bedroom 2</b>	3470 x 2616	11'4" x 8'7"
<b>Bedroom 3</b>	2631 x 3347	8'7" x 11'0"
<b>Bedroom 4</b>	2796 x 2197	9'2" x 7'2"
<b>Bathroom</b>	1912 x 1850	6'3" x 6'1"

<b>Total Area</b>	130.9 m <sup>2</sup>	1409 ft <sup>2</sup>
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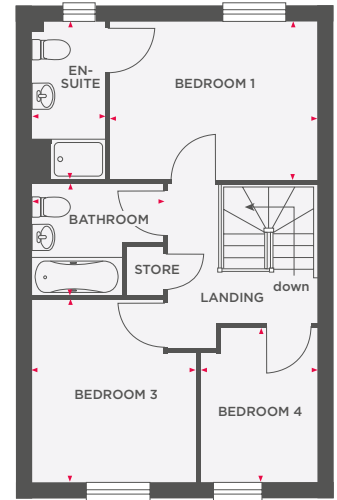
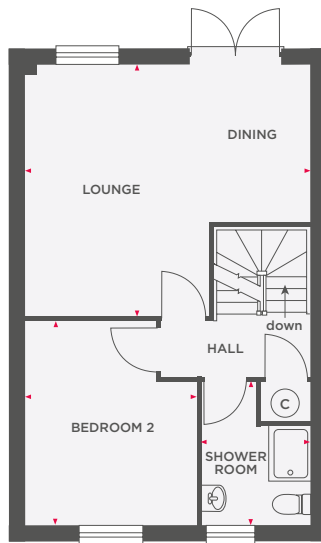
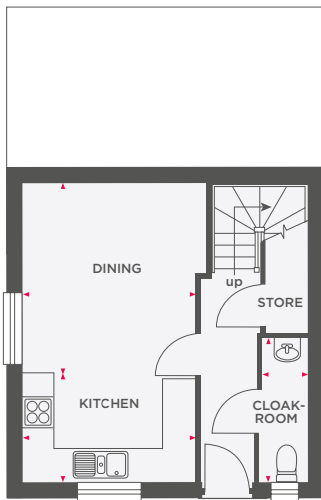
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# THE FOXTON

## 4 BEDROOM SEMI-DETACHED HOME



<b>Kitchen</b>	3263 x 2451	10'8" x 8'0"
<b>Dining</b>	3263 x 3193	10'8" x 8'0"
<b>Cloakroom</b>	860 x 2661 (max)	2'10" x 8'9" (max)

<b>Lounge/Dining</b>	5350 x 4730 (max) (max)	17'7" x 15'6" (max) (max)
<b>Bedroom 2</b>	3263 x 3832	10'8" x 12'7"
<b>Shower Room</b>	2000 x 1991	6'7" x 6'6"

<b>Bedroom 1</b>	3899 x 2892	12'9" x 9'6"
<b>En-Suite</b>	1363 x 2893	4'5" x 9'6"
<b>Bedroom 3</b>	3087 x 3417 (max) (max)	10'1" x 11'2" (max) (max)
<b>Bedroom 4</b>	2176 x 2905 (max) (max)	7'1" x 9'6" (max) (max)
<b>Bathroom</b>	2475 x 2165 (max) (max)	8'1" x 7'1" (max) (max)

<b>Total Area</b>	124.6 m <sup>2</sup>	1342 ft <sup>2</sup>
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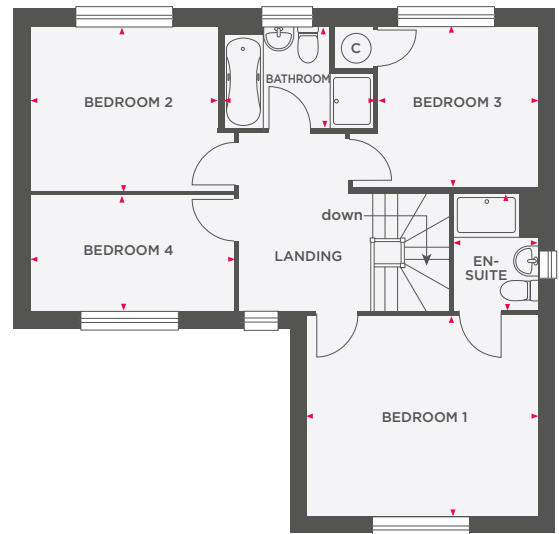
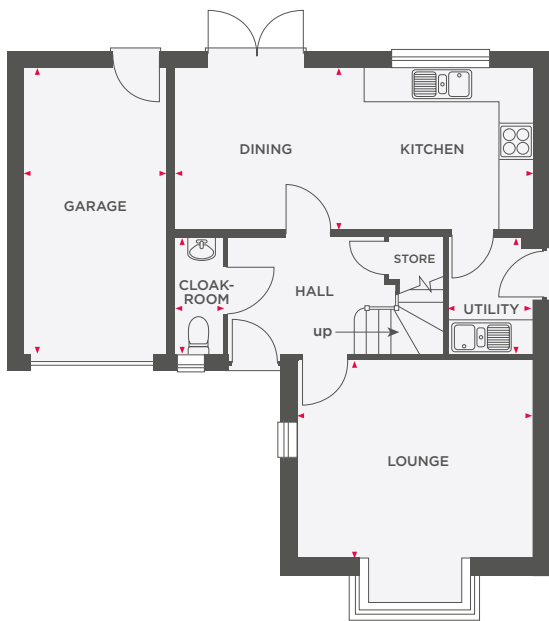
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# THE NEWTON

## 4 BEDROOM DETACHED HOME



Lounge	4247 x 3562	13'11" x 11'8"
Kitchen/Dining	6459 x 2910	21'2" x 9'7"
Utility	1523 x 2088	5'2" x 6'10"
Cloakroom	855 x 2088	2'9" x 6'10"
Garage	2575 x 5198	8'5" x 17'1"

Bedroom 1	4247 x 3624	13'11" x 11'11"
En-Suite	1523 x 2088 (max)	5'0" x 6'10" (max)
Bedroom 2	3378 x 2984	11'1" x 9'10"
Bedroom 3	2896 x 2935	9'6" x 9'8"
Bedroom 4	3670 x 2075	12'1" x 6'10"
Bathroom	2716 x 1850 (max) (max)	8'11" x 6'1" (max) (max)

<b>Total Area</b>	<b>113.3 m<sup>2</sup></b>	<b>1220 ft<sup>2</sup></b>
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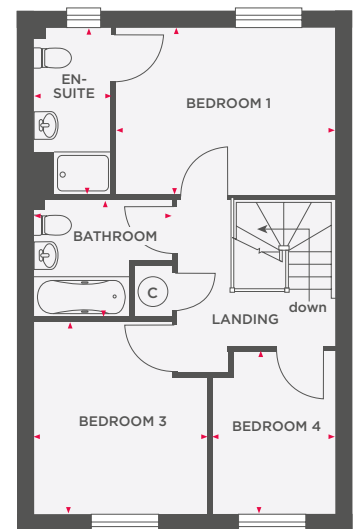
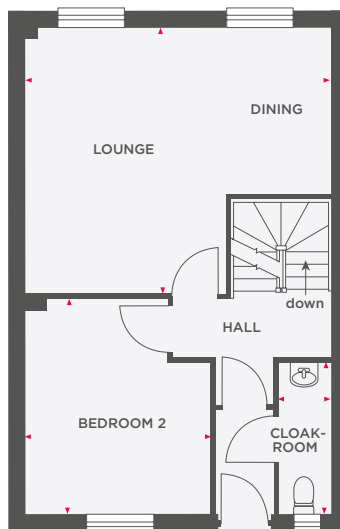
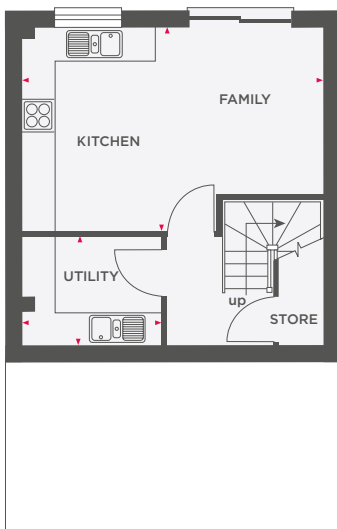
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# THE TREGONY

## 4 BEDROOM TERRACED/SEMI-DETACHED HOME



Kitchen/Family	5350 x 3625	17'6" x 10'7"
	(max) (max)	(max) (max)
Utility	2487 x 1956	8'2" x 6'5"

Lounge/Dining	5350 x 4724	17'6" x 15'6"
	(max) (max)	(max) (max)
Bedroom 2	3236 x 3838	10'7" x 12'7"
	(max) (max)	(max) (max)
Cloakroom	910 x 2686	3'0" x 8'10"

Bedroom 1	3887 x 2957	12'9" x 9'8"
En-Suite	1375 x 2957	4'6" x 9'8"
Bedroom 3	3087 x 3417	10'1" x 11'2"
	(max) (max)	(max) (max)
Bedroom 4	2175 x 2892	7'1" x 9'6"
	(max) (max)	(max) (max)
Bathroom	2460 x 2100	8'1" x 6'11"
	(max)	(max)

<b>Total Area</b>	<b>124.6 m<sup>2</sup></b>	<b>1342 ft<sup>2</sup></b>
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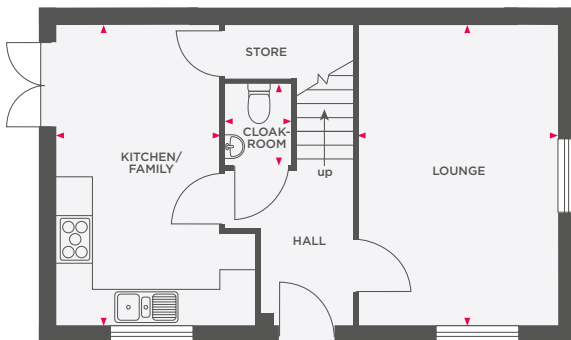
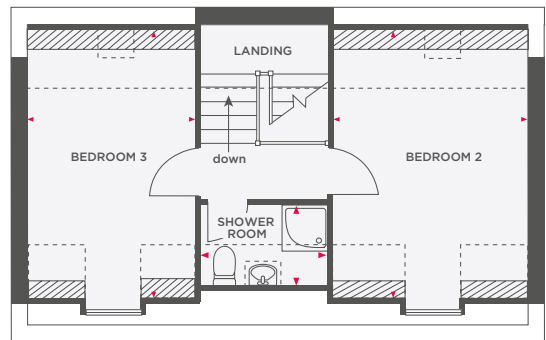
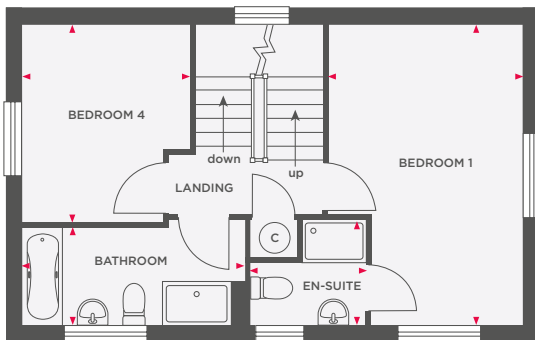
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# THE WORDSWORTH SIDE

## 4 BEDROOM DETACHED HOME



Lounge	3397 x 5072	11'1" x 16'7"
Kitchen/Family	2800 x 5072	9'2" x 16'7"
Cloakroom	1083 x 1420	3'7" x 4'8"
Bedroom 1	3456 x 5072 (max) (max)	11'3" x 16'7" (max) (max)
En-Suite	2023 x 1036	6'8" x 3'5"
Bedroom 4	2800 x 3284 (max) (max)	9'2" x 10'9" (max) (max)
Bathroom	3577 x 1697	11'9" x 5'7"
Bedroom 2	3456 x 4547	11'3" x 14'11"
Bedroom 3	2800 x 4547	9'2" x 14'11"
Shower Room	2015 x 1440	6'7" x 4'9"
<b>Total Area</b>	<b>123 m<sup>2</sup></b>	<b>1323 ft<sup>2</sup></b>



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