

# The *BEWDLEY* (Plots 24 & 25)

3 Bedroom Detached Home



This CGI is an indicative representation of the external finish of this house type on one of the properties on this development. The final appearance of each property may need to be altered during the construction process, particularly when dealing with ground levels. Our sales representative will be happy to discuss the external finish on any specific plot with you.

# The **BEWDLEY** (Plots 11, 12, 24, 25, 28 & 29)

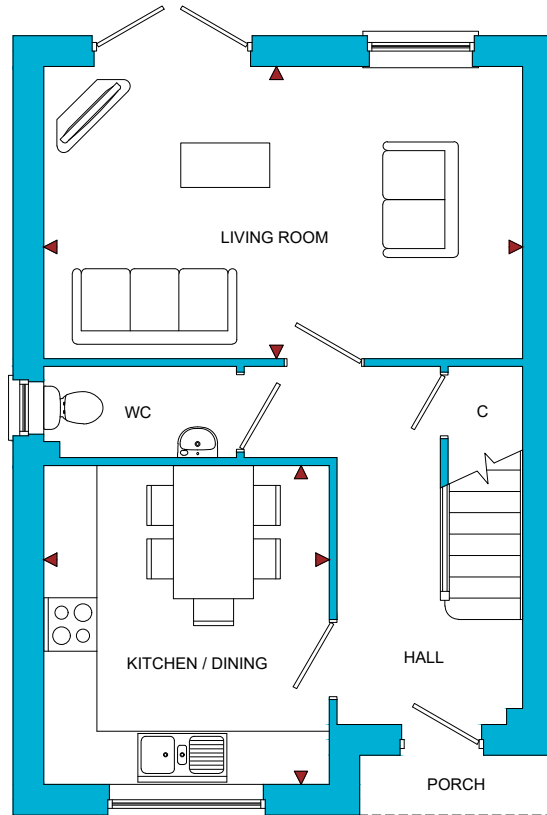
3 Bedroom Detached / Semi-Detached Home

# Faraday Gardens

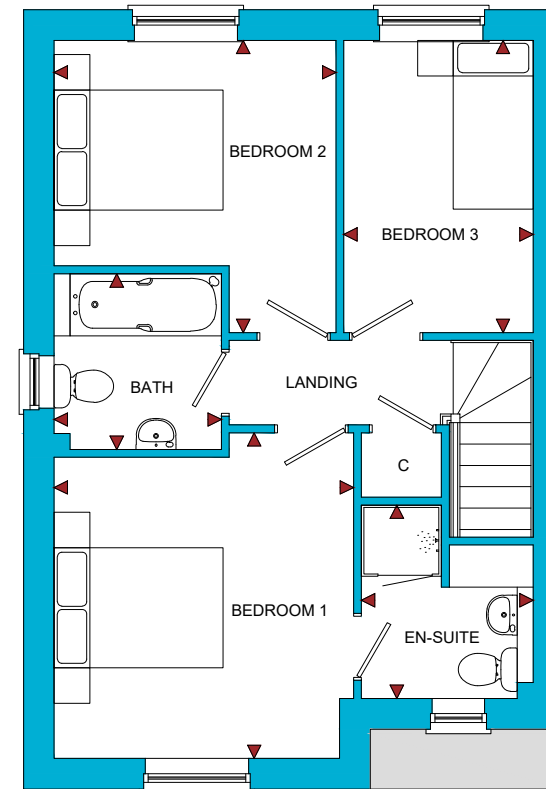
Madley, Herefordshire, HR2 9PJ

| ROOM             | IMPERIAL / "     | METRIC / mm   |
|------------------|------------------|---------------|
| Living Room      | 17' 8" x 10' 10" | 5385 x 3287mm |
| Kitchen / Dining | 10' 7" x 11' 9"  | 3210 x 3587mm |

| ROOM      | IMPERIAL / "     | METRIC / mm   |
|-----------|------------------|---------------|
| Bedroom 1 | 11' 1" x 12' 0"  | 3367 x 3662mm |
| Bedroom 2 | 10' 5" x 10' 10" | 3168 x 3287mm |
| Bedroom 3 | 7' 0" x 10' 10"  | 2129 x 3287mm |
| Bathroom  | 6' 2" x 6' 6"    | 1880 x 1975mm |
| En-Suite  | 6' 4" x 7' 2"    | 1931 x 2174mm |



GROUND FLOOR



FIRST FLOOR

**TOTAL FLOOR AREA**  
905ft<sup>2</sup> / 84m<sup>2</sup>

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We strive to make each home and development as varied and interesting as possible. Therefore the above is for illustration purposes only and individual properties may vary. Please ask for details of specific properties. Every care has been taken with the preparation of this information, which has been produced for your guidance only and does not form part of a contract. The Plans are NOT TO SCALE, and may vary on site. Please do not use this information for purchase of furnishings and furniture.

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## Key Features/Included Specification

- Choice of Kitchens and Laminate Worktops
- Choice of Wall & Floor Tiles to Kitchen, Bathroom & En-Suite
- White Low Energy LED Downlighters to Kitchen, Bathroom & En-Suite
- Zanussi Built Under Single Oven, 4 Burner Gas Hob & Stainless-Steel Chimney Hood
- Worcester Bosch Energy Efficient Gas Combination Boiler
- Choice of Carpets
- Downstairs W/C
- Open Plan Kitchen / Diner
- Living Room with French Doors to Secure Rear Garden
- 6 Panel White Doors with Chrome Ironmongery
- Family Bathroom with Shower Over Bath & Geberit Sanitaryware
- En-Suite with Mira Shower Enclosure to Bedroom 1
- Chrome Towel Radiators to Bathroom & En-Suite
- Landscaped Front Gardens
- Paved Patio Area
- Plots 11, 12, 28 & 29 - Off-Road Parking
- Plots 24 & 25 Only - Single Garage with Lighting, Power Points and Additional Parking
- External Power Point & Tap
- Wiring for Electric Car Charging Point
- Wiring for Alarm System
- 10 Year LABC Structural Guarantee
- No Management Company, Therefore No Management Company Fees

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