

# THE NEWBURY

## 4-BEDROOM DETACHED

The Newbury is a four-bedroom, detached family home with an open plan kitchen, dining and family area, and a generous lounge with double doors leading out to the garden. The first floor provides your master bedroom with an en suite shower room, as well as three further bedrooms and a family bathroom.



External finishes are site specific please see sales consultant for details.

## Ground Floor

Lounge	3163 x 4553mm   10' 4" x 14' 11"
Kitchen	3387 x 2815mm   11' 1" x 9' 2"
Family/Dining	2671 x 4553mm   8' 9" x 14' 11"
WC	914 x 1927mm   3' 0" x 6' 3"



## First Floor

Bedroom One	3162 x 3553mm   10' 4" x 11' 7"
En Suite	1861 x 1661mm   6' 1" x 5' 5"
Bedroom Two	3387 x 2876mm   11' 1" x 9' 5"
Bedroom Three	2684 x 2233mm   8' 10" x 7' 4"
Bedroom Four	2684 x 2232mm   8' 10" x 7' 4"
Bathroom	2086 x 1700mm   6' 10" x 5' 7"



While every care has been made to ensure that the information included in this section is accurate, it is designed specifically as a guide and Lancet Homes reserve the right to amend specification as necessary and without notice. Principal dimensions are not measured into areas including (but not restricted to) bay windows, alcoves or wardrobes where applicable. The dimensions where specified are for indicative purposes only and are not intended to be relied upon for determining (without limitation) carpet sizes, appliances, spaces or items of furniture. This does not form or constitute a representation warranty or any part of a contract or sale. Images are indicative only. Lancet Homes, 2016.