



THE HELLEBORE

PLOTS 12*, 13, 35, 36*, 37, 38* & 87*

4 BEDROOM HOUSE**

GROUND FLOOR

Kitchen

2.70m x 3.30m 8'10" x 10'9"

Living / Dining Room

5.05m x 5.95m 16'6" x 19'6"

FIRST FLOOR

Bedroom 2

5.00m x 3.15m 16'4" x 10'4"

Bedroom 3

2.80m x 3.80m 9'2" x 12'5"

Bedroom 4

2.10m x 2.75m 6'10" x 9'0"

SECOND FLOOR

Master Bedroom

3.90m x 5.40m 12'9" x 17'9"

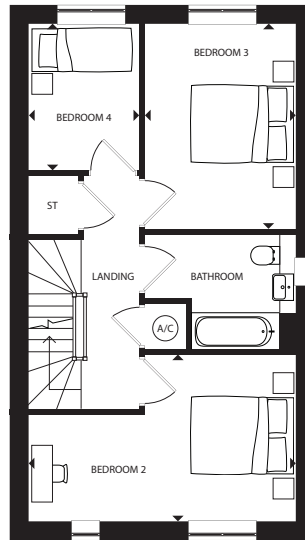
*Plots 12, 36 & 38 are handed to floor plans shown.

Plot 87 is handed to floor plans shown with garage to the right.

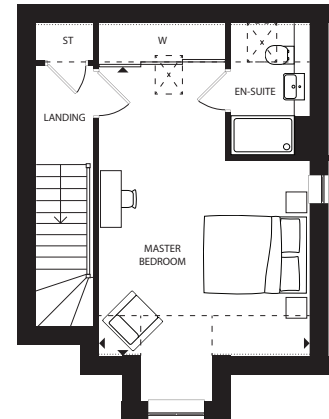
**Plots 12*, 13, 35, 36*, 37, 38* are semi-detached.

Plot 87* is detached. Measurements are maximum dimensions.

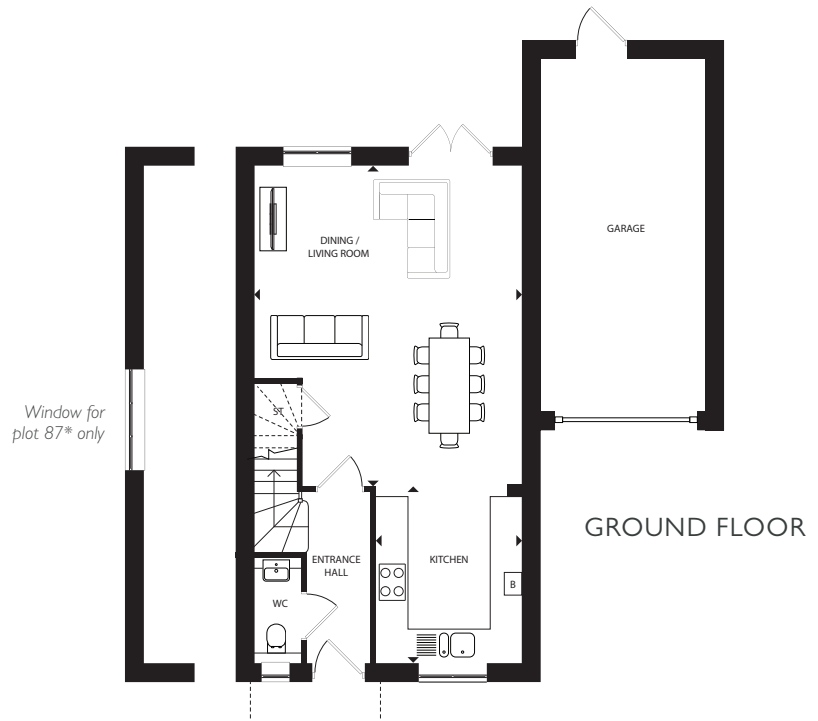
External materials vary between plots. Please speak to our sales team for more information. Layouts provide approximate measurements only and are subject to planning. Dimensions, which are taken from the indicated points of measurement, are for guidance only and are not intended to be used for window treatments or items of furniture. Bathroom and kitchen layouts are indicative only and are subject to change. Wardrobe size and position may vary. The information contained within this document does not constitute part of any offer, contract or warranty. Whilst the plans have been prepared with all due care for the convenience of the intending purchaser, the information contained herein is a preliminary guide only.



FIRST FLOOR



SECOND FLOOR



GROUND FLOOR

ST - STORAGE CUPBOARD W - WARDROBE B - BOILER A/C - AIRING CUPBOARD
 --- 2.1m CEILING HEIGHT 1.5m CEILING HEIGHT [X] - ROOF LIGHT