

# MILTON PLACE SPECIFICATION

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## WARRANTY

- 10 year NHBC Buildmark Warranty

## ENERGY CONSCIOUS COMFORT

- UPVC double glazed windows
- Gas-fired combi boiler
- Energy efficient lighting
- Compact radiators

## SAFETY AND SECURITY

- Intruder alarm
- Multi-point locking systems to front door
- Lockable handles and restrictors (where required)
- Mains powered smoke detectors
- Mains powered carbon monoxide detector to kitchen
- Front & rear exterior lights

## GENERAL

- White emulsion painted walls and ceilings
- White gloss painted woodwork
- Quality internal timber doors with stylish handles

- Ample electrical sockets
- Polished chrome finish to sockets to kitchen counter, white plastic sockets and switch faceplates elsewhere. USB charging point to kitchen, lounge and primary bedroom
- TV point to lounge and primary bedroom
- Telephone point to lounge and primary bedroom

## KITCHEN

- Choose from a selection of custom designed kitchen styles and quality work surfaces, please see your Sales Consultant for more details\*
- Upstands to worktops
- Kitchen units with soft closers
- Stainless steel 1 1/2 bowl sink in 3 beds
- Stainless steel single bowl sink in 2 beds
- Fully integrated appliances, where applicable (dishwasher - 450mm in 2 beds, 600mm in 3 beds, washing machine & fridge freezer)
- Single electric oven
- Four ring gas hob in 2 beds
- Five ring gas hob in 3 beds

- Stainless steel splashback to hob
- Chrome LED downlights

## BATHROOM, EN-SUITE AND CLOAK ROOM

- To en-suite: Full height tiling to shower enclosure, splash back tiling to sink
- To family bathroom: Half height tiling to bath area and splash back tiling to sink
- Where no en-suite: Full height tiling to bath area, over-bath shower with glass screen & splash back tiling to sink
- Tiled splash back to cloak room
- White Villeroy & Boch porcelain sanitaryware
- Chrome towel heaters
- Dual voltage shaver socket to bathroom
- Chrome LED downlights

## EXTERNAL

- Landscaped front garden
- Rotovated rear garden
- 1.8m timber fence to rear garden

\*Choices and upgrades are only available subject to construction stage of the property. This specification applies to a majority of plots and appliances and is dependent on house type design. Wiggett Homes reserves the right to amend the specification without prior notification. Please check individual plots specification and build stage with your Sales Consultant.

# HOME OPTIONS

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Once you've reserved your home, we will invite you to a Welcome Meeting. It's here you can discuss all the ways you can personalise your home with your Sales Consultant\*.

From kitchen style, colour and finish to bathroom upgrade options, electrical additions and finishing touches. We can help you make every part of your home just right for you.

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