

THE POPPIES SPECIFICATION

WARRANTY

- 10 year NHBC Buildmark Warranty

ENERGY CONSCIOUS COMFORT

- UPVC double glazed windows
- Four communal electric vehicle charging points
- Anticipated EPC rating: B
- Gas-fired combi boiler
- Energy efficient lighting
- Compact radiators

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 face plates elsewhere
- TV point to lounge
- Telephone point to lounge

KITCHEN

- Kitchen specification for all plots:
- Kitchen units – Downey in White Grey
- Kitchen worktop - Beaulieu Treviso
- Kitchen cupboard handles – Tarvos pull handle in black
- Glass splashback to hob - Bone

- Upstands to worktops
- Kitchen units with soft closers
- Stainless steel sink
- Fully integrated appliances, where applicable
- Single electric oven
- Gas hob
- Chrome LED downlights

BATHROOM, EN-SUITE AND CLOAK ROOM

- To bathroom with bath: Full height tiling to bath area, over-bath shower with glass screen & splash back tiling to sink
- To bathroom with shower: Full height tiling to shower enclosure, splash back tiling to sink
- Bathroom tile choice - Fontana by Porcelanosa, with chrome trim
- White Villeroy & Boch porcelain sanitaryware
- Mains fed showers
- Chrome towel heaters
- Chrome LED downlights

SAFETY AND SECURITY

- Intruder alarm to ground floor
- Multi-point locking systems to front door
- Lockable handles and restrictors (where required)
- Mains powered smoke detectors
- Mains powered carbon monoxide detector to kitchen

EXTERNAL

- One unallocated parking space per apartment
- Communal bin store
- Communal bicycle store

COMMUNAL AREAS

- Painted plaster
- Vinyl flooring
- Metal balustrade
- Please note, there is no lift within this building

