


THE
Site plan

THE ZU, PLOUGH HIL ROAD,
NUNEATON CV10 9NY



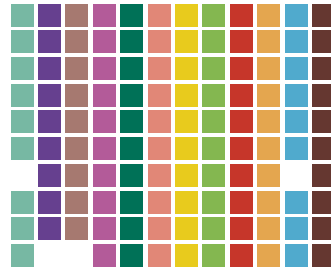
 SWALLOW 3 BEDROOM HOME	 NUTHATCH 4 BEDROOM HOME
 HERON 3 BEDROOM HOME	 KESTREL 4 BEDROOM HOME
 SWIFT 3 BEDROOM HOME	 MERLIN 4 BEDROOM HOME
 WAXWING 3 BEDROOM HOME	 WOODPECKER 4 BEDROOM HOME
 REDWING 3 BEDROOM HOME	 PTARMIGAN 4 BEDROOM HOME
 REDWING II 3 BEDROOM HOME	 AFFORDABLE HOUSING
 FIELDFARE 4 BEDROOM HOME	

Specification

Kitchen

- Units with colour choice and co-ordinated worktop
- Co-ordinated upstand with worktop 100mm high
- Stainless steel sink and drainer
- Stainless steel under double oven
- Stainless steel gas hob
- Stainless steel chimney hood
- Stainless steel splash back behind hob
- Integrated fridge/freezer (70/30)
- Plumbing for washing machine
- Plumbing for dishwasher where space permits

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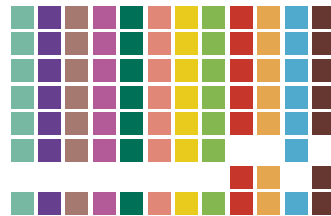
Cloakroom

- Ideal Standard white sanitary ware and Bristan chrome taps
- WC with soft close toilet seat



Family Bathroom

- Ideal Standard white sanitary ware
- Vanity unit to WC with soft close seat
- Basin in vanity unit with Bristan chrome taps
- Wall tiling with min height of 1.2m to vanity basin unit and windowsill
- Chrome heated towel rail
- Full height tiling to bath area with shower and shower screen
- Chrome frame shower cubicle fully tiled
- Shaver point



En suite

- Ideal Standard white sanitary ware
- Vanity unit to WC with soft close seat
- Basin in vanity unit with Bristan chrome taps
- Chrome frame shower cubicle fully tiled
- Thermostatic shower
- Wall tiling with min height of 1.2m to vanity basin unit & windowsill
- Chrome heated towel rail
- Shaver point



Heating

- Wet heating system - immersion heater to cylinder
- Combi boiler
- Thermostatic valve to radiators
- Gas fired boiler with cylinder
- Zoned heating to each floor with programmers



Electrical Fitments

- White sockets and switches
- TV socket to lounge + bed 1
- BT socket to lounge + bed 1
- Mains operated smoke alarm
- Door bell
- Electric light and socket to garage
- Lantern light by entrance and rear door
- Mechanical extraction to bath and en suite

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Joinery

- White doors throughout
- Moulded skirting and architraves
- Stairs - oak handrail and spindle



Ironmongery

- Brushed chrome lever handle



Windows and French Door

- White UPVC double glazed French door
- White UPVC double glazed windows
- Composite entrance door and rear



Decoration

- Walls - natural hessian matt emulsion
- Ceiling - smooth white matt emulsion



External

- Block paved driveway
- Turfing to front gardens/landscaping
- Timber rear fencing
- Patio area: 4 slabs to width of patio door



Furniture

- Double fitted wardrobe to main bedroom

