

traditional construction

the homes on Busby's lane are of traditional brick and block construction

quality features

all medium oak uPVC double glazing with security locking handles throughout
tongue & groove hardwood external doors with 3 point locking systems,
brass fittings and door bell
phoenix natural gas central heating
clean air system/heat recovery ventilation
beam integral vacuum system
burglar, smoke & gas alarms fitted, satellite, aerial decoder included
excellent range of TV, light, wall light & socket points
properties enclosed by walls or close-board fencing
cavity wall & roofspace insulation above NHBC standards
electric garage door / electric gates

beautiful bathrooms/ensuites

shower walling is standard in a choice of colours.
shower door fitted as standard.

contemporary kitchens/utility rooms

nb: any electrics which require moving will be charged at rates shown
in extras sheet.

olde-worlde fireplaces

a standard Inglenook, Belfast brick fireplace complete with gas fire

colour co-ordinated decoration

all internal walls and ceilings will be painted as standard
a choice of ten colours will be available and purchasers may select two
choices for their home. (see sales office for details)

decorative internal joinery

top quality panelled firecheck internal doors with polished brass handles
heavy moulded skirting and architraves all with internal woodwork and
stairbalustrades painted white or stained
pine timber staircase.

external features

driveways will be finished with brick paving
gardens will be sown fully as per detailed plan, fencing between boundaries
external lighting to front and rear including wall fittings
outside water tap

busby's lane

the spec

pc sums

kitchen	£5000
utility	£1000
appliances	£2500
bathroom	£700
ensuite (x 3)	£700 per suite
w.c.	£300
carpet/vinyl	£3000

Disclaimer: Every effort has been made to ensure that the contents of this publication were accurate and up-to-date at the time of going to press. The above details do not constitute any part of an offer or contract. None of the statements contained in this sales brochure should be relied on as statements or representations of fact. All dimensions are approximate.