

# THE SOMERSBY

Four bedroom house

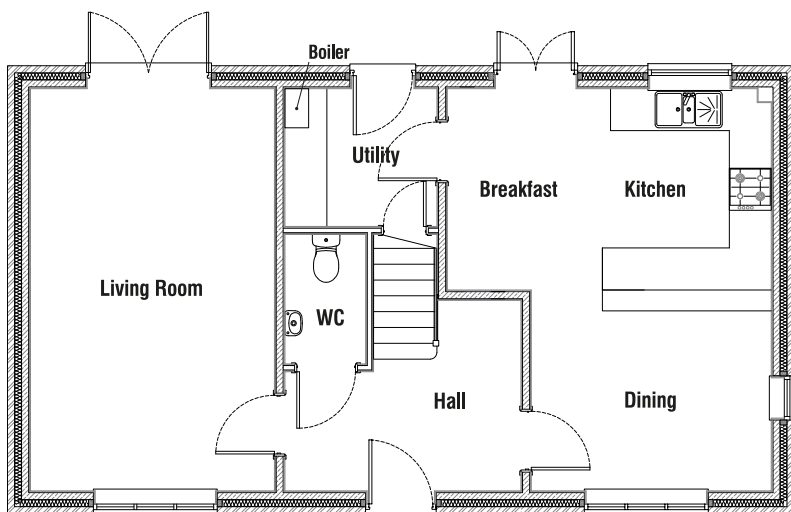


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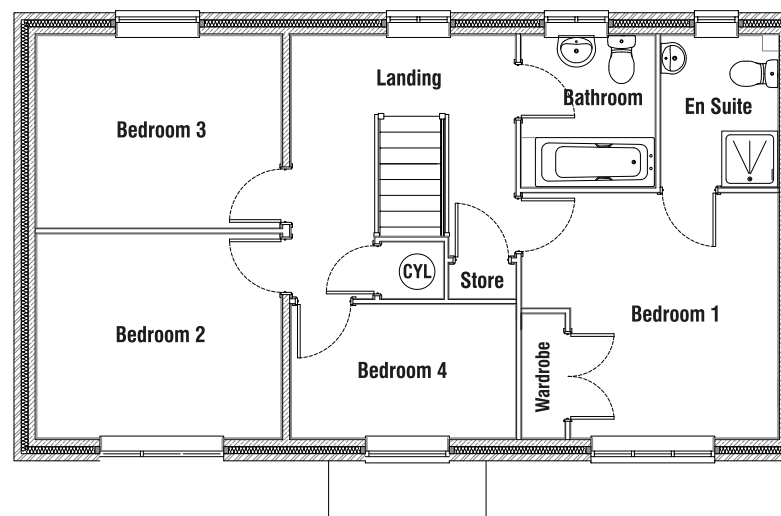
**CONSUMER  
CODE FOR  
HOME BUILDERS**

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Ground floor

Living Room	3.49m x 5.75m	11'5" x 18'10"
Dining Area	3.43m x 2.82m	11'3" x 9'3"
Kitchen/Breakfast Area	4.63m x 2.88m	15'2" x 9'5"
Utility	2.17m x 1.97m	7'1" x 6'6"



First floor

Bedroom 1 (including wardrobe)	3.64m x 3.48m	11'11" x 11'5"
En Suite	1.66m x 2.15m	5'5" x 7'1"
Bedroom 2	3.49m x 2.90m	11'5" x 9'6"
Bedroom 3	3.49m x 2.73m	11'5" x 8'11"
Bedroom 4	3.19m x 1.89m	10'6" x 6'2"
Bathroom	1.88m x 2.15m	6'2" x 7'1"

## External wall finishes

External wall finishes may vary from plot to plot or development to development. Please ask your sales advisor to confirm if the property you are interested in has a brick, stone or rendered external wall finish.

## Solar panels

Solar photovoltaic (PV) panels are fitted as standard on selected properties. Please ask your sales advisor to confirm if solar panels are fitted to the property on the plot number you are interested in.

## Plot numbers

Please refer to the development brochure for confirmation of the plot numbers for this particular house type.

**All house type images are for illustrative purposes only and the final building detailing and finishes may vary from what is shown.**

**Please see our sales advisors for full site specific details.**

All measurements shown are approximate maximum room dimensions.

Depending on plot number, the floor plans for this house type may be opposite to those shown above.