



THE HERDWICK

HOMES 219, 220 & 253

Four bedroom home

With practicality built into the design of this home, the Herdwick offers spacious family living with a modern feel. A superb, detached four bedroom home, The Herdwick features a large dual aspect lounge with French doors into the rear garden and an open-plan kitchen/dining room, with separate utility on the ground floor. The first floor includes Bedroom 1 with en-suite, three further bedrooms and a family bathroom.



Bedroom 1	4020mm x 3460mm	13'2" x 11'3"
En suite	2940mm x 1685mm	9'6" x 5'5"
Bedroom 2	3610mm x 3460mm	11'8" x 11'3"
Bedroom 3	2951mm x 2698mm	9'7" x 8'8"
Bedroom 4	2698mm x 2572mm	8'8" x 8'4"
Bathroom	2830mm x 1687mm	9'3" x 5'5"

FIRST FLOOR



Lounge	6250mm x 3550mm	20'5" x 11'6"
Kitchen/Dining	6250mm x 3978mm	20'5" x 13'0"
Utility	2555mm x 1769mm	8'4" x 5'8"
WC	1620mm x 1200mm	5'3" x 3'9"

GROUND FLOOR

All images used are for illustrative purpose only. Dimensions given are illustrative for this house type and individual properties may differ. Please check with your Sales Executives in respect of individual properties. We give maximum dimensions within each room and these may include areas of fixtures and fittings including fitted furniture. These dimensions should not be used for carpet or flooring sizes, appliance spaces or items of furniture. All images, photographs and dimensions are not intended to be relied upon for, nor to form part of any contract unless specifically incorporated in writing into the contract.