

## Living spaces

- Choice of floor coverings \*
- Veneered pre-finished doors
- Chrome door furniture

## Kitchens and utility rooms

- High End Porcelanosa Kitchens
- Hot Water Tap
- LED Lighting Feature

## Bathrooms and En-suites

- Bathrooms and En-suites by Villeroy & Boch
- Tiling by Porcelanosa
- Wall mounted dual flush WC
- Rain shower
- Night Lights installed

## Bedrooms

- Veneered pre-finished doors
- Chrome door furniture
- Chrome sockets and switches
- TV Points to all bedrooms
- Central pendant light fitting

### \* Optional Extra

## Modern essentials

- Veneered pre-finished internal doors
- Energy efficient glazing
- White Emulsion Walls
- Environmentally friendly green roof system to low level roofs
- Chrome sockets and switches
- Low energy downlights
- Wiring For Audio / Visual Systems\*
- Secure By Design front door
- CCTV and Alarm System\*
- Interconnected mains smoke & heat alarms
- Low energy light fittings
- USB Chrome Fittings
- Water Efficient WC & WHB fittings
- Roof mounted solar panels (Plots 1-3)
- 10 Year Premier Build Guarantee
- Sustainable, energy efficient homes
- Highly Insulated
- Full fibre high speed internet
- CAT 6 cabling
- Cabling for Sky system pre installed
- Electrically operated garage doors
- Air source heat pumps
- Radiators
- Underfloor heating downstairs (Plots 4-7)

## Exterior

- Secure Gated Community
- Large Woodland Garden
- Private garden with each property
- Electrical Vehicle Charging Point

Crosbie Homes reserves the right to change specification throughout the build process.