

## Shirley - Firsby Avenue

### Brand

Oak  
Grained  
Splashback  
Carcase  
Lighting  
Franke  
Reginox  
Hoover/Hotpoint  
Hoover/Hotpoint  
Hoover/Hotpoint  
Hoover/Hotpoint  
Provision

### Kitchens

Solid Oak Worktops & Upstands  
Woodgrain Light Grey Shaker  
Colour Glass Hob Splashback  
Cordinated Colour Carcase  
Strip Lighting Under Wall Units  
Composite Sink  
Kitchen Tap  
Integrated Dishwasher 60cm  
Integrated Fridge Freezer  
Extractor Hood  
Electric Induction Hob (4 burner)  
Multi-Function Built In Oven  
Provision Connection for Washing Machine

### Brand

Elegant  
Fairford  
Fairford  
Roman  
Fairford  
Fairford  
Fairford  
Fairford  
Fairford  
N/A

### Main Bathroom

LED Light Mirror  
3 Outlet 2 Valve Thermostat Chrome  
200mm Shower Head and Handset Chrome  
6mm Bath Screen  
Basin Mixer Chrome  
Bath Waste Filler Chrome  
600mm Wall Hung Vanity Unit White  
Back to Wall Toilet  
Stainless Steel Flush Plate & Cistern  
Dunsford Bath 1700mm x 700mm  
Porcelain Tiles Wall to Floor - Grey 600mm x 600mm

### Brand

Fairford  
Fairford  
Fairford  
MX  
Fairford  
Roman  
N/A

### En-Suites

Basin Mixer Chrome  
500mm Basin  
WC  
Elements Arcylic Shower Tray  
Round Shower Head & Handset with Shower Rail Kit  
6mm Sliding Shower Door  
Porcelain Tiles Wall to Floor - Grey 600mm x 600mm

### Brand

Luceco  
N/A  
BG Nexus/Delta  
BG Nexus/Delta  
BG Nexus/Delta  
N/A

### Electrical

LED Downlights in Living Room & Hallways & Bathrooms  
Pre-Wired BT Openreach (inc ready for FTTP)  
Dedicated TV & Sky Q in Living Room  
Dedicated TV & Sky Q in Master Bedroom  
Shaver Socket in Main Bathroom  
Wired Smoke & Heat Alarms

### Brand

Mistibushi  
Mistibushi  
Duratherm/Warm Vertical Radiators Anthracite Grey (Lounge Only)  
Duratherm/Warm Towel Radiators - Anthracite Grey (Bathrooms)  
Kudox

### Plumbing

Air Source Heat Pumps  
Room Thermostat  
Standard Radiators (Bedrooms)

### Brand

Johnstones  
Johnstones  
Johnstones

### Decorations

Walls Strong White Vinyl Matt (Farrow & Ball colour match)  
Ceilings Strong White Vinyl Matt (Farrow & Ball colour match)  
Woodwork Strong White Eggshell (Farrow & Ball colour match)

### Brand

Life Classic  
Sophisticat  
N/A  
N/A  
Welford  
UPVC  
UPVC  
Aluminium  
Composite  
N/A

### General

LVT Herribone Oak Flooring  
Anti Stain 100% Wool Luxury Carpets Latte in all Bedrooms  
Premium Carpet Underlay 9mm  
Door Furniture Polished & Satin Chrome  
Oak Veneer Cottage Style Doors  
High Security UPVC Windows White  
Ecoslide UPVC Sash Windows (GF & 1F)  
High Security UPVC Patio Doors White  
Front Doors  
Stairs to all Floors

### Brand

Indian Sandstone  
Marshalls  
Timber  
Standard  
N/A  
N/A  
Rolec or Pod Point  
Advantage

### External

Private Paving  
Driveway Characol & Brindle  
Bin Store  
External Tap & Electrical Socket  
Low Energy LED Lighting  
Private Car Parking (1 per home)  
External Car Charging Point Provisions (1 per house)  
10 Year Structural Warranty