

THE HARBOROUGH

FIVE BEDROOM HOME



An impressive kitchen, breakfast and family area is the focal point of the Harbough, where you can throw open the French doors and walk out onto your garden and enjoy your own private outdoor space. The spacious lounge and separate dining room, both with feature bay windows, offer even more room for your family to enjoy. There is also the benefit of a cloakroom and useful utility room with door leading to the side of the property.

To the first floor you will find the principal bedroom with triple built-in wardrobes and en-suite, two further bedrooms with built-in wardrobes and a family bathroom with bath and separate shower cubicle. The second floor benefits from two further bedrooms, useful storage space and a shower room.

Outside there are turfed gardens, driveway and double garage.

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Lounge with feature bay window and separate dining room/study



Spacious open plan kitchen, dining and family area with French doors to garden



20'6ft principal bedroom with triple built-in wardrobes and en-suite



High quality kitchen appliances



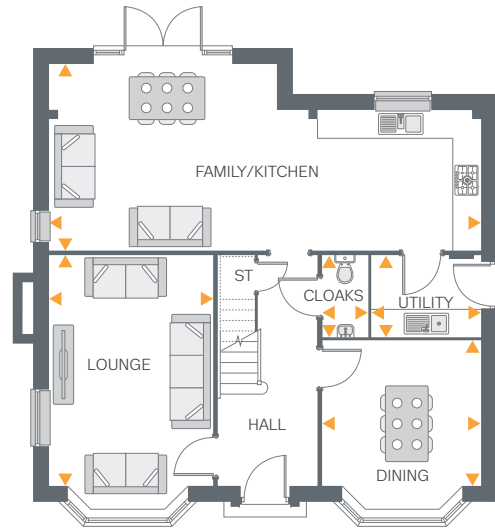
Hive smart heating system



Fully turfed rear garden



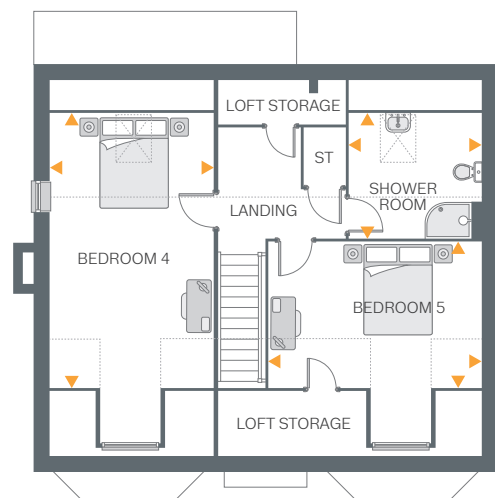
Driveway & double garage



Ground Floor



First Floor



Second Floor

----- Area of reduced ceiling height.

Ground Floor

Family/Kitchen	31'11" x 13'3"	9.47m x 4.06m
Lounge	16'6" x 11'8"	5.03m x 3.56m
Dining Room	11'4" x 10'6"	3.45m x 3.21m
Utility	7'9" x 5'7"	2.38m x 1.72m
Cloakroom	5'7" x 3'2"	1.72m x 0.98m

First Floor

Bedroom 1	20'6" x 11'8"	6.26m x 3.56m
En-suite	8'10" x 6'1"	2.69m x 1.87m
Bedroom 2	11'4" x 11'3"	3.45m x 3.43m
Bedroom 3	11'4" x 11'2"	3.45m x 3.41m
Bathroom	10'1" x 6'11"	3.07m x 2.13m

Second Floor

Bedroom 4	19'9" x 11'7"	6.03m x 3.55m
Bedroom 5	15'2" x 10'5"	4.63m x 3.20m
Shower Room	9'4" x 8'11"	2.86m x 2.74m

All drawings, plans, and images are for illustrative purposes only. Room measurements are approximate. Finishes and layouts may vary and, during the construction process, plans might be subject to change. For more information, speak to your Sales Consultant.