

THE KENILWORTH

FOUR BEDROOM HOME



The Kenilworth is a beautiful family home with plenty of living space across three floors. The whole family can relax together in the spacious lounge or the contemporary open plan dining kitchen which includes a central island and French doors leading out to the garden. There's also a useful utility room and downstairs cloakroom.

Up on the first floor you'll find three double bedrooms, all with built-in wardrobes, sharing a modern family bathroom with bath and separate shower cubicle.

The second floor is where you'll find the luxurious principal bedroom with dressing area and en-suite.

Outside there are turfed gardens, driveway and garage.

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Inviting lounge with bay window



Open plan kitchen with central island & French doors



Useful utility room



Private floor for principal bedroom with dressing area & en-suite



High quality kitchen appliances



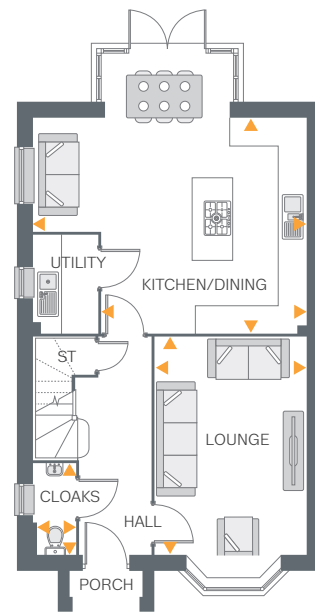
Hive smart heating system



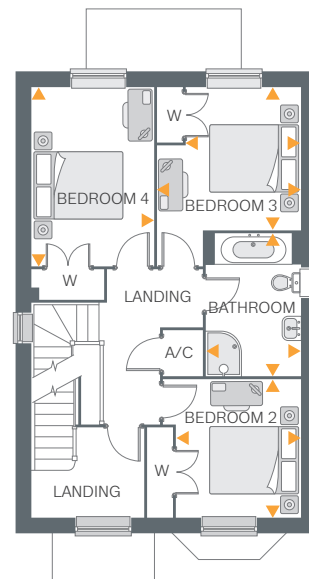
Fully turfed rear garden



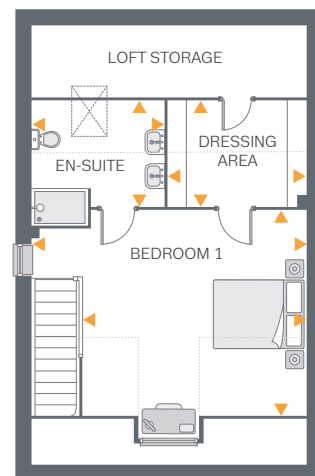
Driveway & garage



Ground Floor



First Floor



Second Floor

----- Area of reduced ceiling height.

Ground Floor

Lounge	15'7" x 10'10"	4.77m x 3.31m
Kitchen/Dining	19'7" (max) x 15'5" 14'8" (min)	5.98m (max) x 4.72m 4.49m (min)
Utility	7'0" x 4'7"	2.15m x 1.40m
Cloakroom	6'5" x 2'11"	1.98m x 0.91m

First Floor

Bedroom 2	10'0" x 9'0"	3.06m x 2.76m
Bedroom 3	10'5" (max) x 10'4" 8'3" (min)	3.18m (max) x 3.16m 2.53m (min)
Bedroom 4	13'0" x 8'10"	3.97m x 2.70m
Bathroom	10'4" x 6'10"	3.17m x 2.09m

Second Floor

Bedroom 1	19'5" (max) x 14'8" 15'10" (min)	5.93m (max) x 4.48m 4.85m (min)
Dressing area	9'9" x 7'6"	2.98m x 2.30m
En-suite	9'4" x 7'6"	2.85m x 2.30m

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.