



# THE SHELDONIAN II

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Four Bedroom Home

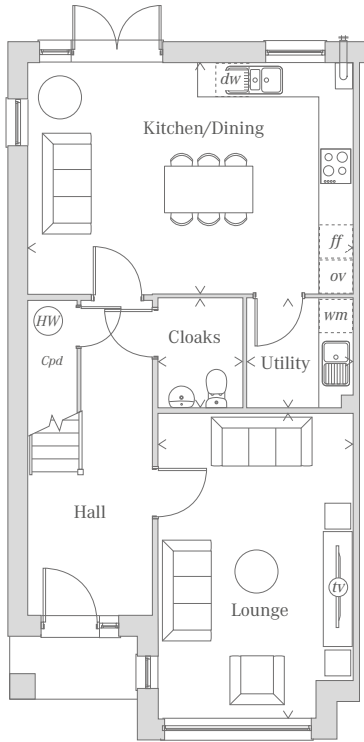


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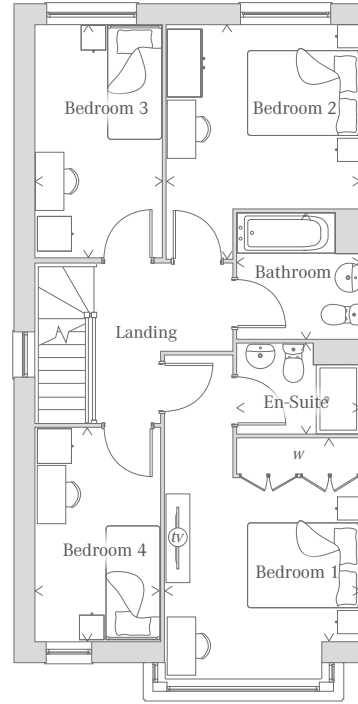
4 Bedroom home | 1,329 sq ft

HOMES 71, 72, 76, 77 & 83-86

GROUND FLOOR



FIRST FLOOR



GROUND FLOOR

|         |               |               |
|---------|---------------|---------------|
| Lounge  | 17'3" x 11'1" | 5.25 x 3.39 m |
| Kitchen | 18'6" x 13'1" | 5.63 x 4.00 m |
| Cloaks  | 6'2" x 4'9"   | 1.87 x 1.44 m |
| Utility | 6'1" x 6'0"   | 1.86 x 1.84 m |

FIRST FLOOR

|           |                |               |
|-----------|----------------|---------------|
| Bedroom 1 | 11'6" x 11'1"  | 3.50 x 3.37 m |
| En-suite  | 6'11" x 5'3"   | 2.12 x 1.59 m |
| Bedroom 2 | 13'4" x 10'10" | 4.06 x 3.31 m |
| Bedroom 3 | 13'3" x 7'2"   | 4.03 x 2.18 m |
| Bedroom 4 | 12'1" x 7'1"   | 3.68 x 2.15 m |
| Bathroom  | 7'1" x 6'11"   | 2.15 x 2.12 m |

Plots 111 & 112 external elevations are different. Please ask Sales Consultants for more details.



Customers should note this illustration is an example of The Sheldonian II house type and shows homes 111 & 112. All maximum dimensions indicated are approximate and the furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations, and may be detached, semi-detached or terraced. Materials used may differ from plot to plot including render and roof tile colours. Detailed plans and specifications are available for inspection for each plot at our Sales Centre during working hours and customers must check their individual specifications prior to making a reservation.

|  |                     |  |
|--|---------------------|--|
| <b>KEY</b>                                       |                     |  |
| Hob  | TV Point            |  |
| <i>ov</i> Oven                                   | <i>W</i> Wardrobe   |  |
| <i>ff</i> Fridge/Freezer                         | Hot water cylinder  |  |
| <i>dw</i> Space and plumbing for Dishwasher      | <i>Cpd</i> Cupboard |  |
| <i>wm</i> Space and plumbing for Washing machine |                     |  |

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< Denotes where dimensions are taken from. Floorplan scale may vary across house types.

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