



CADLEY



Three bedroom detached Dormer bungalow

This home features...

- Beautifully designed SieMatic kitchen by Stuart Frazer with integrated NEFF appliances
- Open plan kitchen/dining/entertainment area with French doors opening into the garden
- Downstairs ensuite master bedroom and two further generous bedrooms
- Beautiful family bathroom
- Spacious lounge & downstairs cloakroom
- Generous turfed and fenced gardens
- Single garage (*plot dependant*) and off-road parking for two cars
- Quality fixtures & fittings throughout

Prestige Collection

 **CADLEY**

1079 ft² / 100 m² Three bedroom detached Dormer bungalow



GROUND FLOOR

Kitchen/Dining

7.9m x 3.2m (Max)
25' 11" x 10' 2" (Max)

En-suite

2.8m x 1.2m
9' 3" x 4' 0"

WC

1.8m x 0.9m
5' 11" x 3' 0"

Master Bedroom

13.6m x 2.8m
11' 10" x 9' 3"

Lounge

4.2m x 2.8m
13' 10" x 9' 3"



FIRST FLOOR

Bedroom 2

3.9 x 3.8 (Max)
12' 10" x 12' 6" (Max)

Bedroom 3

6.2 x 2.8 (Max)
20' 4" x 9' (Max)

Store

2.3 x 1.1 (Max)
7' 7" x 3' 8" (Max)

Bathroom

2.4 x 1.8
7' 11" x 5' 11"

Benefits include...

- Beautiful SieMatic kitchen by Stuart Frazer with integrated NEFF appliances | 4 burner induction hob with splashback & extractor
- French doors leading to fully fenced & turfed garden with patio | White Vitra sanitaryware with Hansgrohe fittings | Porcelanosa tiling | Heated towel rails
- Worcester Bosch heating system | USB points & downlighters | Panelled white internal doors | White painted staircase | Neutral decor throughout
- Security alarm | Smoke alarm | Fibre optic BT masterboxes | Front landscaping and turfing | Front & rear external lighting
- Separate single garage on plot 3 | Block-paved private driveway for two cars | Fast car charging point
- 10 year warranty... and so much more

++ See Create Homes' specification sheet for full details ++

The dimensions given are approximate only. Artist impressions are for illustrative purposes only.

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