

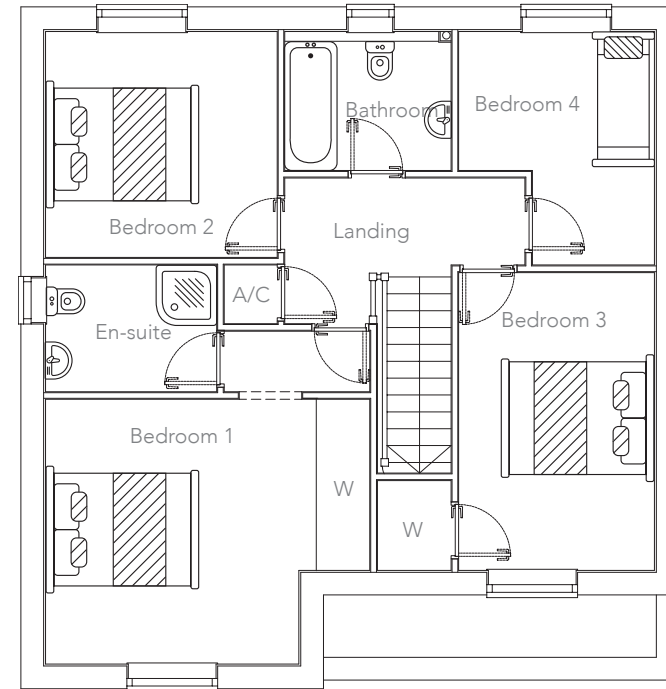
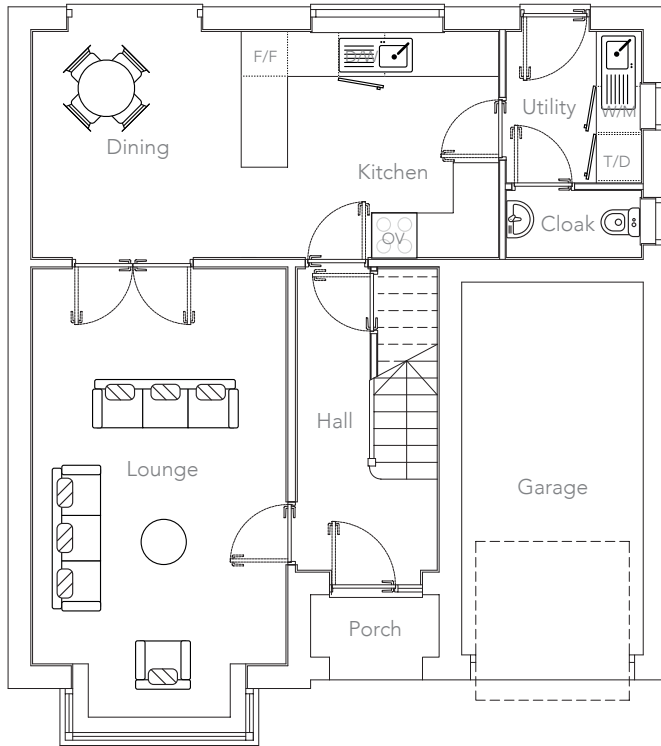
# THE WOOTON

4 Bedroom | Detached House



<b>KEY:</b>	D/W: Dishwasher	W/M: Washing Machine Space	W: Wardrobe
	F/F: Fridge/Freezer	A/C: Airing Cupboard	OV: Oven
	T/D: Tumble Dryer Space		R/C: Range Cooker

**Note:** Bedroom dimensions taken into wardrobe recess. All wardrobes are subject to site specification. Please see Sales Consultant for further details.



## GROUND FLOOR

Kitchen / Dining:	6.06 x 2.99m	19'11" x 9'10"	Utility:	1.85 x 1.99m	6'1" x 6'7"
Lounge:	3.38 x 5.20m	11'1" x 17'1"	Garage:	2.46 x 5.04m	8'1" x 16'7"
Cloak:	1.85 x 0.88m	6'1" x 2'11"			

## FIRST FLOOR

Bedroom 1:	4.31 x 3.46m	14'2" x 11'4"	Bedroom 3:	2.65 x 3.92m	8'8" x 12'10"
En-suite:	2.32 x 1.68m	7'8" x 5'6"	Bedroom 4:	2.58 x 3.08m	8'6" x 10'1"
Bedroom 2:	3.12 x 2.98m	10'3" x 9'10"	Bathroom:	2.20 x 1.83m	7'3" x 6"

Customers should note that this illustration is an example of this house type, all dimensions indicated are approximate and furniture layout is for illustrative purposes only. Homes may be 'handed' (mirror image) versions of the illustrations and may be detached or semi-detached. 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 from our sales office and customers must check their individual specifications prior to making reservation.

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A beautiful family home located in a parkland setting, The Wooton combines well-proportioned rooms with stylish design.

The open-plan kitchen/dining room boasts French doors leading onto the garden and double doors leading into the large lounge, complete with bay window and wood-burning stove. Downstairs is completed by a utility, cloakroom and integral garage.

Upstairs this home features three double bedrooms and one single with family bathroom and en-suite to master.

