

# Windsor

A superb detached family home with excellent living space, offering four bedrooms and integral garage - designed and built by Lindum Homes.



*The image right depicts our Windsor house type; however, please note that there may be some elevation variations so this is for guidance only.*

**For further information about availability and plot specific details please discuss with our Sales Team.**

The downstairs living space is divided into lounge, study and open plan modern fitted kitchen and dining area, along with an entrance hall, cloak and utility room. With bi fold doors from the dining area leading out to the garden this provides an ideal family entertaining space.

The first floor has four double bedrooms with the master bedroom having useful storage space with built in wardrobe and the benefits of an en-suite, bedroom 2 also has an en-suite. The main bathroom includes a bath and separate shower.

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1751 sq ft

Lindum Homes gives notice that the property particulars and related information shown in this publication are set as a general outline for guidance only.

Intending purchasers or tenants should not rely on them as statements or representations of fact, but must satisfy themselves by physical inspection of the property in question or otherwise as to their accuracy.

## Ground Floor



<b>LOUNGE</b>	<b>5940 x 3902mm</b>	<b>(17' 6" x 12' 10")</b>
<b>KITCHEN</b>	<b>6602 x 5962mm</b>	<b>(21' 8" x 19' 7")</b>
<b>STUDY</b>	<b>3487 x 3725mm</b>	<b>(11' 5" x 12' 3")</b>
<b>UTILITY</b>	<b>1862 x 1782mm</b>	<b>(6' 1" x 5' 10")</b>
<b>GARAGE</b>	<b>5510 x 3213mm</b>	<b>(18' 1" x 10' 5")</b>

## First Floor



<b>BED 1</b>	<b>5787 x 4190mm</b>	<b>(19' 0" x 13' 9")</b>
<b>BED 2</b>	<b>3512 x 3445mm</b>	<b>(11' 6" x 11' 4")</b>
<b>BED 3</b>	<b>3667 x 3103mm</b>	<b>(12' 0" x 10' 2")</b>
<b>BED 4</b>	<b>3547 x 3324mm</b>	<b>(11' 8" x 10' 11")</b>

All measurements are maximum (Inc Bay windows & Wardrobes) • Sq ft excludes garage space