

# Poundbury

Sector 2.24  
Dorchester

Plots 19 & 20  
3 Bedrooms  
Terraced  
Single Garage  
and Parking Space  
(Plot 19 space under Car Port)



10 YEAR GUARANTEE

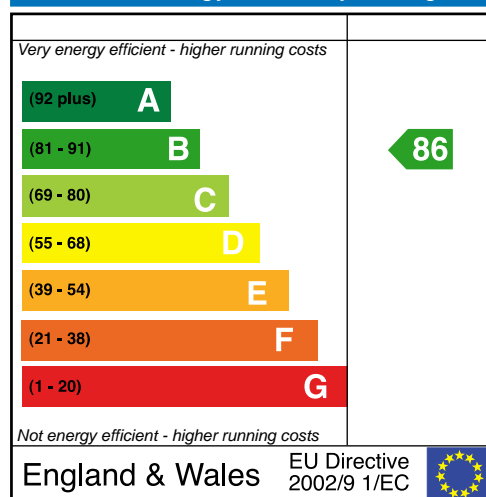


## FITTINGS SPECIFICATION

- NACOSS fitted alarm
- Mains-linked smoke detectors
- Gas condensing central heating system
- Fully fitted Kitchen with Laminated work top.
- Integrated dishwasher and fridge/freezer
- Electric double oven
- 5 burner gas hob
- White sanitary ware
- Porcelanosa wall tiles
- Tiling to Kitchen or kitchen/dining & utility floors (plus cloakroom if off utility)
- Painted in one of 11 wall colours
- Natural stone or wooden fireplaces
- Class one flue for open fire or Gas fire \*\*
- Power and light to garage
- Outside tap
- Patios to rear with prepared topsoil to garden

\*\* Subject to stage of construction and plot

## Predicted Energy Efficiency Rating



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating, the more energy efficient the home is and the lower the fuel bills are likely to be.

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# Poundbury

## Sector 2.24

## Dorchester

## Plots 19 & 20

## Floor plans

Furniture layout is shown for guidance only

### ROOM DIMENSIONS

#### 1st Floor

**Bedroom 1:** 4.7 x 3.8m (max)  
(15'5" x 12'6") Excluding en suite

**Bedroom 2:** 3.9 x 2.8m (12'10" x 9'2")

**Bedroom 3:** 2.9 x 2.3m (9'6" x 7'7")

#### Ground Floor

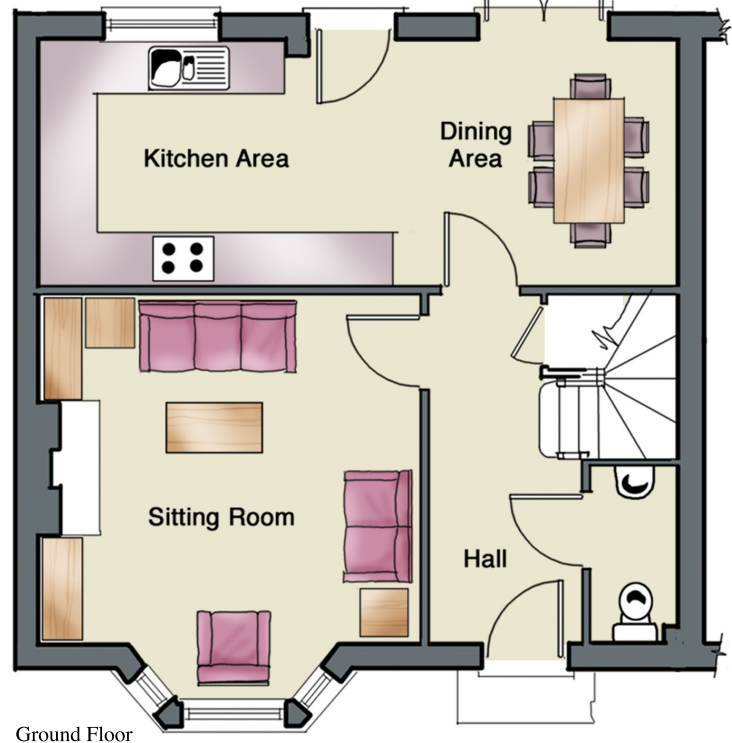
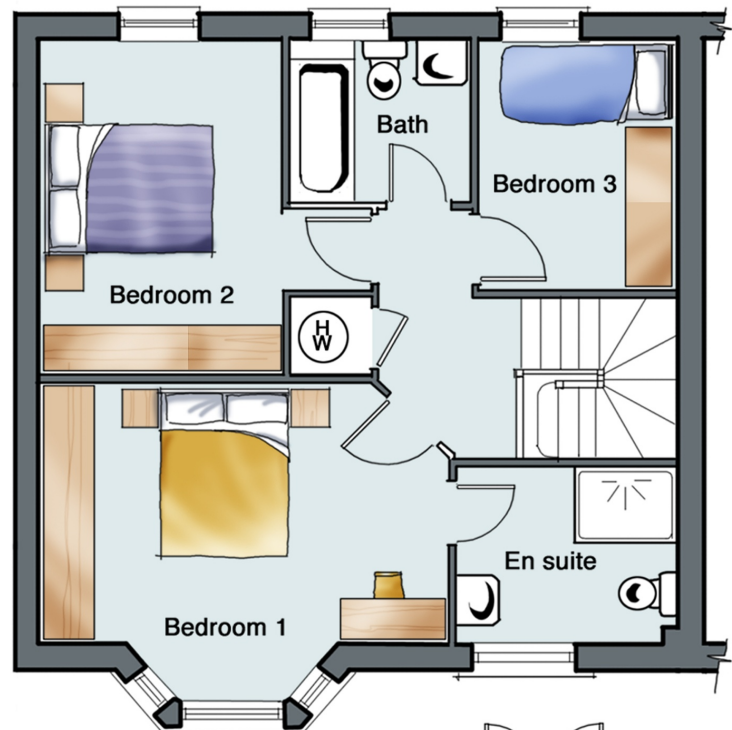
**Sitting Room:** 4.8 x 4.4m (max) (15'9" x 14'5")

**Kitchen Area:** 4.8 x 2.8m (15'9" x 9'2")

**Dining Area:** 2.8 x 2.7m (9'2" x 8'9")

**Hall:** 4.1 x 1.7 (max) (13'6" x 5'7")

First Floor



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