

Artist's Impression



4 BEDROOM DETACHED HOME

A WELL DESIGNED AND STYLED HOME FEATURING:

- > Lounge with feature bay window
- > Contemporary kitchen /dining room with French doors leading to garden
- > Separate utility
- > Ground floor cloakroom
- > Master bedroom with en-suite shower room
- > Family bathroom

THE LANGDALE

BEAL HOMES
a total lifestyle concept

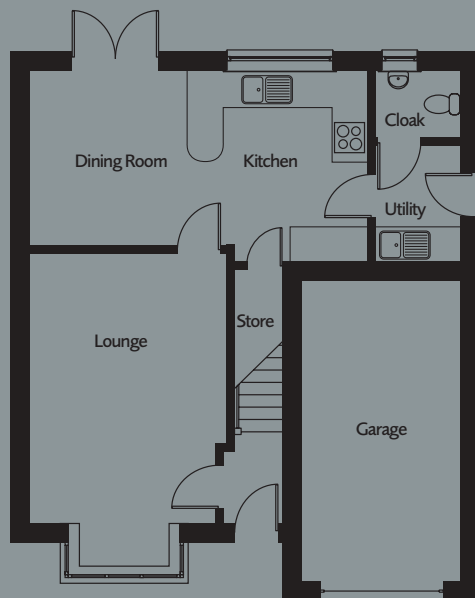
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THE BEAL DIFFERENCE:

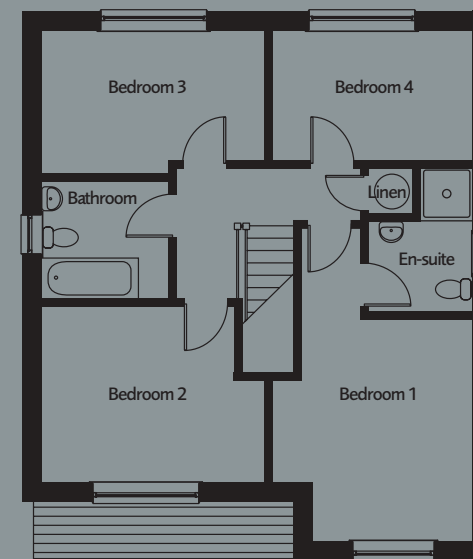
- > Ability to change internal layout
- creating a bespoke house*
- > Choice from 'PLATINUM' range
of kitchens and features
- > Kitchen design service to
customise the layout to suit you*
- > Choice of designer internal
fittings & fixtures
- > Choice of fire and surround
- > Choice of contemporary
ceramic tiling
- > Security alarm system
- > 'Low maintenance' windows,
fascias and soffits
- > 6ft privacy fencing to garden
- > Patio area to French doors
- > Extensive list of 'fitted as
standard' items

GROUND FLOOR



LOUNGE 16'11" (5.16m max) x 10'7" (3.24m max)
KITCHEN/DINING 10'4" (3.17m max) x 18'2" (5.55m max)
UTILITY 6'4" (1.95m) x 5'1" (1.57m)
CLOAKS 5'1" (1.57m) x 3'8" (1.12m)

FIRST FLOOR



BEDROOM 1 11'0" (3.36m max) x 17'2" (5.25m max)
EN-SUITE 5'10" (1.78m max) x 7'10" (2.41m max)
BEDROOM 2 12'3" (3.75m max) x 9'9" (2.97m max)
BEDROOM 3 12'3" (3.75m max) x 7'11" (2.42m max)
BEDROOM 4 11'0" (3.37m) x 7'2" (2.19m)
BATHROOM 6'5" (1.97m) x 7'1" (2.17m)

Important Notice

These particulars are for illustration only. We operate a policy of continuous product development and individual features such as windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance only and cannot be relied upon as accurately describing any of the Specified Matters prescribed by an Order made under the Property Misdescription Act 1991. Nor do they constitute a contract, part of a contract or warranty. *Subject to stage of construction at time of reservation, and building regulations where applicable.

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