

The Beamish

4-bedroom detached home

In The Beamish, an open-plan kitchen and dining area with feature island and a separate lounge ensure there's plenty of space for everyone. The home also has the added benefit of an extra family room, which is ideal whether you want another area relax or space for the perfect home office.

Make the most of the useful utility room, cloakroom, and storage cupboards on the ground floor, and on warm days, you can open up the French doors in the lounge and the kitchen and step out into the garden. On the second floor, you'll find three smaller bedrooms and the luxurious principle bedroom, complete with en-suite shower room and built-in wardrobe.



313221.HABM_0101



All drawings, plans, and images are for illustrative purposes only. Room measurements are approximate. Finishes and layouts may vary and, during the construction process, plans might be subject to change. For more information, speak to your sales consultant.

Features

- *Open plan kitchen and dining area*
- *Separate lounge and family/study room*
- *Cloakroom, family bathroom, and principle bedroom en suite*
- *Private garden reached through French doors*
- *High quality Smeg kitchen appliances*
- *Built-in wardrobes*
- *HIVE smart home system*

Room Dimensions

Ground Floor

LOUNGE	3545mm x 4972mm	11'7" x 16'3"
KITCHEN/DINING	4410mm x 4800mm	14'5" x 15'9"
UTILITY	1998mm x 1847mm	6'6" X 6'0"
CLOAKROOM	900mm x 1847mm	2'11" x 6'0"
STUDY	2991mm x 3032mm	9'9" x 9'11"

First Floor

BEDROOM 1	3478mm x 4972mm	11'4" x 16'3"
EN-SUITE	2243mm x 1889mm	7'4" x 6'2"
BEDROOM 2	4410mm x 2498mm	14'5" x 8'2"
BEDROOM 3	2711mm x 2844mm	8'10" x 9'3"
BEDROOM 4	2969mm x 2036mm	9'8" x 6'8"
BATHROOM	3282mm x 2267mm	10'9" x 7'5"

