



The Draycote

3 bedroom home

The Draycote home has a wonderfully classic look. Inside you'll find an inviting lounge leading to an open plan dining kitchen with French doors leading out onto the garden, it's a light, bright, comfortable space, whether you're cooking for the family or hosting friends. A useful cloakroom finishes off the ground floor.

To the first floor is a principal bedroom with built-in wardrobe and en-suite, as well as two further bedrooms and an attractive modern bathroom.



Features

- *Inviting lounge*
- *Open plan dining kitchen with French doors to garden*
- *Downstairs cloakroom*
- *Principal bedroom with built-in wardrobe & en-suite*
- *High quality Smeg kitchen appliances*
- *Hive smart heating system*
- *Fully turfed rear garden*

Room Dimensions

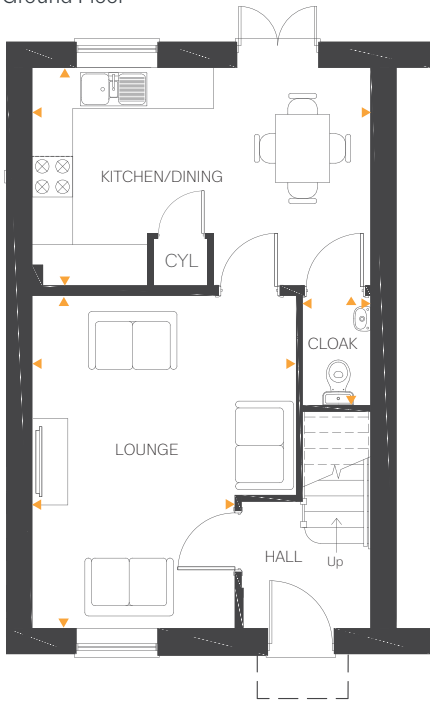
Ground Floor

Lounge	16'11" x 12'11" (max) 9'4" (min)	5.18m x 3.95m (max) 2.87m (min)
Kitchen/Dining	16'3" x 9'6"	4.97m x 2.90m
Cloakroom	5'3" x 3'0"	1.62m x 0.93m

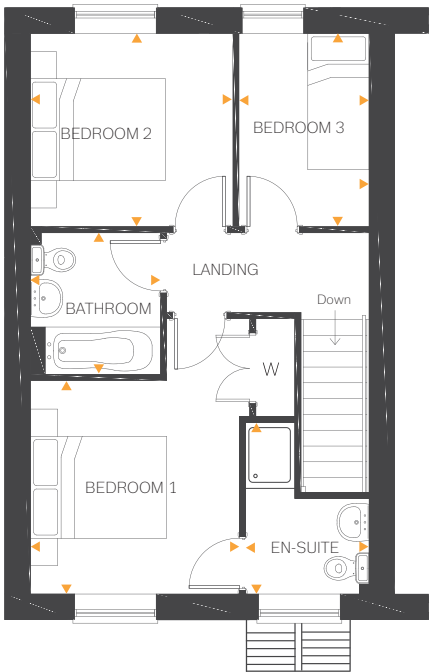
First Floor

Bedroom 1	10'3" x 10'0"	3.13m x 3.05m
En-suite	8'6" x 5'11"	2.61m x 1.82m
Bedroom 2	9'8" x 9'3"	2.97m x 2.83m
Bedroom 3	9'3" x 6'3"	2.83m x 1.91m
Bathroom	6'9" x 6'3"	2.07m x 1.91m

Ground Floor



First Floor



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.