

# Brimington Heights

Brimington





# Brimington Heights

Brimington

Development plan

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**Bovis  
Homes** 

# Brimington Heights

Brimington

3 bedroom home

The Elm

The Ash

4 bedroom home

The Juniper

The Chestnut

The Aspen

The Alder

5 bedroom home

The Birch

Pre-sold homes

1 bedroom homes

2 bedroom homes

3 bedroom homes

bcp

ss

bin collection point

substation

The site plan illustrates the layout of Brimington Heights, a residential development. It features a grid of streets with various house types and colors. The houses are numbered from 20 to 139. The plan includes a north arrow pointing towards the top left. The legend identifies the house types and colors: 3 bedroom homes (The Elm, The Ash), 4 bedroom homes (The Juniper, The Chestnut, The Aspen, The Alder), 5 bedroom homes (The Birch), and Pre-sold homes (1 bedroom, 2 bedroom, 3 bedroom). The plan also shows bin collection points (bcp) and a substation (ss).

This plan has been produced for home identification purposes only and is not to scale. The development layout, landscaping and tenure of all dwellings may be subject to change throughout the course of the development. Finishes and materials may vary from those shown on the plan. Please check the details of your chosen plot and house type with the sales consultant. Development layout plan correct at time of production.

**Vistry West Yorkshire region**

1 Red Hall Avenue, Paragon Business Village, Wakefield WF1 2UL. Telephone: 01977 555 550

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# The Elm

3 bedroom home

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# The Elm

## 3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	4.77 x 2.91	15' 8" x 9' 7"
Sitting room	5.10 x 3.64	16' 9" x 11' 11"

### First floor

Bedroom 1	4.83 x 2.86	15' 10" x 9' 4"
Bedroom 2	2.86 x 2.37	9' 4" x 7' 9"
Bedroom 3	3.65 x 2.15	12' 0" x 7' 1"

### The Elm | Brimington |

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ovn	oven	ffzs	fridge freezer space
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points

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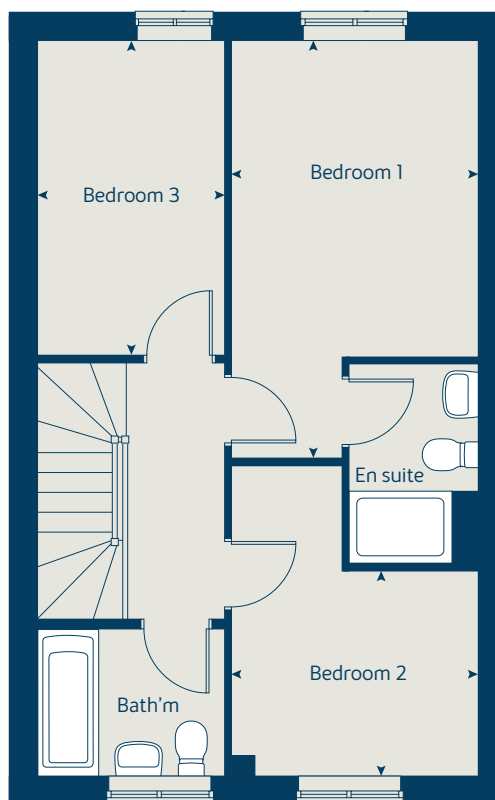
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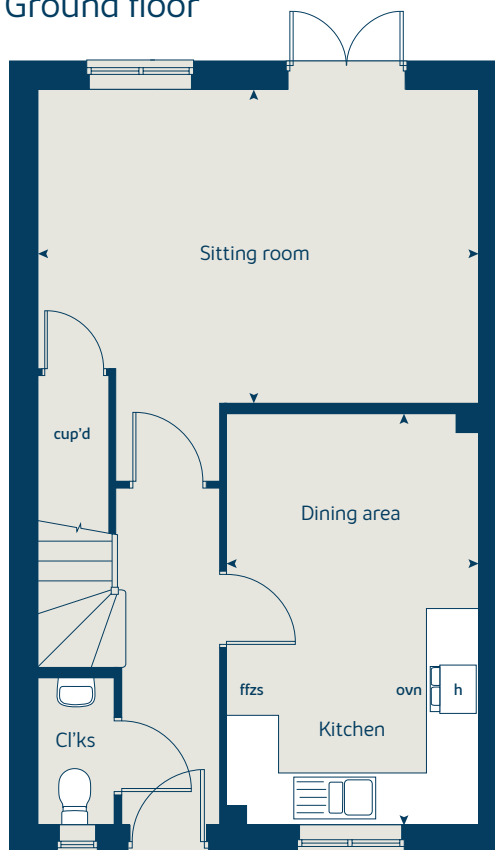
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### First floor



### Ground floor







# The Ash

3 bedroom home

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# The Ash

## 3 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	5.59 x 2.94	18' 4" x 9' 6"
Sitting room	5.59 x 3.33	18' 4" x 10' 11"

### First floor

Bedroom 1	3.44 x 3.39	11' 3" x 11' 2"
Bedroom 2	3.34 x 2.94	10' 11" x 9' 6"
Bedroom 3	2.98 x 2.49	9' 7" x 8' 0"

### The Ash | Brimington |

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h	hob	cup'd	wardrobe
ds	dishwasher space	◀ ▶	measuring points
ws	washing machine space		

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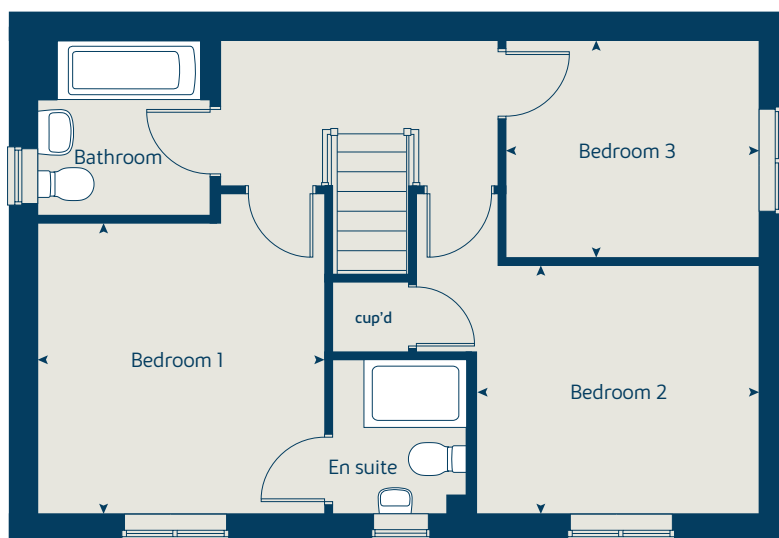
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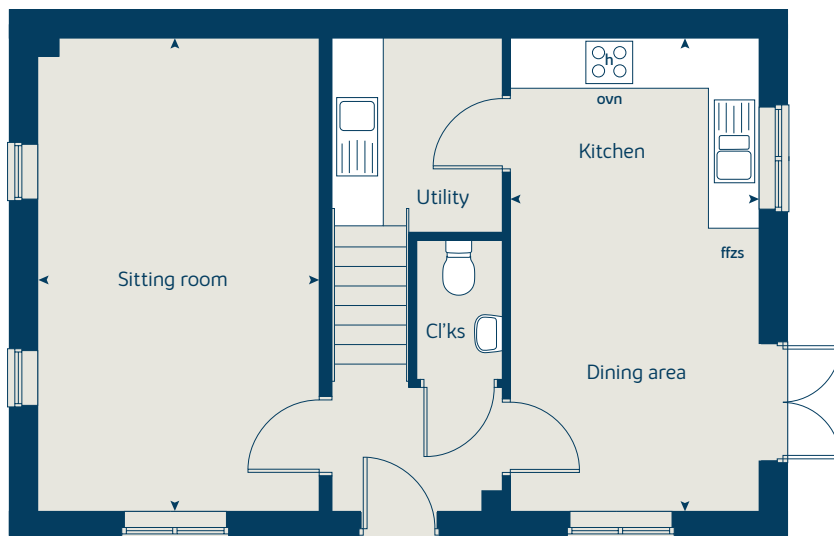
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## First floor



## Ground floor







# The Juniper

4 bedroom home

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# The Juniper

## 4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining / family area	7.21 x 3.51	23' 7" x 11' 6"
Sitting room	4.55 x 3.04	14' 7" x 10' 0"
Study	2.34 x 1.85	7' 8" x 6' 0"

### First floor

Bedroom 1	2.86 x 3.05	9' 4" x 10' 0"
Bedroom 2	2.97 x 2.84	9' 8" x 9' 3"
Bedroom 3	3.51 x 2.38	11' 6" x 7' 9"
Bedroom 4	3.60 x 2.38	11' 9" x 7' 9"

### The Juniper | X412 01 LBRIM |

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\* Windows apply to selected plots only.  
Please see sales consultant for further details.

ovn	oven	ffzr	fridge freezer
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points
ldr	larder		

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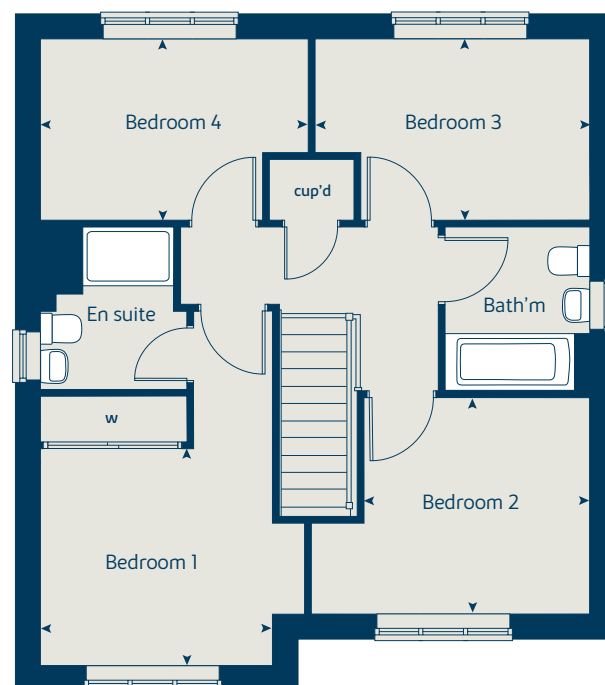
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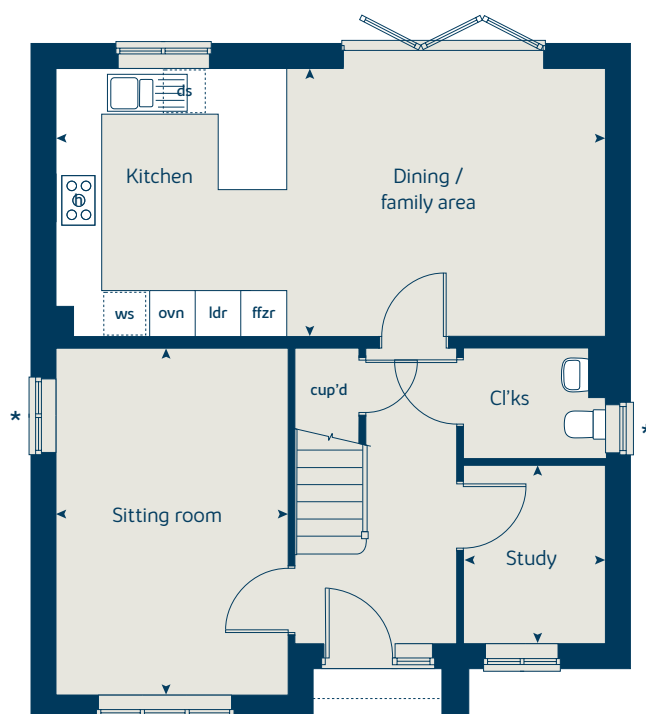
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### First floor



### Ground floor







# The Chestnut

4 bedroom home

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# The Chestnut

## 4 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.03 x 3.04	13' 2" x 9' 11"
Dining / family area	4.59 x 2.85	15' 0" x 9' 4"
Sitting room	4.98 x 3.40	16' 4" x 11' 1"
Study	3.40 x 1.81	11' 1" x 5' 11"

### First floor

Bedroom 1	4.47 x 3.24	14' 8" x 10' 7"
Bedroom 2	3.48 x 3.36	11' 5" x 11' 0"
Bedroom 3	3.42 x 2.34	11' 2" x 7' 8"
Bedroom 4	3.25 x 2.35	10' 7" x 7' 8"

### The Chestnut | X413 01 LBRIM |

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ovn	oven	ffzr	fridge freezer
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points
ldr	larder		

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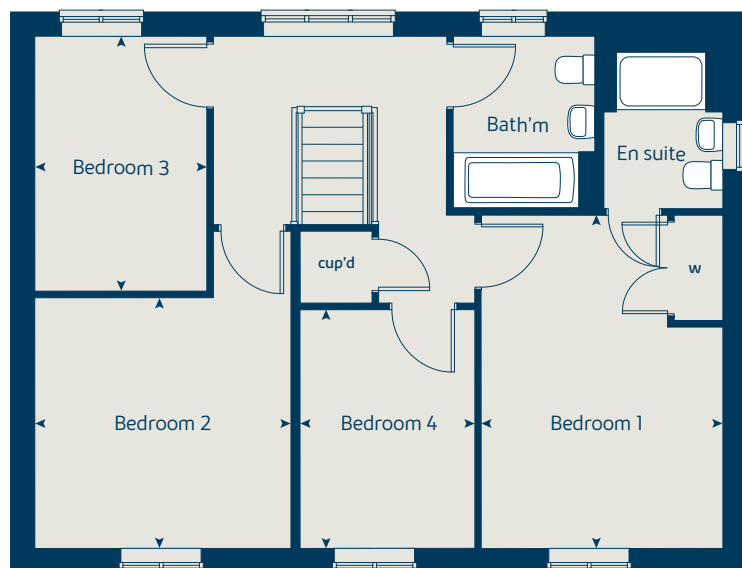
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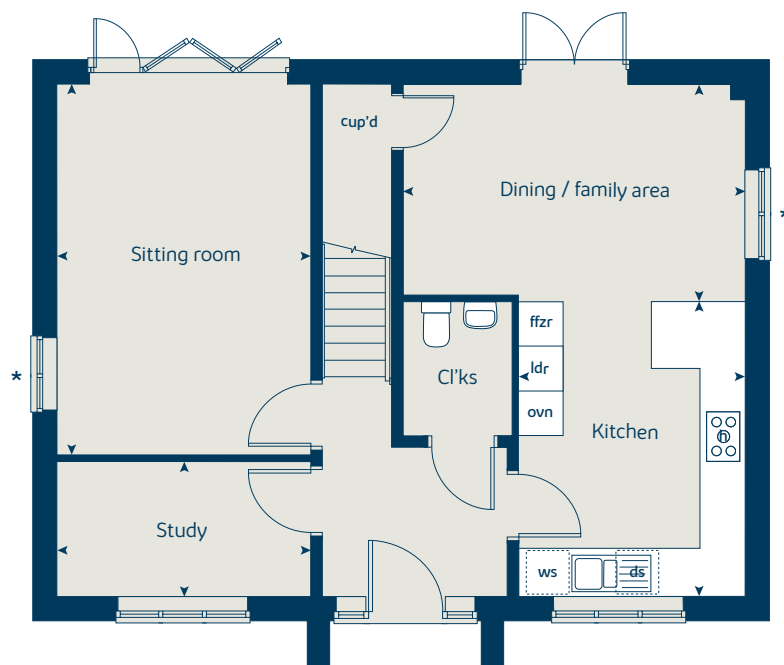
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### First floor



### Ground floor





# The Aspen

4 bedroom home

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# The Aspen

## 4 bedroom home

Ground floor	metres	feet / inches
Kitchen / dining area	7.77 x 3.37	25' 6" x 11' 0"
Sitting room	5.04 x 3.39	16' 6" x 11' 1"
Study	2.01 x 2.01	6' 7" x 6' 7"

### First floor

Bedroom 1	4.51 x 3.81	14' 10" x 12' 6"
Bedroom 2	3.87 x 3.10	12' 8" x 10' 2"
Bedroom 3	4.07 x 2.45	13' 4" x 8' 0"
Bedroom 4	3.61 x 2.45	11' 10" x 8' 0"

### The Aspen | X414 (IF) 01 LBRIM |

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ovn	oven	ldr	larder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	◀ ▶	measuring points
ffzr	fridge freezer		

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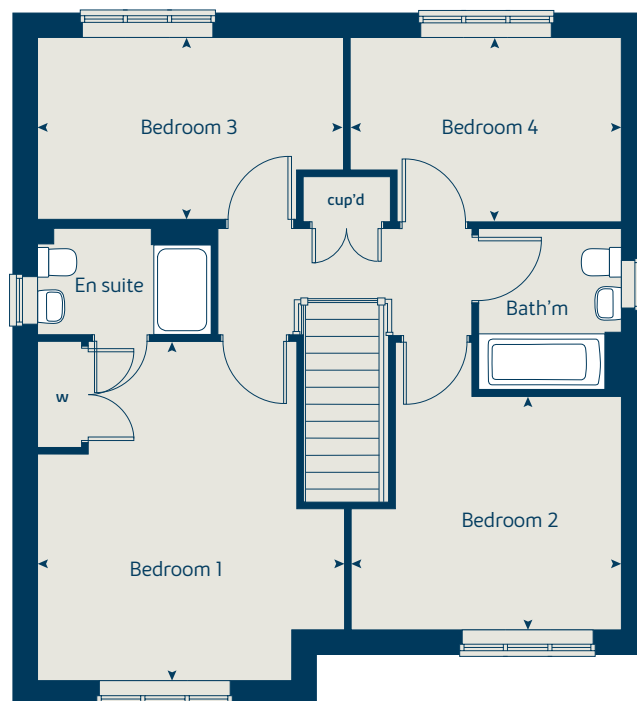
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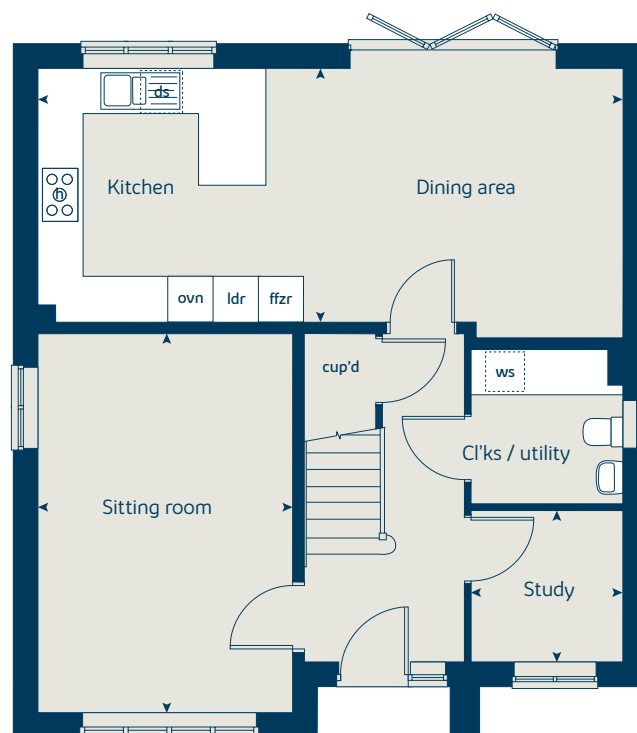
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### First floor



### Ground floor







# The Alder

4 bedroom home

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# The Alder

## 4 bedroom home

Ground floor	metres	feet / inches
Kitchen	3.53 x 3.24	11' 7" x 10' 6"
Dining / family area	5.26 x 3.24	17' 3" x 10' 6"
Sitting room	4.28 x 3.38	14' 0" x 11' 1"

### First floor

Bedroom 1	3.88 x 3.38	12' 8" x 11' 1"
Bedroom 2	4.34 x 3.03	14' 3" x 9' 11"
Bedroom 3	3.79 x 3.03	12' 5" x 9' 11"
Bedroom 4	3.35 x 3.13	10' 11" x 10' 3"

### The Alder | X415 01 Brimington |

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ovn	oven	ldr	larder
h	hob	w	wardrobe
ds	dishwasher space	cup'd	cupboard
ws	washing machine space	cyl	hot water cylinder
ffzr	fridge freezer	◀ ▶	measuring points

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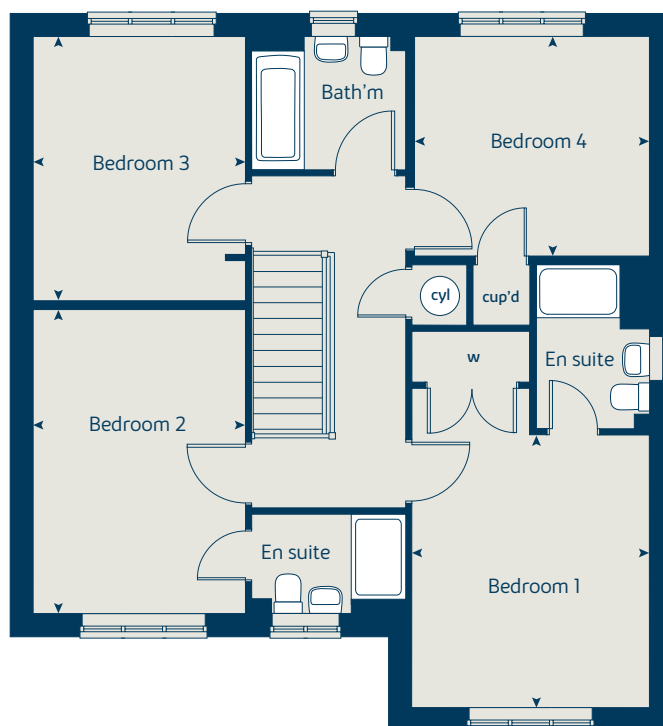
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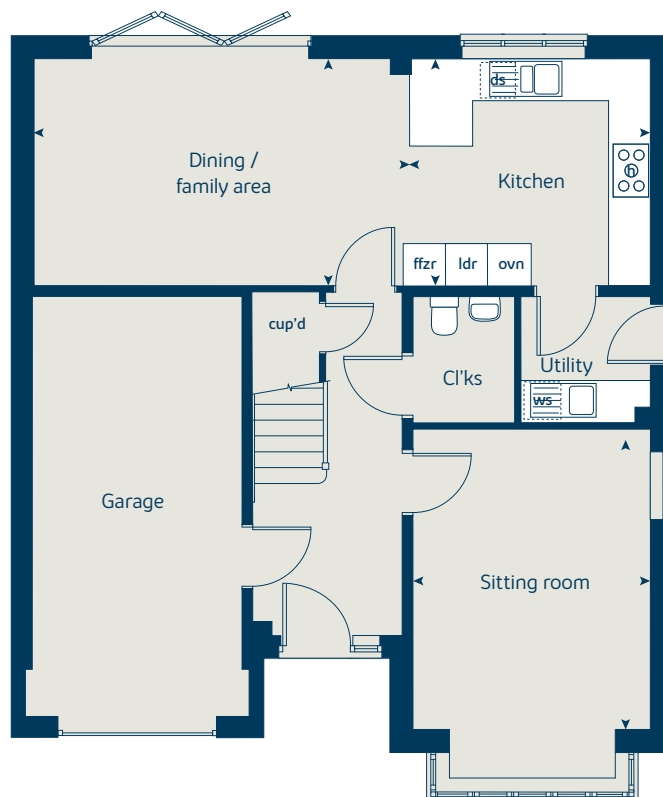
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### First floor



### Ground floor







# The Birch

5 bedroom home

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# The Birch

## 5 bedroom home

Ground floor	metres	feet / inches
Kitchen	4.55 x 3.34	14' 11" x 10' 11"
Family / dining area	5.79 x 3.52	19' 0" x 11' 7"
Sitting room	4.30 x 3.61	14' 1" x 11' 10"
Study / dining room	3.41 x 3.00	11' 2" x 9' 10"

### First floor

Bedroom 1	3.62 x 3.51	11' 10" x 11' 6"
Bedroom 2	3.92 x 2.90	12' 9" x 9' 6"
Bedroom 3	3.06 x 2.75	10' 0" x 9' 0"
Bedroom 4	3.32 x 2.83	10' 11" x 9' 3"
Bedroom 5	2.83 x 2.70	9' 3" x 8' 10"

### The Birch | XS18 (IF) 01 LBRIM |

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ovn	oven	ldr	larder
h	hob	cyl	hot water cylinder
dw	dishwasher	w	wardrobe
ws	washing machine space	cup'd	cupboard
ffzr	fridge freezer	◄ ►	measuring points

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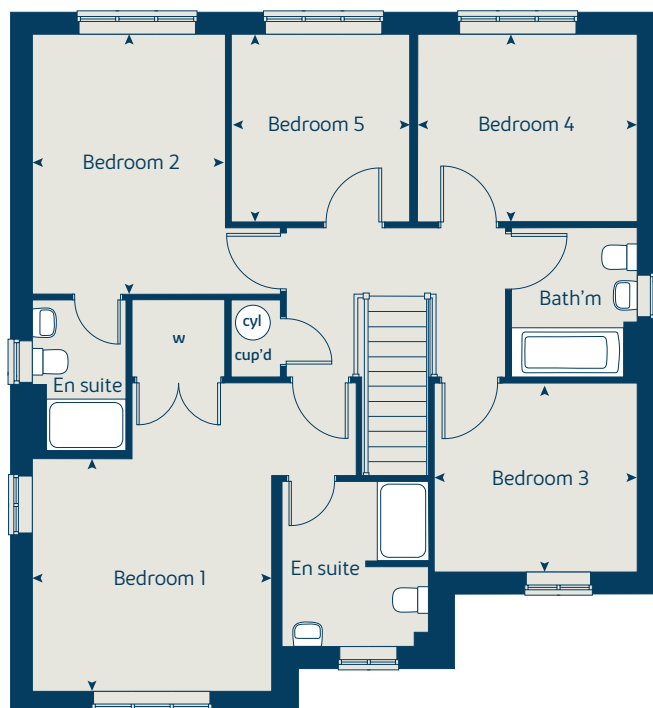
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### First floor



### Ground floor





# Brimington Heights

Brimington

Specification

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# Brimington Heights

## Brimington

Use this guide to see what features are included in your new home. Your sales consultant will be happy to discuss the **Select** range of extras available.

	3 bedroom The Ash The Elm	4 bedroom The Juniper The Chestnut The Aspen The Alder	5 bedroom The Birch
Kitchen			
Choice of standard fitted kitchen (doors & worktops)	■	■	
Choice of premium fitted kitchen (doors & worktops)			■
Stainless steel sink and drainer (single and a half bowl) with chrome mixer tap	■	■	■
Stainless steel sink and drainer (single bowl) with chrome mixer tap in utility	■		■
Indesit hob (60cm) with built-in single underoven, with stainless steel splashback and curved glass chimney hood	■		
Hotpoint hob (75 cm) with built-in double high level oven, with glass splashback and curved glass chimney hood		■	■
Bosch (75cm) hob with built-in double high level oven, with glass splashback and stainless steel pyramid chimney hood			■
Pendant light fitting	■	■	■
LED under unit-flexible strip lighting			■
Fridge / freezer space	■		
Indesit Integrated 50 / 50 fridge freezer		■	■
Space for integrated dishwasher with plumbing and electrics	■	■	
Indesit Integrated dishwasher			■
Space for washing machine with plumbing and electrics in kitchen		■	
Space for washing machine with plumbing and electrics in utility	■		■
Bathrooms and en suite(s)			
Ideal Standard contemporary white Concept Air sanitaryware	■	■	■
Ideal Standard close coupled WC to cloakroom	■	■	■
Handheld hair wash attachment	■	■	■
Ideal Standard low profile shower tray with glass enclosure to bedroom 1 en suite	■	■	■
Second shower ensuite to selected bedrooms			■
Choice of standard Porcelanosa wall tiling (splashback, 600mm over bath, and full-height to shower cubicle)*	■	■	
Choice of standard Porcelanosa wall tiling (half-height to walls with fitted sanitary ware, half-height over bath, and full-height to shower cubicle)*			■
Chrome bezel LED bulkhead to bathroom and en suite(s)	■	■	■
Chrome towel warmer in bathroom and en suite(s)		■	
Water waste heat recovery system**	■	■	■

■ Fitted as standard - included in the property

\* Subject to stage of construction

\*\* Applicable to selected plots only. Please see sales consultant for further details.





3 bedroom  
The Ash  
The Elm  
4 bedroom  
The Juniper  
The Chestnut  
The Aspen  
The Alder  
5 bedroom  
The Birch

## Doors and Windows

Front door with multi-point security locking system and security chain	■	■	■	■	■	■
Chrome plated front door numerals	■	■	■	■	■	■
PVCu double glazing to windows	■	■	■	■	■	■
Double glazed PVCu French doors	■	■	■	■	■	■
Powder coated aluminium double glazed bi-fold doors			■	■	■	■
Internal Cottage style pre-primed doors with polished chrome finish handles	■	■	■	■	■	■
Paving from front of property to rear and paved area to rear French bi-fold doors - please refer to drawings for exact positions	■	■	■	■	■	■

## General

PV solar panels**	■	■	■	■	■	■
White painted walls and smooth white ceilings	■	■	■	■	■	■
Combined usb/double sockets in kitchen and bedroom 1	■	■	■	■	■	■
Multi-media point in living room	■	■	■	■	■	■
TV point to bedroom 1 and family room (where applicable)	■	■	■	■	■	■
Master telephone socket to lounge, under-stairs cardboard or study (where applicable)	■	■	■	■	■	■
Gas central heating with wall mounted combi-boiler, programme selector and room thermostat(s)	■	■	■	■	■	■
Gas central heating with wall mounted boiler and separate hot water cylinder, programme selector and room thermostat(s)					■	■
Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)	■	■	■	■	■	■
Fitted external tap	■	■	■	■	■	■
External light fitted to front porch and wiring for external light to rear door	■	■	■	■	■	■
Mains wired smoke detectors with battery back-up	■	■	■	■	■	■
Battery powered Carbon Monoxide detector (wall mounted) supplied next to the boiler	■	■	■	■	■	■
Power and lighting to 'on plot' garage (where applicable)	■	■	■	■	■	■
Enclosed fenced rear garden, and garden gate (where applicable).	■	■	■	■	■	■
Landscaped front gardens	■	■	■	■	■	■
NHBC Buildmark cover	■	■	■	■	■	■
First two years' customer service support from Bovis Homes	■	■	■	■	■	■

# So much choice...

Part of the excitement of buying a new home is the thrill of being the first person to live in the property and having a brand new contemporary kitchen and modern bathroom. Our premium brand partners ensure that all of our fixtures and fittings comply with the latest Government building regulations and only branded appliances are installed in your new home.

Once you know what specification comes included, you'll have a choice from our specially selected tiles for your kitchen and bathrooms, as well as kitchen worktops and cupboard doors. You can then use the Bovis Homes **Select** brochure to add the finishing touches to your home to make it extra special for you!

From personalising your bathrooms with stunning ceramics, or adding smooth sliding wardrobes to your master bedroom, there are a wide range of additional options and upgrades available.

The availability of items is subject to the stage of build, and can vary by development and house type. Our sales consultants will be happy to provide guidance.



The specification shown in this leaflet is correct at the time of going to press. Bovis Homes is continually reviewing and updating the specification on all housetypes and therefore reserves the right to change specification details. Photographs depict a typical Bovis Homes interior and may include optional upgrades. For full details regarding current specification and finishes, for the plots you are interested in, please refer to our sales consultant.

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