

The Fleming

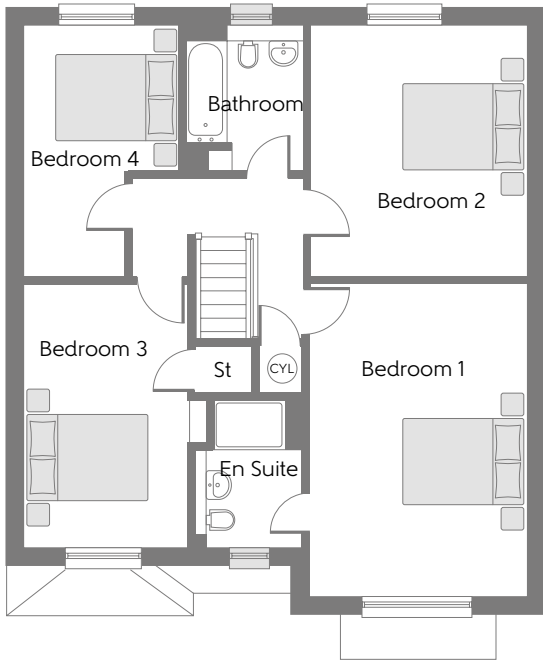
Four bedroom home



Bellway Homes Limited (Manchester Division)
304 Bridgewater Place, Birchwood,
Warrington, Cheshire WA3 6XG

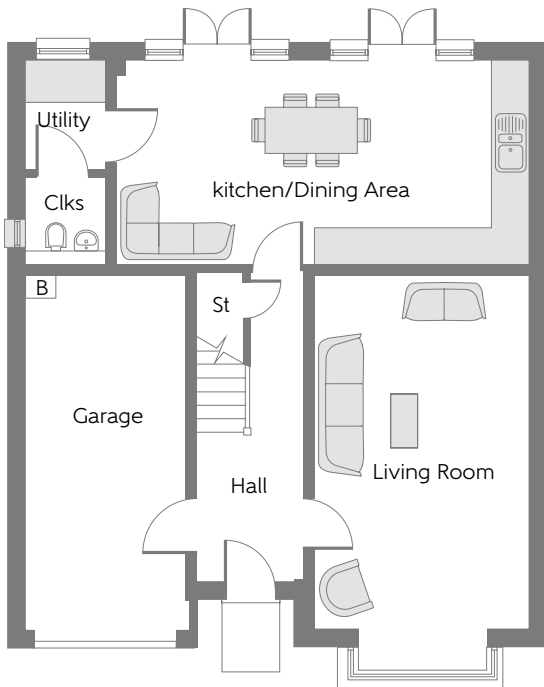
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Bellway



First Floor

Bedroom 1	5.135m x 3.550m	16'10" x 11'8"
En Suite	1.825m x 1.606m (min)	5'9" x 5'2" (min)
Bedroom 2	4.120m x 3.550m	13'6" x 11'8"
Bedroom 3	4.351m x 2.690m	14'3" x 8'8"
Bedroom 4	4.120m x 2.544m (max)	13'6" x 8'4" (max)
Bathroom	2.402m x 1.970m (max)	7'11" x 6'6" (max)



Ground Floor

Kitchen/Dining Area	6.800m x 3.332m	22'3" x 10'11"
Living Room	5.866m x 3.550m (exc bay)	19'2" x 11'8" (exc bay)
Utility	1.800m x 1.300m	5'10" x 4'2"
Cloakroom	1.440m x 1.300m	4'7" x 4'2"

B Boiler
 CYL Hot Water Cylinder
 Clks Cloakroom
 St Store

Some items shown in this key may be subject to change, and positions could vary from those indicated on this floorplan. Please refer to Sales Advisor for details of your selected plot. Computer generated image shown overleaf. External finishes, landscaping and configuration may vary from plot to plot. Please refer to Sales Advisor for further details. All dimensions are approximate and should not be used for carpet sizes, appliance spaces, or furniture. Furniture not to scale and all positions are indicative. We operate a policy of continuous improvement and individual features such as kitchen and bathroom layouts, doors, windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance only and do not constitute a contract, part of a contract or a warranty. 180904/04/18. The Fleming.