

# The Falkland Alt

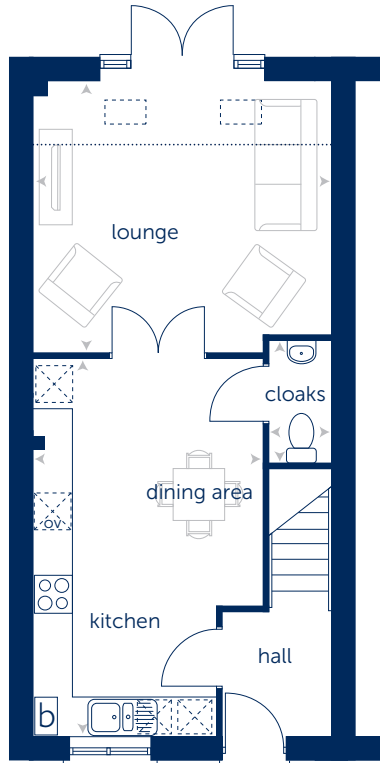
Three bedroom home



**Bellway**

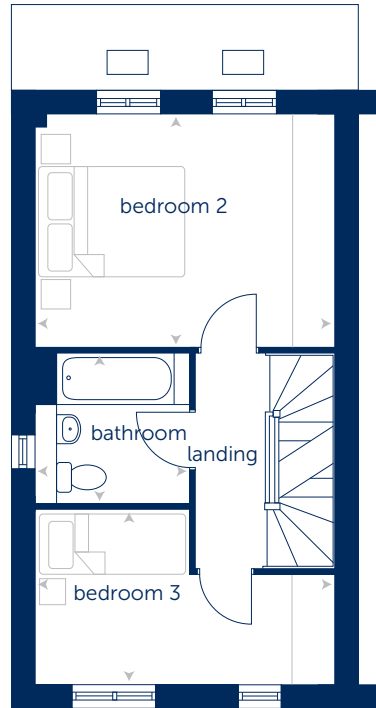
# The Falkland Alt at Melling View

Three bedroom home



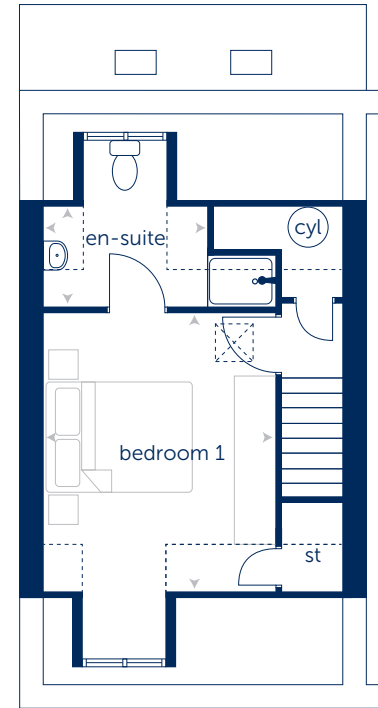
## Ground Floor

Lounge	4398 x 3960mm	14'5" x 13'0"
Kitchen/Dining	3370* x 5520mm*	11'1"* x 18'1"*
Cloaks	935 x 1770mm	3'1" x 5'10"



## First Floor

Bedroom 2	4398 x 3407mm	14'5" x 11'2"
Bedroom 3	4398* x 2660mm*	14'5"* x 8'9"*
Bathroom	2260 x 2082mm	7'5" x 6'10"



## Second Floor

Bedroom 1	3405 x 4098mm	11'2" x 13'5"
En-suite	2405* x 1440mm†	7'11"* x 4'9"†

\* maximum dimensions † minimum dimensions

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. Wardrobes are shown to suggest position only, and are not included as standard unless otherwise stated. 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.

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