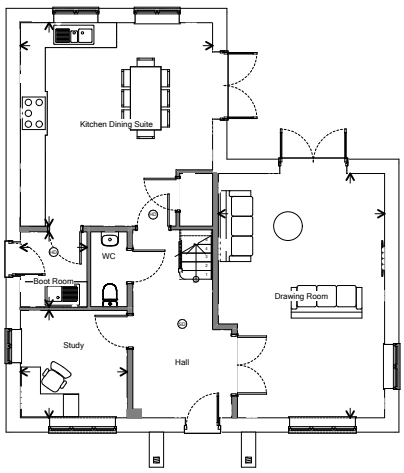
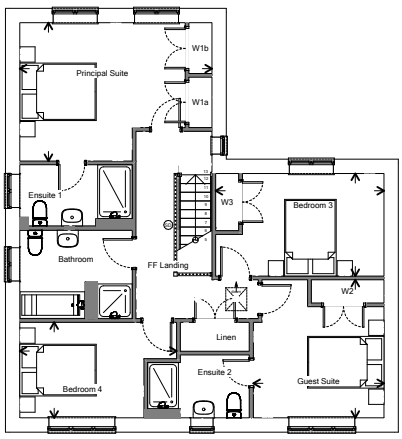
PLOTS 18 & 19

Fulbrook



GROUND FLOOR



FIRST FLOOR

DIMENSIONS

Drawing Room	
14' 3" x 20' 1"	4.4m x 6.4m
Kitchen & Dining Suite	
16' 6" x 17' 5"	5.0m x 5.3m
Study	
9' 2" x 9' 2"	2.8m x 2.8m
Boot Room	
5' 9" x 6' 5"	1.8m x 2.0m
Principal Suite	
16' 6" x 11' 10"	5.0m x 3.6m
Guest Suite	
11' 2" x 11' 10"	3.4m x 3.6m
Bedroom 3	
14' 5" x 8' 9"	4.4m x 2.7m
Bedroom 4	
13' 6" x 8' 2"	4.1m x 2.5m

20.06.2024 **Please note plot 19 is a handed version of the floor plan shown above.**

COTSWOLD HOMES

Jan 1 2024 - Urgent notification regarding Consumer Code Edition 5 and new building regulations. We are committed to transparency with our customers and proud to adhere to the Consumer Code for Home Builders. Guidance and building regulations have recently changed - this affects all our new developments and some existing developments. We are acting in good faith but some points of specification are still to be finalised and you are respectfully advised that should you make a reservation with us at this time, changes could be made. Our sales consultants will be delighted to guide you through the process and any subsequent changes will be notified to you. Examples include (but are not limited to) Air Source Heat Pumps, EVC and meter box positions plus additional ventilation measures where applicable.

The information and images we provide are issued in good faith and designed to give a flavour of our development and house types. This may not reflect a specific plot and does not form part of any contract. Details such as final finishes, landscaping, PV panel locations, handing and windows will vary. Layouts including bathroom and kitchen layouts are indicative only and designs may change due to our process of continuous product development. Some house types include areas of reduced headroom. All dimensions are approximate only. Images used in marketing materials may be computer generated or photography of previous developments. Stone and Render colours can vary when viewing on screen/in print. Some areas may be subject to minor Planning changes. Our sales consultant will be delighted to discuss plot specific details prior to any formal reservation.

NHBC

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