



ST MARGARETS MEWS
THE DEVELOPMENT

FINISHES SPECIFICATION

V3 - March 2026

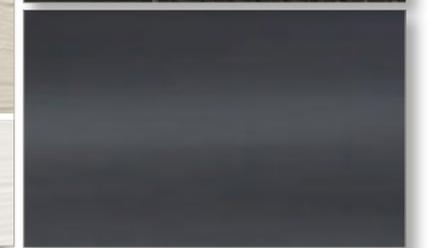
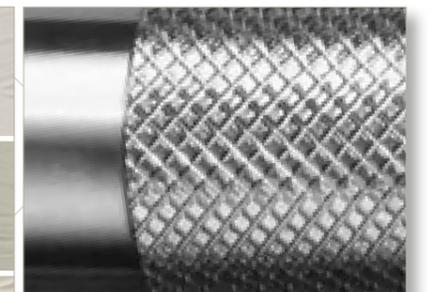
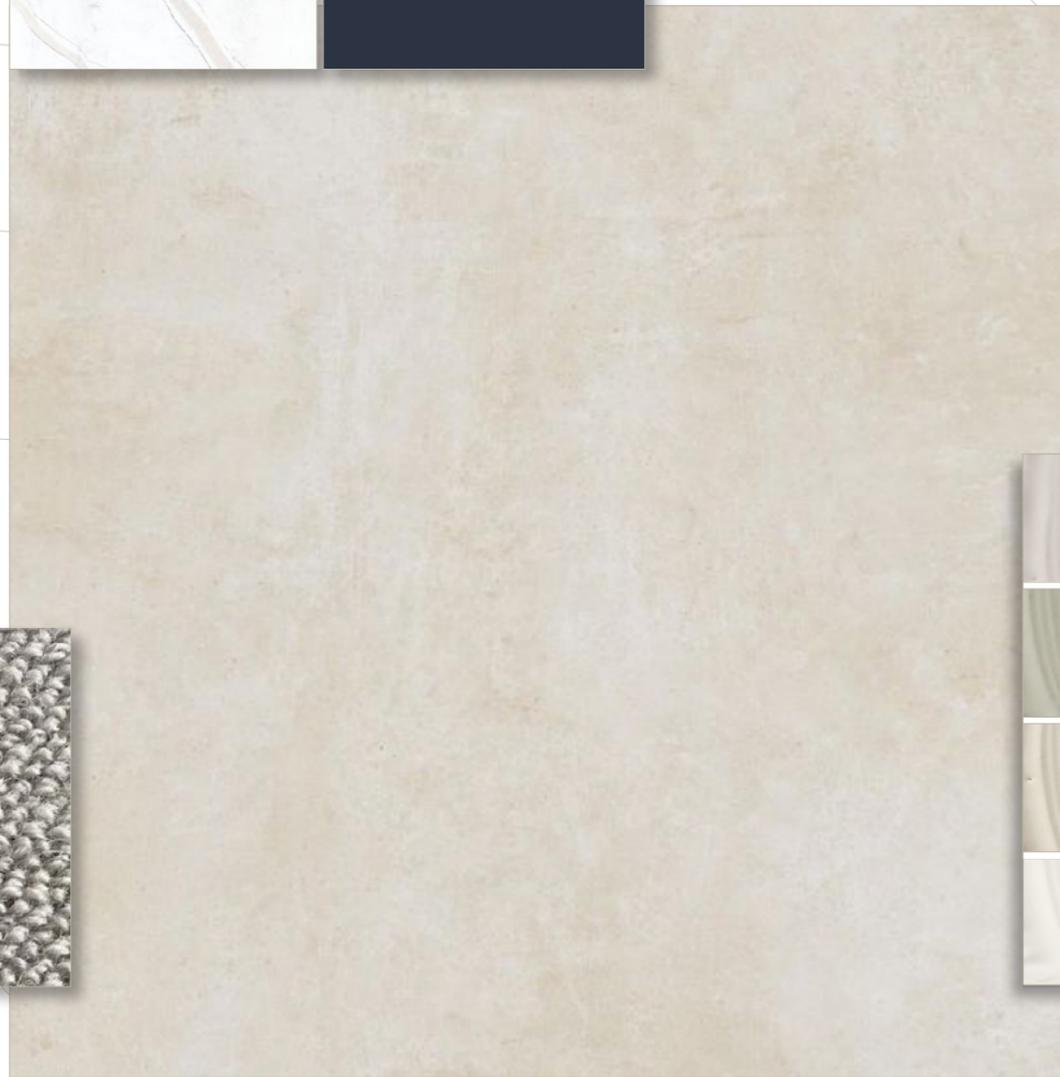




**INTERNAL FINISHES
PALETTE**

INTERNAL FINISHES PALETTE

SUMMARY





ENTRANCE

ENTRANCE FINISHES



House numerals with hidden fixings, satin



Bull ring knockers, satin



Satin spyhole



Victorian centre knob, satin



Contemporary letter plate, satin

FRONT ENTRANCE DOOR:

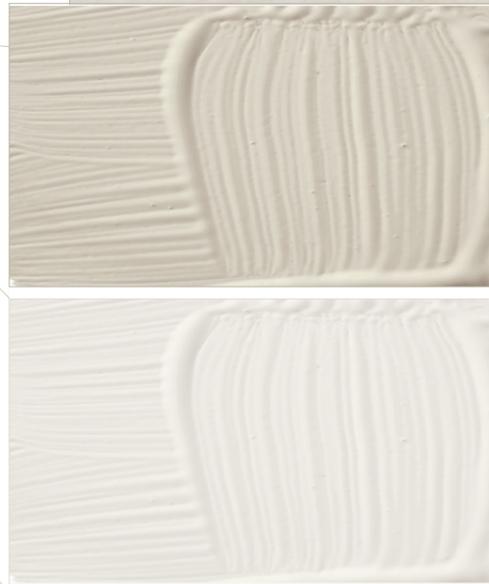
SUPPLIER: Rockdoor PAS24 front entrance door
SPEC: Regency with clear glass
SIZE: To architects spec.



WALL FEATURES:

SPEC: Low level panelling and double groove skirting and architrave in contrasting colour to walls.

TILED FLOOR TYPE 1 :
SPEC: Stiled Soho White or similar approved
SIZE: 900x900x10 mm
GROUT: 3mm, Mapei, colour TBC
MASTIC: Mapei, Colour TBC



WALLS AND CARPENTRY FINISH:

SPEC: Dulux Trade (Vinyl Matt) or similar approved



STAIR HANDRAIL:

DESCRIPTION: Wall mounted continuous wood handrail with under-mounted integrated LED and hidden fixings.
FINISH: Oak



STAIR FINISH:

DESCRIPTION: Painted wood stairs and stair runner with fabric border.



STAIRS BALUSTRADE:

SPEC: Frameless glass balustrade on continuous string and wall mounted continuous handrail.
NOTE: Glass balustrade with no capping per precedent above and architects spec.



STORAGE UNDER STAIRS:

SUPPLIER: Frameless doors and drawers under stairs for storage. To architects spec.



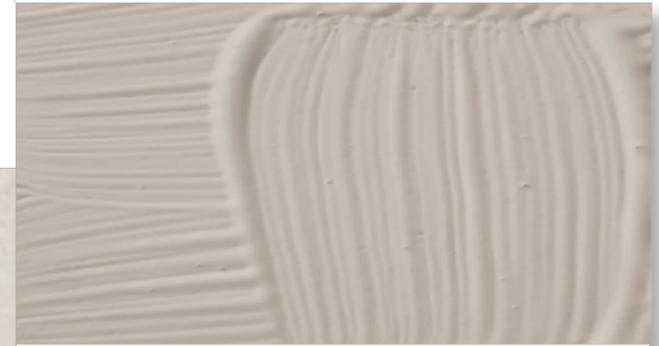


LIVING &
DINNING AREAS

LIVING & DINNING AREAS

FINISHES

TILED FLOOR TYPE 1 :
SPEC: Stiled Soho White or similar approved
SIZE: 900x900x10 mm
GROUT: 3mm, Mapei, colour TBC
MASTIC: Mapei, Colour TBC



WALLS AND CARPENTRY FINISH:
SPEC: Dulux Trade (Vinyl Matt) or similar approved
COLOUR: TBC



LIGHTING:
Coffer LED lighting to the perimeter of the room.
Pendant Points above dinning and sitting areas.



FLOOR FINISH:
Continuous tiled floor finish inside and outside.





KITCHENS

KITCHENS

FINISHES

WORKTOP & SPLASHBACK:

SPEC: LX Hausys HI-MACS Calacatta Full Moon or similar approved

NOTE: Worktop with drain grooves



DOUBLE SINK:

SPEC: SMEG UM4545 Alba double bowl undermount sink

FINISH: Stainless Steel

TILED FLOOR TYPE 1 :

SPEC: Stiled Soho White or similar approved

SIZE: 900x900x10 mm

GROUT: 3mm, Mapei, colour TBC

MASTIC: Mapei, Colour TBC



KITCHEN TAP :

SPEC: Wodar Design+ Flex 4 in 1 Boiling Hot Water and Filter Tap or similar approved

FINISH: Brushed Nickel



KITCHEN HANDLES:

SPEC: Second Nature Knurled Handles with square plate or similar approved

FINISH: Stainless Steel

UNITS:

SPEC: Two-toned

COLOUR: Oak and off-white

FINISH: Laquered finish, 80% MATT

KITCHENS APPLIANCES



Bosch Series 4 Microwave Oven 800w
REF: BFL523MBOB



BOSCH Series 6 Induction hob 80 cm, without frame
REF: PIV831HB1E



BOSCH Series 6 Ceiling cooker hood 90 cm
REF: DRC97AQ50B



BOSCH Series 6 Built-in wine cooler
REF: KUW21AHGOG



BOSCH Series 2 Built-In Oven
REF: HHF113BR0B



BOSCH Series 4 Built-in freezer
REF: GIN81VEEOG



BOSCH Series 4 Built-in fridge
REF: KIR81VFE0G



BOSCH Series 4 Fully-Integrated Dishwasher
REF: SMV4HVX00G



BOSCH Series 6 Heat Pump Dryer
REF: WQG24509GB



BOSCH Series 6 Washing Machine
REF: WGG254Z1GB



BEDROOMS



BEDROOMS

FINISHES

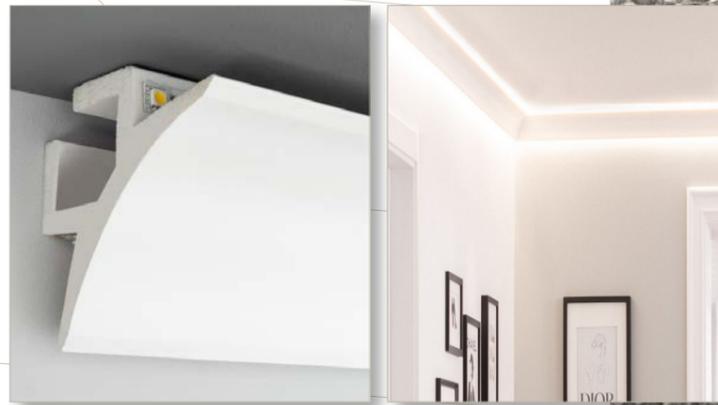
CARPET FLOOR TYPE 01 :

SPEC: Valley Wholesale Carpets Wool Collection

DESIGN: Victoria

COLOUR: 73 Cumulus

NOTES: Sample to be approved by client. Contact The Carpet Factory Outlet contact: James Austin, 07932 666219



LIGHTING:

Coffer LED lighting to the perimeter of the room.

Pendant Points above bedside tables.



WALLS AND CARPENTRY FINISH:

SPEC: Dulux Trade (Vinyl Matt) or similar approved



BEDROOMS

CARPENTRY & IRONMONGERY - WARDROBES

PRINCIPLE DRESSING ROOM:



Walk-in dressing with top shelf & railing and shelves & drawers column in master dressing rooms.

MATERIALS :

WALK-IN WARDROBE IN MASTER DRESSING ROOMS:
SPEC: Vesta Space Wardrobe Solutions or similar approved
COLOUR: Grey Nabrasca Oak
HANDLE: J-Grove Detail
LOCATION: Master Bedrooms



OTHER BEDROOMS:



Top shelf and railing to sliding door wardrobes in secondary bedrooms.



Integrated led lighting



SLIDING DOORS WARDROBE IN ALL OTHER ROOMS:
SPEC: Vesta Space Wardrobe Solutions
FRAME: Minimalist Frame
DOOR COLOUR: Smoke Grey Glass
FRAME COLOUR: Light Grey
HANDLE: Slim Frame Handle
INTERIOR: Grey Nabrasca Oak
LOCATION: Secondary bedrooms



A modern bathroom with white marble walls and a white ceiling. The room features a double vanity with a white countertop and two sinks, a large white bathtub, a glass-enclosed shower with a black showerhead, and a black towel rack with a beige towel. A large mirror is mounted above the vanity, and a skylight is visible in the ceiling. A potted plant sits on the vanity, and a wooden tray with toiletries is on the floor. The floor is made of large, light-colored tiles. The overall aesthetic is clean, bright, and sophisticated.

BATHROOMS

BATHROOM TYPES

WC TYPE 01 - WASH ROOM

FLOOR & WALL FINISHES

WALLS: Dulux Trade (Vinyl Matt) or similar approved
COLOUR: Arundel White



TILED FLOOR TYPE 1 :
SPEC: Stiled Soho White or similar approved
SIZE: 900x900x10 mm
GROUT: 3mm, Mapei, colour TBC
MASTIC: Mapei, Colour TBC



WALL TILE TYPE 1:
SPEC: Concept Tiles Powder Porcelain Slabs or similar approved
COLOUR: Calacatta
SIZE: 1200x2700mm
GROUT: Mapei. Colour TBC
MASTIC: Mapei, Colour TBC

SANITARYWARE



SPEC: Crosswater MPRO Basin Monobloc (Knurled) or similar approved.
FINISH: Matt Black



SPEC: Crosswater MPRO Stainless Steel Flush Plate or similar approved
FINISH: Matt Black



SPEC: IDM Supplies Wall Hung Toilet And Soft Closer
REF: 115 - 0001
NOTE: Concealed cistern and support frame to architects spec, to be compatible with Toilet and Flush Plate specified.

SPEC: Organics LED Illuminated Mirror with Demister Pad & Colour Change Lights or similar approved.
SIZE: 600 x 800mm



SPEC: IDM Supplies Vanity Unit with single soft close drawer. Includes Basin click clac Waste.
REF: Basin 111-0001; Vanity unit111-0002
SIZE: Basin 520x430x130mm; Vanity unit:512x425x450 mm



BATHROOM TYPES

PRINCIPLE ENSUITE TYPE 01 & 02

FLOOR & WALL FINISHES

WALLS: Dulux Trade (Vinyl Matt) or similar approved
COLOUR: Arundel White



TILED FLOOR TYPE 3 :

SPEC: Concept Tiles, Micro Cement or similar approved.
DIMENSION: 1200x1200x9 mm
COLOUR: Ice
GROUT: 3mm, Mapei Colour TBC
MASTIC: Mapei Colour TBC



WALL TILE TYPE 4:

SPEC: Concept Tiles Powder Porcelain Slabs or similar approved
COLOUR: Calacatta Gold
DIMENSION: 1200x2700mm
GROUT: Mapei. Colour TBC
MASTIC: Mapei, Colour TBC

SANITARYWARE



SPEC: Crosswater MPRO Basin 2 Hole Set or similar approved
FINISH: Matt Black



SPEC: Dimmable illuminated LED Recessed Mirror Cabinet with heated demister pad, integrated shaver socket within the cabinet and soft close doors.
SIZE: 700x1050mm
FINISH: Matt Black interior



SPEC: Lusso Volini Double Vanity Unit (with stone basin included), Built-in Overflow, Soft Closing Drawers and Luxe White Slotted Click Clack Basin Wastes or similar approved.
SIZE: 1200 x H: 565 x D: 470mm
COLOUR: Matte Cappuccino



SPEC: Crosswater MPRO Stainless Steel Flush Plate
FINISH: Matt Black

SPEC: IDM Supplies Wall Hung Toilet And Soft Closer
REF: 115 - 0001

NOTE: Concealed cistern and support frame to architects spec, to be compatible with Toilet and Flush Plate specified.



SPEC: Heated Towel rail
SIZE: Matt Black

BATHROOM TYPES

PRINCIPLE ENSUITE TYPE 01 & 02

SANITARYWARE



SPEC: Lusso Monaco White Freestanding Stone Bath with Stone Bath Waste Matte White or similar approved.
SIZE: L: 1700 x H: 560 x W: 720 mm
FINISH: Matte



DESCRIPTION: Inset Led Strip Light detail and recessed niche in bath area
SPEC: To ME Spec
IP RATING: IP 65
FINISH: Anodised Aluminium 6063
LIGHT COLOUR: 2700K
DIFFUSER: Opal
DIMENSIONS (mm): To architects drawings



SPEC: MPRO Module 2 way Thermostatic Shower Valve + Bath Spout & Shower Handset or similar approved
FINISH: Matt Black

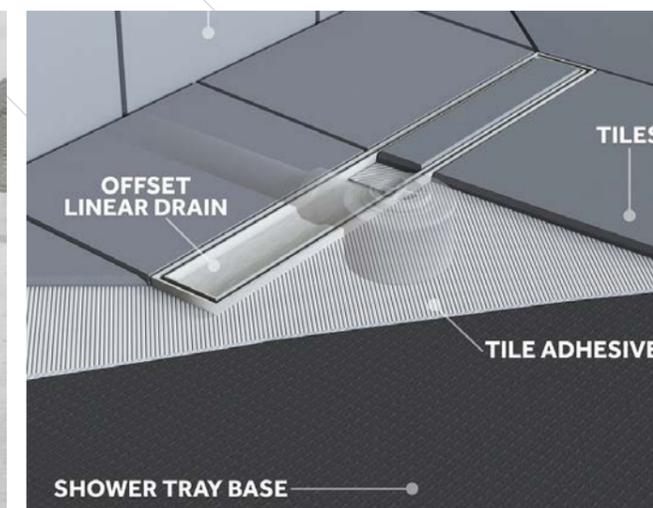


SPEC: Fixed panel shower screen, 10 mm Toughened Clear Glass
FINISH: Matt black frame



SPEC: MPRO Ceiling mounted shower arm & 300mm Shower head or similar approved
FINISH: Matt Black

SPEC: MPRO Module 2 way Thermostatic Shower Valve + Shower Handset or similar approved
FINISH: Matt Black



SPEC: Wet room shower base with inset tile linear drain to architects spec
SIZE: To architects spec



BATHROOM TYPES

BATHROOM TYPE 01 & 02

FLOOR & WALL FINISHES

WALLS: Dulux Trade (Vinyl Matt) or similar approved
COLOUR: Arundel White



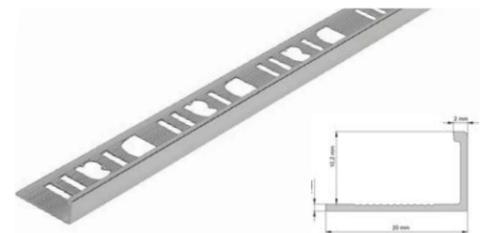
WALL TILE TYPE 2:
SPEC: Lounge Light Grey Matt Porcelain Tile or similar approved.
REF: 431255
COLOUR: Light Grey
SIZE: 600x600mm
GROUT: 3mm, Mapei. 110 Manhattan
MASTIC: Mapei, 110 Manhattan



TILED FLOOR TYPE 2 :
REF: IDM Black Ash Tile
SIZE: 600x600x10 mm
REF: 104-0002
GROUT: 3mm, Mapei Ultracolor Plus 114 Anthracite
MASTIC: Mapei 114 Anthracite



WALL TILE TYPE 3 (feature wall):
SPEC: Walls And Floors Deluxe White Beauty Polished Marble Effect or similar approved
REF: 801559
SIZE: 600x1200mm
GROUT: Mapei. Colour TBC
MASTIC: Mapei, Colour TBC



TRIM: Brushed stainless steel Tile Trim - 2mm MAX

SANITARYWARE



SPEC: Crosswater MPRO Basin Monobloc (Knurled) or similar approved.
FINISH: Matt Black



SPEC: Crosswater MPRO Stainless Steel Flush Plate or similar approved.
FINISH: Matt Black



SPEC: IDM Supplies Wall Hung Toilet And Soft Closer
REF: 115 - 0001
NOTE: Concealed cistern and support frame to architects spec, to be compatible with Toilet and Flush Plate specified.

SPEC: IDM Supplies Vanity Unit with Basin and Mirrored Cabinet.
REF: 111-0001;111-0002;111-0003
SIZE: Basin 520x430x130mm; Vanity unit:512x425x450 mm; Mirror cabinet 500x150x700
NOTES: Vanity Unit with single soft close drawer. Basin with click clac Waste. Shaver socket to be wired within cabinet.



SPEC: Heated Towel rail
SIZE: Matt Black

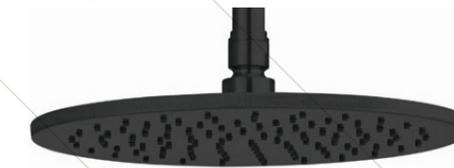


SPEC: 1200x900mm inset mirror in bath feature wall



SPEC: IDM supplies cast iron double ended bath
SIZE: 1700mmX750mm
REF: 110-0001

SPEC: MPRO Ceiling mounted shower arm & 300mm Shower head or similar approved
FINISH: Matt Black



SPEC: MPRO Module 3 way Thermostatic Shower Valve + Bath Spout & Shower Handset or similar approved



SPEC: Crosswater Asura Fully Folding Bath Screen or similar approved
SIZE: 1500x1080mm
FINISH: Matt Black



BATHROOM TYPES

SHOWER ROOM TYPE 01 & 02

FLOOR & WALL FINISHES

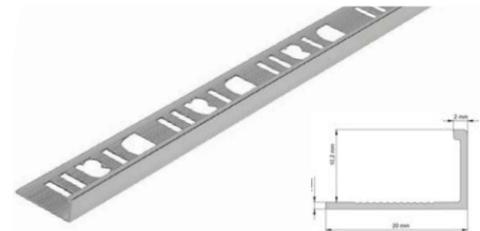
WALLS: Dulux Trade (Vinyl Matt) or similar approved
COLOUR: Arundel White



WALL TILE TYPE 2:
SPEC: Lounge Light Grey Matt Porcelain Tile or similar approved.
REF: 431255
COLOUR: Light Grey
SIZE: 600x600mm
GROUT: 3mm, Mapei. 110 Manhattan
MASTIC: Mapei, 110 Manhattan



TILED FLOOR TYPE 2 :
REF: IDM Black Ash Tile
SIZE: 600x600x10 mm
REF: 104-0002
GROUT: 3mm, Mapei Ultracolor Plus 114 Anthracite
MASTIC: Mapei 114 Anthracite



TRIM: Brushed stainless steel Tile Trim - 2mm MAX

WALL TILE TYPE 3 (feature wall):
SPEC: Walls And Floors Deluxe White Beauty Polished Marble Effect or similar approved
REF: 801559
SIZE: 600x1200mm
GROUT: Mapei. Colour TBC
MASTIC: Mapei, Colour TBC

SANITARYWARE



SPEC: Crosswater MPRO Basin Monobloc (Knurled) or similar approved.
FINISH: Matt Black



SPEC: Crosswater MPRO Stainless Steel Flush Plate or similar approved.
FINISH: Matt Black

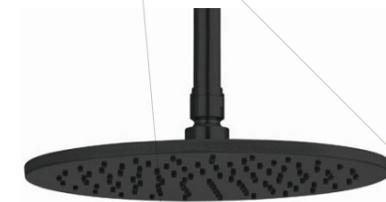


SPEC: IDM Supplies Wall Hung Toilet And Soft Closer
REF: 115 - 0001
NOTE: Concealed cistern and support frame to architects spec, to be compatible with Toilet and Flush Plate specified.

SPEC: IDM Supplies Vanity Unit with Basin and Mirrored Cabinet.
REF: 111-0001;111-0002;111-0003
SIZE: Basin: 520x430x130mm; Vanity unit: 512x425x450 mm; Mirror cabinet: 500x150x700
NOTES: Vanity Unit with single soft close drawer. Basin with click clac Waste. Shaver socket to be wired within cabinet.



SPEC: Heated Towel rail
SIZE: Matt Black



SPEC: MPRO Ceiling mounted shower arm & 300mm Shower head or similar approved
FINISH: Matt Black



SPEC: MPRO Module 2 way Thermostatic Shower Valve + Bath Spout & Shower Handset or similar approved.
FINISH: Matt Black

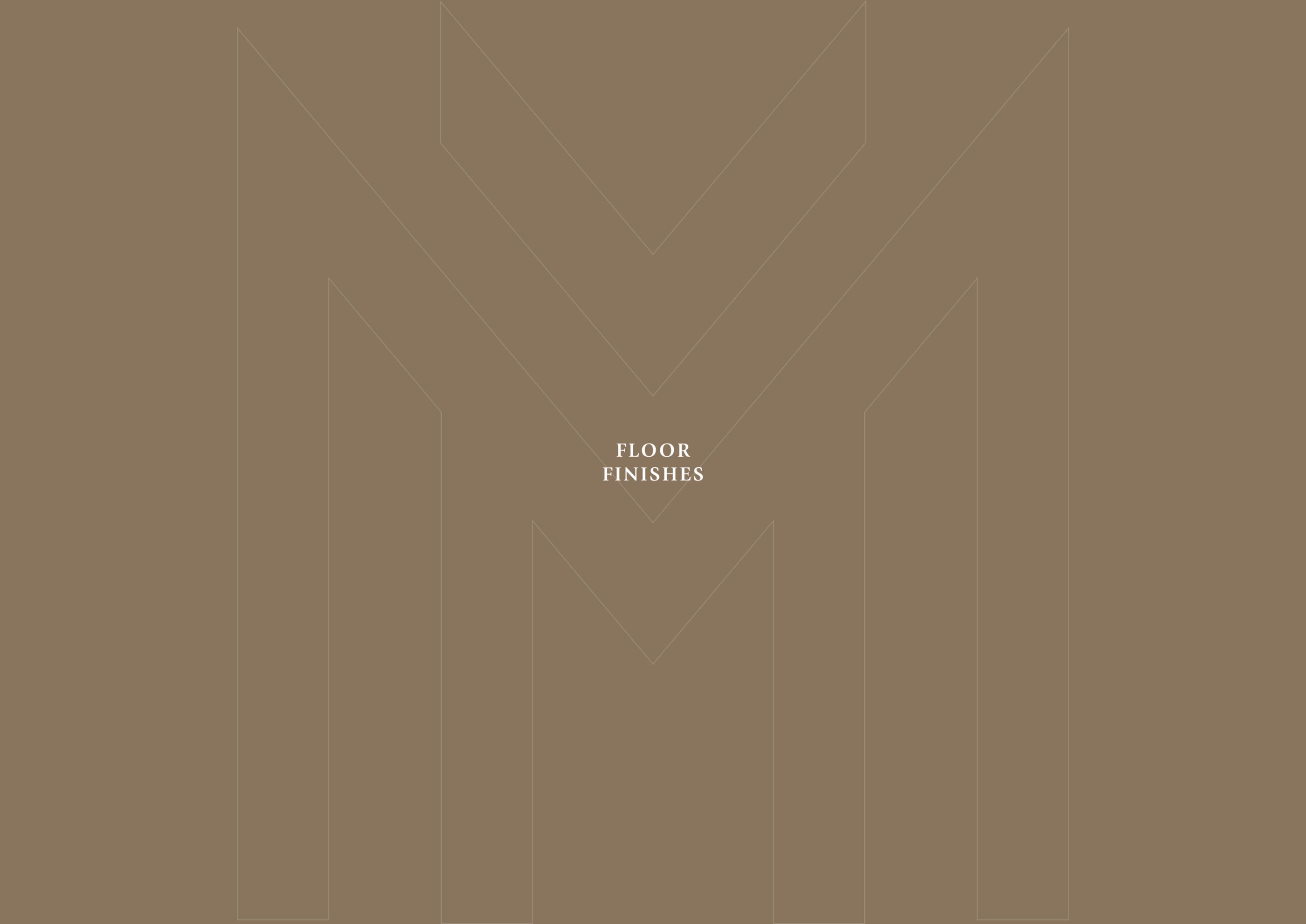


SPEC: IDM Supplies Acrylic & Fibre Glass Shower Tray with Metal Frame with adjustable legs
SIZE: 1200 X 800 X 55mm
REF: 101-0005
NOTE: Includes shower waste and legs are adjustable. Tiled Plinth to sit in front panel to match tiled skirting.



SPEC: Crosswater Asura 8mm Sliding Door with sleek Matt black handle or similar approved
SIZE: 2000x1200mm
FINISH: Matt Black





**FLOOR
FINISHES**

FLOOR FINISHES

GROUND FLOORS



TILED FLOOR TYPE 1 :

SPEC: Stiled Soho White or similar approved
SIZE: 900x900x10 mm
GROUT: 3mm, Mapei, colour TBC
MASTIC: Mapei, Colour TBC

STAIR RUNNER :

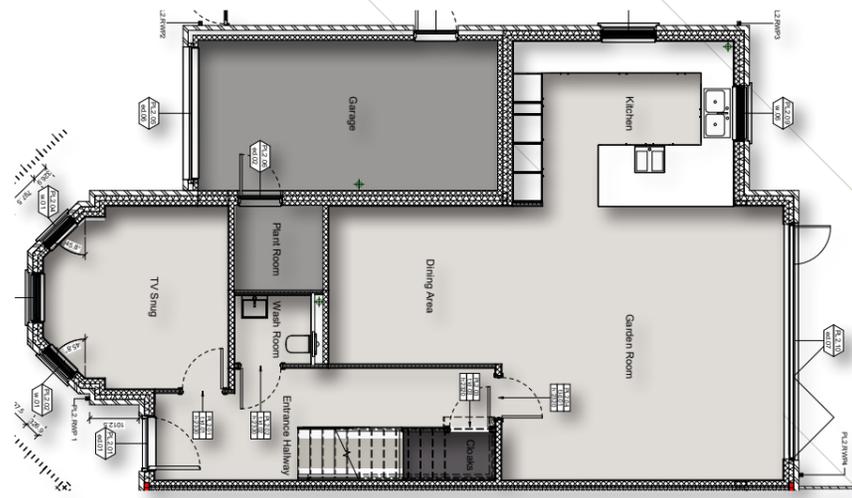
DESCRIPTION: Stair runner with fabric border.
SPEC: Valley Wholesale Carpets Wool Collection
DESIGN: Victoria
COLOUR: 73 Cumulus
NOTES: Sample to be approved by client. Contact The Carpet Factory Outlet contact: James Austin, 07932 666219

TILED FLOOR TYPE 2 :

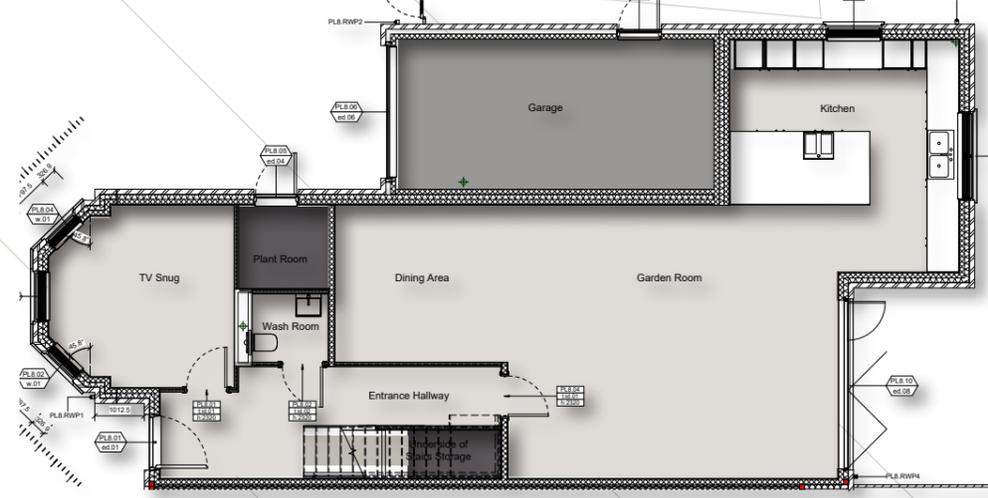
SPEC: IDM Supplies Black Ash Tile
SIZE: 600x600x10 mm
REF: 104-0002
GROUT: 3mm, Mapei Ultracolour Plus 114 Anthracite
MASTIC: Mapei 114 Anthracite

SCREED FLOOR :

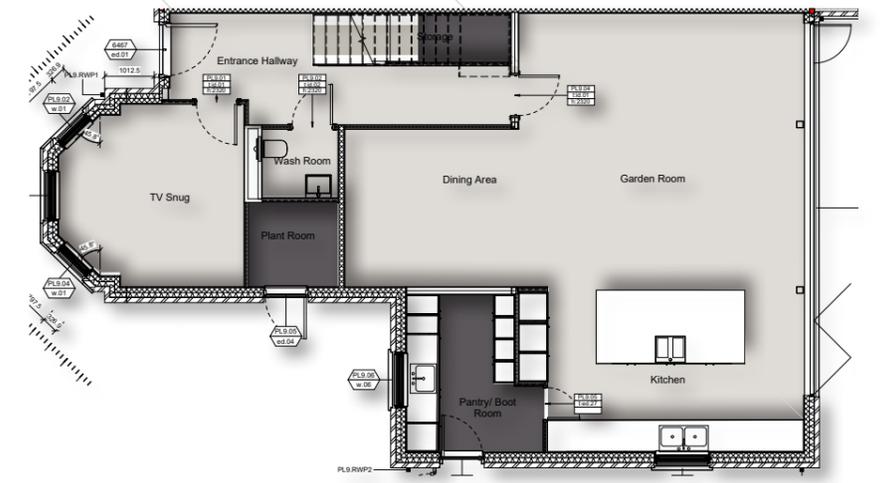
DESCRIPTION: Screed Floor
SPEC: Refer to Architects NBS



UNITS 2 TO 7



UNITS 8



UNITS 9



FLOOR FINISHES

FIRST FLOORS



STAIR RUNNER :

DESCRIPTION: Stair runner with fabric border.
SPEC: Valley Wholesale Carpets Wool Collection
DESIGN: Victoria
COLOUR: 73 Cumulus
NOTES: Sample to be approved by client. Contact The Carpet Factory Outlet contact: James Austin, 07932 666219



CARPET FLOOR TYPE 01 :

SPEC: Valley Wholesale Carpets Wool Collection
DESIGN: Victoria
COLOUR: 73 Cumulus
NOTES: Sample to be approved by client. Contact The Carpet Factory Outlet contact: James Austin, 07932 666219



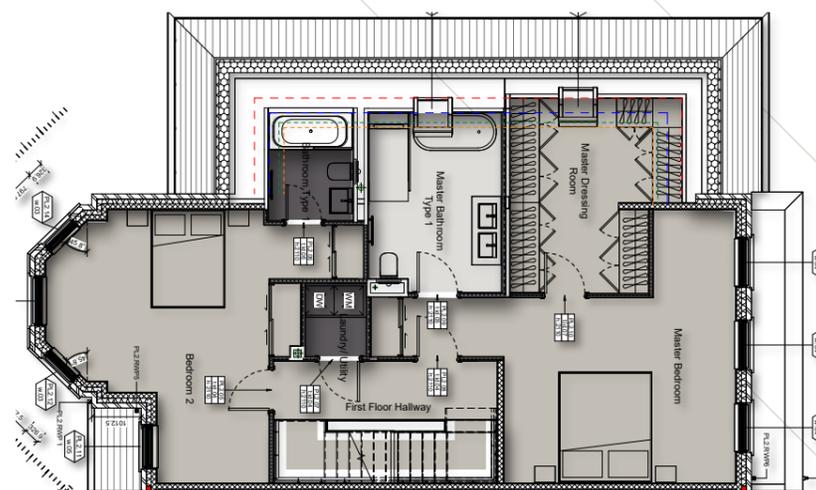
TILED FLOOR TYPE 2 :

SPEC: IDM Supplies Black Ash Tile
SIZE: 600x600x10 mm
REF: 104-0002
GROUT: 3mm, Mapei Ultracolour Plus114 Anthracite
MASTIC: Mapei 114 Anthracite

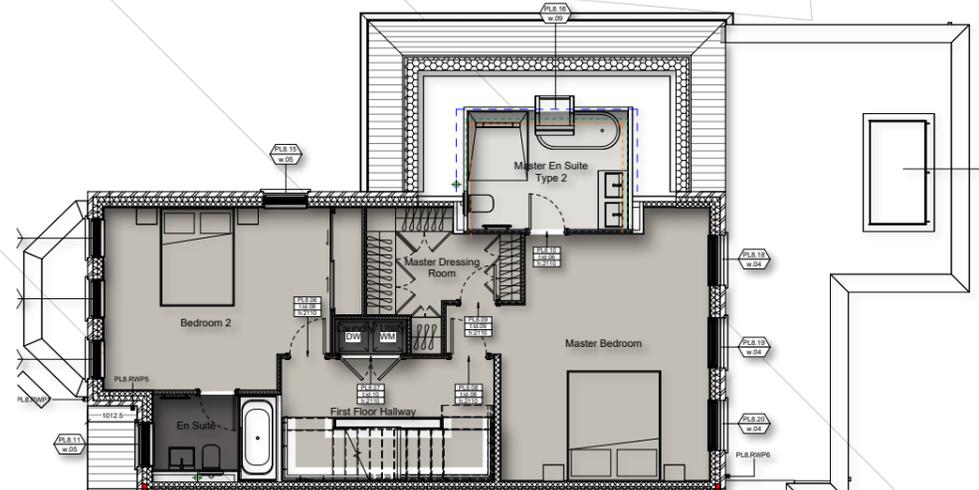


TILED FLOOR TYPE 3 :

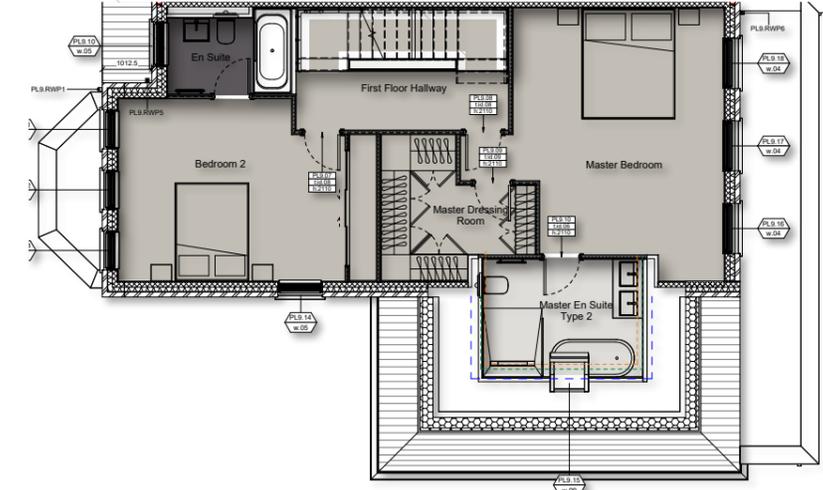
SPEC: Concept Tiles, Micro Cement or similar approved
SIZE: 1200x1200x9 mm
COLOUR: Ice
GROUT: 3mm, Mapei Colour TBC
MASTIC: Mapei Colour TBC



UNITS 2 TO 7



UNITS 8



UNITS 9



FLOOR FINISHES

SECOND FLOOR



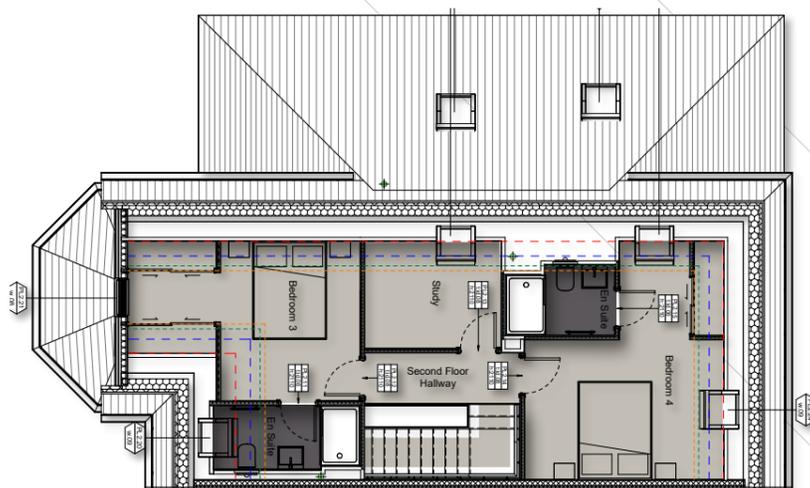
STAIR RUNNER :
DESCRIPTION: Stair runner with fabric border.
SPEC: Valley Wholesale Carpets Wool Collection
DESIGN: Victoria
COLOUR: 73 Cumulus
NOTES: Sample to be approved by client. Contact The Carpet Factory Outlet contact: James Austin, 07932 666219



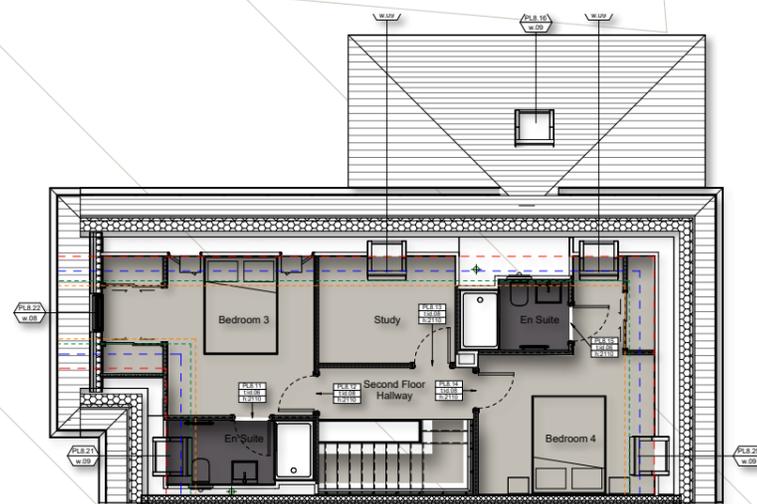
CARPET FLOOR TYPE 01 :
SPEC: Valley Wholesale Carpets Wool Collection
DESIGN: Victoria
COLOUR: 73 Cumulus
NOTES: Sample to be approved by client. Contact The Carpet Factory Outlet contact: James Austin, 07932 666219



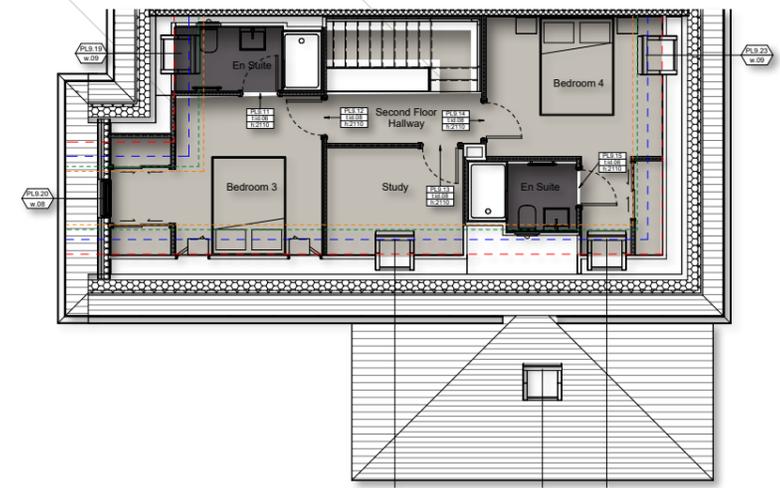
TILED FLOOR TYPE 2 :
SPEC: IDM Supplies Black Ash Tile
SIZE: 600x600x10 mm
REF: 104-0002
GROUT: 3mm, Mapei Ultracolour Plus 114 Anthracite
MASTIC: Mapei 114 Anthracite



UNITS 2 TO 7



UNITS 8



UNITS 9





CARPENTRY &
IRONMONGERY

CARPENTRY & IRONMONGERY

DOORS, SKIRTINGS & ARCHITRAVES



ARCHITRAVE:
SUPPLIER: Skirting World or similar and approved
TYPE: Grooved 2 square Mdf architrave
SIZE: 18X69mm
PAINT: Dulux Satinwood
COLOUR: TBC



SKIRTING:
SUPPLIER: Skirting World or similar and approved
SPEC: Grooved 2 square Mdf skirting
SIZE: 18X120mm
PAINT: Dulux Satinwood
COLOUR: TBC



INTERNAL MAIN DOORS:
TYPE: 2-panel Oak veneered flush with metal inlay, solid core
FD RATING : Per architects Schedule
SIZE: Per architects Schedule
LOCATION: Per architects Schedule



INTERNAL DOORS LEVER HANDLES AND THUMB TURNS:
SPEC: Knurled Orta Lever On Round Rose or similar approved
SUPPLIER: Zoo Architectural Hardware or similar approved
PRODUCT REF: RT060SS



ALL OTHER INTERNAL IRONMONGERY:
SPEC: To architects ironmongery schedule and spec. (fd rating per schedule)
FINISH: Satin Stainless Steel to match handles



MECHANICAL & ELECTRICAL LIGHTING

INTERNAL LIGHTING



DESCRIPTION: Astro Lighting Minima Round Led
CODE: 1249010
FIRE RATING: 90 min BS476 part 21
IP RATING: IP 20
FINISH: Matt White
LIGHT COLOUR: 2700K
DIMENSIONS (mm): D: 158 O: 100
CUT OUT HOLE (mm): O: 92
RECESS DEPTH (mm): 170
LOCATION: Per architects drawings



DESCRIPTION: Astro Lighting Minima Round Adjustable Led
CODE: 1249008
FIRE RATING: 90 min BS476 part 21
IP RATING: IP 20
FINISH: MATT WHITE
LIGHT COLOUR: 2700K
DIMENSIONS (mm): D: 152 O: 100
CUT OUT HOLE (mm): O: 92
RECESS DEPTH (mm): 170
LOCATION: Pitched ceilings. Per architects drawings



DESCRIPTION: Astro Lighting Minima Round Led
CODE: 1249023
FIRE RATING: 90 min BS476 part 21
IP RATING: IP 65
FINISH: MATT WHITE
LIGHT COLOUR: 2700K
DIMENSIONS (mm): D: 92 O: 95
CUT OUT HOLE (mm): O: 86
RECESS DEPTH (mm): 100
LOCATION: Wet areas. Per architects drawings



DESCRIPTION: Astro Lighting Parma 210 Led Dimmable Wall Light
CODE: 1187003
FIRE RATING: -
IP RATING: IP 20
FINISH: PLASTER
LIGHT COLOUR: 2700K
DIMENSIONS (mm): H: 210 W: 90 D: 110
LOCATION: Circulation areas. Per architects drawings



DESCRIPTION: Lyco 2m Coving for LED Strip Double Arch
CODE: IP RATING: IP 20
FINISH: White
LIGHT COLOUR: 2700K
LOCATION: Per architects drawings



DESCRIPTION: Inset Led Strip Light
CODE: Teucer Led Lst-1/Al-1i Housing or similar and approved
IP RATING: IP 65
FINISH: Anodised Aluminium 6063
LIGHT COLOUR: 2700K
DIFFUSER: Opal
DIMENSIONS (mm): D: 8 W: 23.1/17.1
LOCATION: Master Ensuites. Per architects drawings



DESCRIPTION: Pendant point ceiling rose
FINISH: White
LOCATION: Per architects drawings



MECHANICAL & ELECTRICAL SPECIFICATION

SWITCHES AND SOCKETS



DESCRIPTION: Click Definity Range
COLOUR: Stainless Steel/White Inserts

SMART HOME SYSTEM



SPEC: Shelly smart home system or similar approved

VIDEO ENTRY SYSTEM



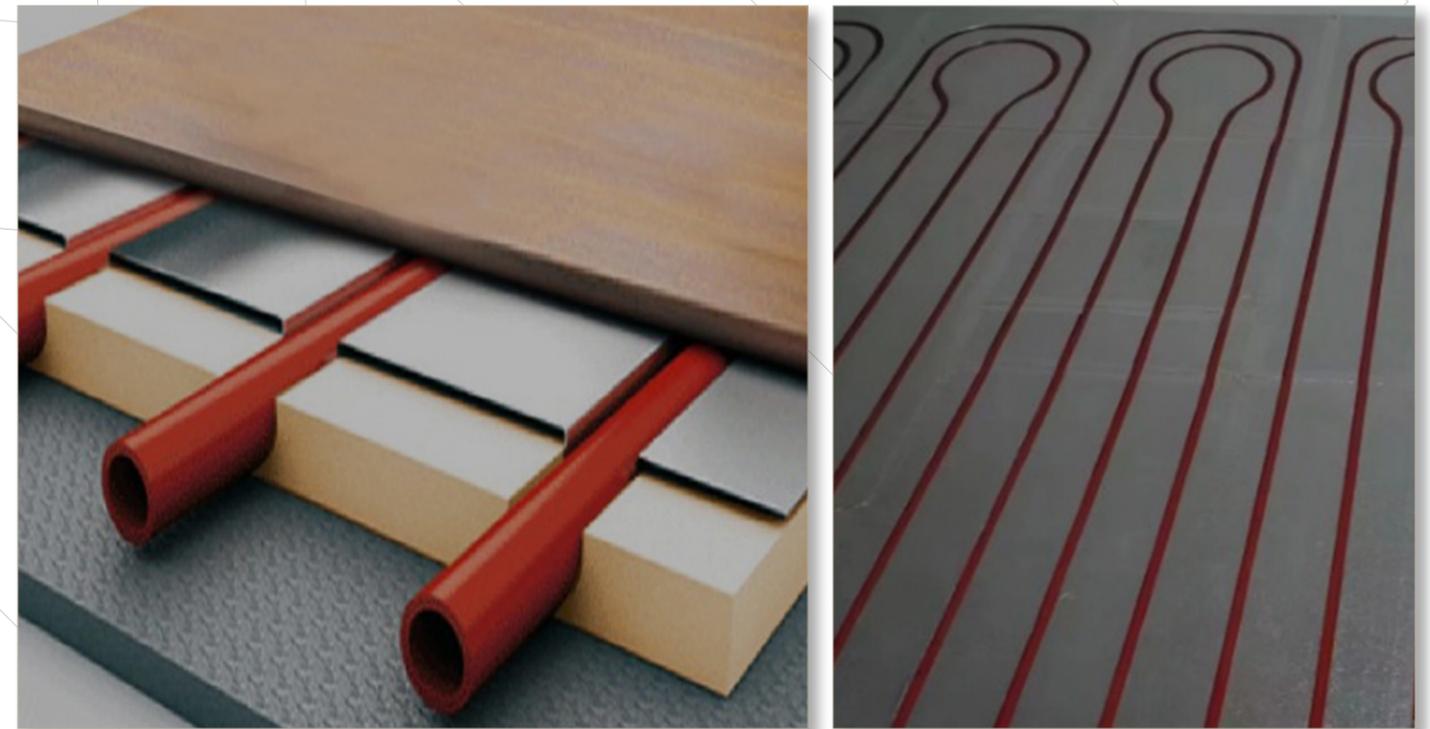
SPEC: Recessed Video Intercom Module door station connected to client mobile software and smart home system. To ME Spec

CONSUMER UNIT



DESCRIPTION: To ME Spec

HEATING



SPEC: Wet Underfloor Heating system throughout the house to ME and Architects Spec.



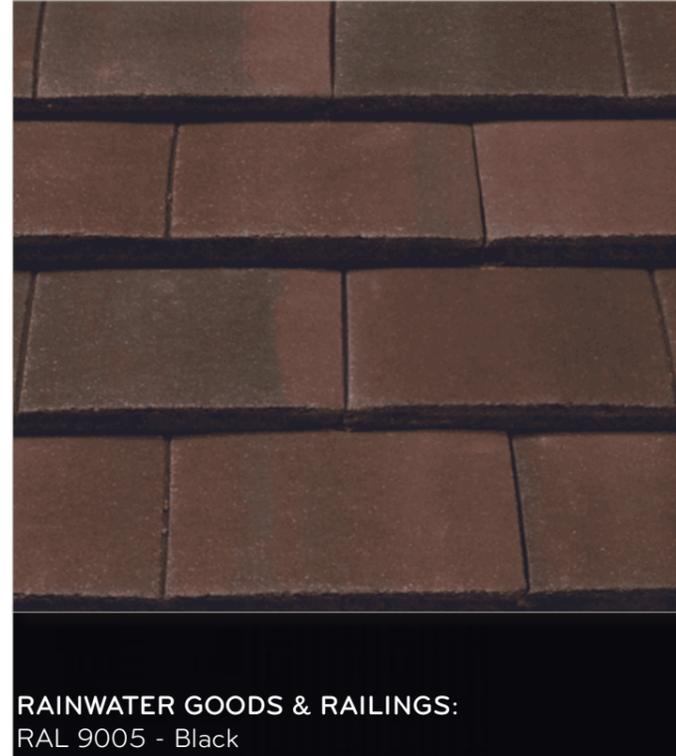
EXTERNAL
FINISHES

EXTERNAL FINISHES

MATERIAL PALETTE

PITCHED ROOF:

Forticrete Gemini Roof Tile - Mixed Russet Gemini



RAINWATER GOODS & RAILINGS:
RAL 9005 - Black



Square downpipes - Black

LIGHTING:



SPEC: Astro Lighting Kos Round IP 65 and Oslo 100 LED IP 65 or Similar Approved
FINISH: Textured Black
LIGHT COLOUR: 3000K

WALLS:

Takeley Red Brick mortar joint to architects spec.



VERTICAL TILES:

Country Brown Dreadnought Hanging Tiles



RENDER :



SPEC: Weber to architects spec
COLOUR: White and Pear Grey

EXTERNAL PAVING:



VEHICULAR PATH
SPEC: Permeable Asphalt
COLOUR: Grey

PARKING BAY
SPEC: Clearstone Permeable Resin Bond
COLOUR: Metro

PEDESTRIAN PATHS
SPEC: Clearstone Permeable Resin Bond
COLOUR: Birch

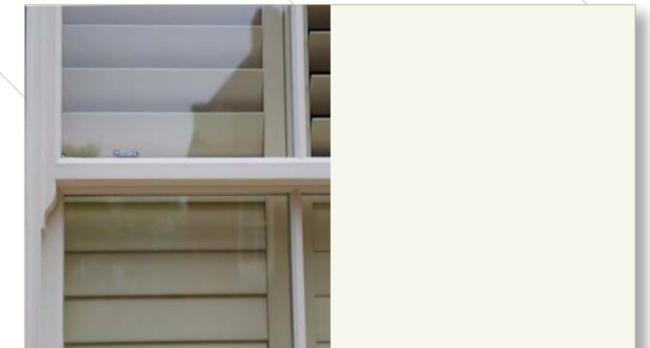
RESIDENTIAL ENTRANCE
SPEC: Original Style Victorian Floor Tiles Black And White Chequered Pattern with Simple Border 5 or similar approved

FRONT ENTRANCE DOOR:



SUPPLIER: Rockdoor PAS24 front entrance door
SPEC: Regency with clear glass
SIZE: To architects spec
COLOUR: Anthracite grey (RAL7016)

WINDOWS:



Wood Effect uPVC Sash Window RAL 9010 Pure White



Aluminium Bi-fold doors RAL 7016 Anthracite grey

EXTERNAL FINISHES

PRIVATE GARDENS

EXTERNAL PAVING TO TERRACED AREAS & SIDE ACCESS:



SPEC: Stiled Soho White or similar approved
SIZE: 900x900x20 mm

WALLS: Takeley Red Brick mortar joint to architects spec.



BOUNDARY SCREENS & SIDE GATES:



SPEC: Charles & Ivy ArmorSlat Hudson Composite Fence Panel and Posts or similar approved.
COLOUR: Dark Grey for slats & posts.

LIGHTING:



SPEC: Astro Lighting Oslo 100 LED IP 65 or Similar Approved to house walls
FINISH: Textured Black



PEDESTRIAN AND VEHICULAR MAIN GATES:
SPEC: Charles & Ivy ArmorSlat Hudson Aspen straight top driveway automated hinged gate or similar approved.
COLOUR: Dark Grey for slats & posts.



BINS & ME EQUIPMENT ENCLOSURE:
SPEC: Composite louvred design for doors and frame to architects drawings and spec.



SPEC: Charles & Ivy Armorslat integrated lighting on PIR or similar approved
LIGHT COLOUR: Warm





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