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discover the BEAL difference

measure us up

Included in the price of a Beal Home as standard:

Somerby Croft
GAINSBOROUGH

	Interior Design Options					Technology			Safety & Security								Kitchen					Electrical				Plumbing & Heating								General												Energy Efficiency Ratings
	Private appointment at Selection Studio	Floor plan layout options	Bespoke Kitchen design service	Choice of two emulsion wall colours	Extensive selection of Porcelanosa ceramic wall tiles available - please refer to your sales executive for the tiled areas	Sky dish & digital TV & radio aerial	Telephone points to Lounge, Bedroom 1& Study (where applicable)	Data/TV points to Lounge and Bedroom 1	Hi-security multi-point door locking system to front entrance	External light fitting to front entrance	6ft privacy fencing to rear gardens	Gate to rear garden	Security alarm	Security locks to windows (where applicable)	Contemporary chrome handles fitted to all doors and windows	Smoke alarm	Extensive selection of contemporary and traditional doors and laminate worktops	Neff oven and 60cm gas hob with 60cm extractor	Neff oven and 60cm induction hob with 90cm extractor	Integrated Neff fridge with ice-box	Neff Integrated dishwasher	Chrome downlights to Bathroom / En-suite / Cloakroom / Kitchen & Utility	White downlights to Bathroom, Cloakroom and kitchen	Shaver socket above Bathroom / En-suite hand basins	Brushed chrome switches and sockets	Dual-zoned heating system with separate thermostat	Combination boiler system	White towel rails to washrooms	Soft close toilet seat	Thermostatically controlled shower over bath (family bathroom) or separate cubicle in En-suite	External tap	Energy 'Smart Meter'	Thermostatic valves fitted to all radiators (except Hallway / Bedroom 1 / Bathroom / En-suite / Cloakroom)	Carpet flooring to all rooms (except Washrooms / Kitchen / Utility)	Laminate flooring to Kitchen / Dining areas	Ceramic floor tiling to Bathroom / En-suite / Cloakroom	Electric sockets and light/s in garage (where applicable)	Bi-fold doors (please refer to your sales executive for further details)	Electric fire and surround included	Turfed front Garden	Turfed rear Garden (up to 150mm and 500mm border)	Contemporary coving included to Hallway, Lounge, Landing and Bedroom 1	Staircase includes oak handrail and white painted spindles	Roller style garage doors	Garage floor and internal walls painted (where applicable)	
Legacy Range																																															
The Thornton	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓	✓	✓	✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	B
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The Hilton	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓	✓	✓	✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	B
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The Butterwick	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓		✓		✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			✓	✓	B
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The Dalby	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓		✓		✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			✓	✓	B
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The Tribeca	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓	✓	✓	✓	✓					✓	✓		✓	✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓	✓					B
The Gramercy	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓	✓	✓	✓	✓					✓	✓		✓	✓		✓	✓	✓	✓	✓	✓	✓	✓	✓	✓		✓	✓					B
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Very energy efficient - lower running costs

A 92+
B 81-91
C 69-80
D 55-68
E 39-54
F 21-38
G 1-20

England & Wales EU Directive 2010/31/EU - The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills are likely to be.

CONSUMER CODE FOR HOME BUILDERS
www.consumercode.co.uk

IMPORTANT NOTICE: Although every care has been taken to ensure the accuracy of all the information given, these particulars are for illustration only, are not to scale and is a two dimensional drawing therefore does not show land contours and gradients, retaining walls, boundary treatments, landscaping or local authority street lighting. We operate a policy of continuous product development and individual features such as windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance only and cannot be relied upon as accurately describing any of the Specified Matters prescribed by an order made under the current legislation, nor do they constitute a contract, part of a contract or warranty. The ability to customise your home with layout changes, upgrades and other options are subject to build stage, constructional constraints, and planning conditions. The developer reserves the right to amend the specification as necessary without prior notice. Please note that items specified in the literature and show homes may depict appliances, fittings and decorative finishes that do not form part of the standard specification. Interested parties should direct any questions to their sales executive, and confirm all details with their solicitor.

MUP/SC/11/2020

BEAL HOMES