

### Kitchen

- Symphony fitted kitchen in a choice of colours
- Coordinating worktop and matching upstand
- Matching extractor
- Soft-close doors and drawers
- LED under-cabinet lighting
- Indesit single electric oven with four-ring gas hob and stainless steel splashback (Mylne only Indesit double stainless steel electric oven)
- Integrated fridge-freezer
- Stainless-steel single-bowl inset sink with chrome mixer tap (Mylne only has 1.5 bowl)

### Plumbing and heating

- Gas-fired combi boiler and water system

### Electrical

- External lights at the front & back
- Doorbell
- Wiring installed to TV points from the loft space. Aerial not provided.
- Mains-wired smoke detectors
- USB socket to kitchen and bedroom 1

### Bathroom

- White bathroom suite with shower over bath and glass shower screen (where no en-suite)
- White wash basin pedestal unit with chrome mixer tap
- Porcelanosa tiles to full height around the bath where high level shower is fitted/no en-suite

### En-suites (where applicable)

- White shower tray with glass door
- White wash basin pedestal unit with chrome mixer tap
- Porcelanosa tiles to full height around shower

### Internal finishes

- White matt emulsion walls and ceilings
- Vinyl flooring in the kitchen, bathroom and cloakroom
- A choice of carpets in the remaining rooms

### External

- Front garden landscaping
- Turfed rear garden
- Outside tap



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Scunthorpe DN16 3UZ