

THE MAPLE

3 Bedroom Home



Artist's Impression

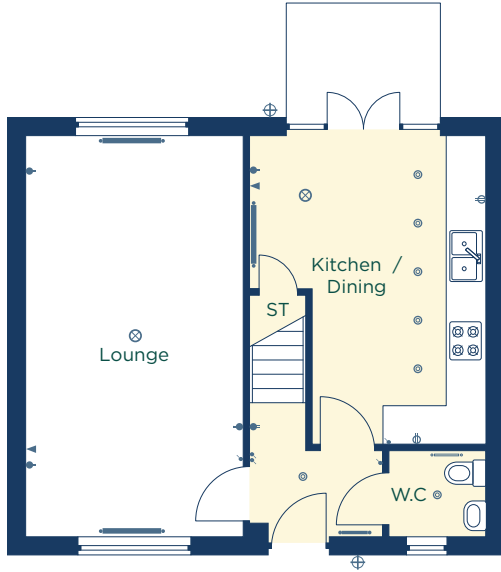
A luxurious three bedroom semi-detached home.

Plots: 18, 19, 28, 29, 49, 50, 51, 52, 56, 57, 58, 59, 69, 70, 71, 72, 73 & 74

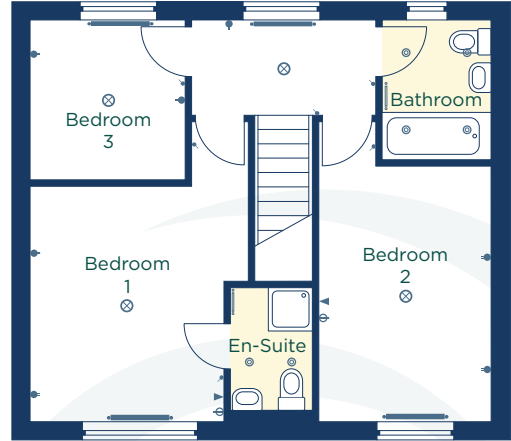
THE MAPLE

3 Bedroom Home

Ground Floor



First Floor



Kitchen / Dining

3700 x 4850 12'2" x 15'11"

Lounge

3400 x 6300 11'2" x 20'8"

W.C.

1500 x 1350 4'11" x 4'5"

Bedroom 1

3000 x 3700 9'10" x 12'2"

En-Suite

1300 x 2100 4'3" x 6'11"

Bedroom 2

2700 x 4000 8'10" x 13'2"

Bedroom 3

2400 x 2500 7'11" x 8'2"

Bathroom

1750 x 2200 5'9" x 7'3"

 Vinyl flooring

 Low level socket

 High level socket

 Pendant light

 External light

 Fluorescent light

 Spotlight

 Light switch

 TV point

 BT point

 Radiator

 Towel rail

**CONSUMER
CODE FOR
HOME BUILDERS**

www.consumercode.co.uk

danumhomes.co.uk

All information contained in this leaflet is taken from design intent material and may be subject to further design development. Images are for illustration only and do not form part of any contract of sale. The dimensions and layouts given are estimated and for guidance only and are subject to chosen plot. T2 4457. Revision Date: 01.08.22 Revision: 04

The
Pavilion



DANUM
— HOMES —
Excellence in Build

THE MAPLE

OPTIONS AND UPGRADES PACK



The
Pavilion

Artist's Impression

INTRODUCTION

Options and Upgrades

Welcome to Danum Homes, where the choice is yours. We have a wide range of finishing options and upgrades available for you to make your home your own.

Tailor the finishing touches within each room, starting with your choosing your new stylish fitted kitchen units and worktops, to finding the perfect handles and appliances. Personalise your bathrooms with stunning ceramics, showers, and accessories, to complimenting your new home with luxurious floor and window coverings throughout. What's more, our experienced Sales Representatives will be on hand to help and guide you on how best to turn your vision into a reality.



Birchwood

FLOORING UPGRADES

Your new home styled by you

Full House

Carpet - Grade 1 £2,150
 Carpet - Grade 2 £2,650
 Only one grade throughout the home

Hallway

Laminate - Tier 1 £500
 Laminate - Tier 2 £600

Lounge

Laminate - Tier 1 £1,200
 Laminate - Tier 2 £1,750

Kitchen / Dining

Laminate - Tier 1 £1,000
 Laminate - Tier 2 £1,250
 Ceramic tile - 44.3cm x 44.3cm £1,250
 Ceramic tile - 60.2cm x 60.2cm £1,350

Downstairs W.C

Ceramic tile - 44.3cm x 44.3cm £250
 Ceramic tile - 60.2cm x 60.2cm £300

Bathroom

Ceramic tile - 44.3cm x 44.3cm £400
 Ceramic tile - 60.2cm x 60.2cm £450

En-Suite

Ceramic tile - 44.3cm x 44.3cm £300
 Ceramic tile - 60.2cm x 60.2cm £350

44.3cm x 44.3cm



Park Gris



Park Blanco



Bottega Caliza



Madagascar Natural

60.2cm x 60.2cm



Bottega Caliza



Harlem Claiza



Bottega Acero



Dover Acero

*Recommended for Kitchen & Dining rooms

WALL TILE UPGRADES

Your new home styled by you

Downstairs W.C

Half Wall - 25cm x 44.3cm	£650
Half Wall - 33.3cm x 59.2cm	£750
Full Wall - 25cm x 44.3cm	£1,200
Full Wall - 33.3cm x 59.2cm	£1,350

Bathroom

Half Wall - 25cm x 44.3cm	£550
Half Wall - 33.3cm x 59.2cm	£650
Full Wall - 25cm x 44.3cm	£1,150
Full Wall - 33.3cm x 59.2cm	£1,250

En-Suite

Half Wall - 25cm x 44.3cm	£575
Half Wall - 33.3cm x 59.2cm	£700
Full Wall - 25cm x 44.3cm	£1,100
Full Wall - 33.3cm x 59.2cm	£1,200



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25cm x 44.3cm

Main

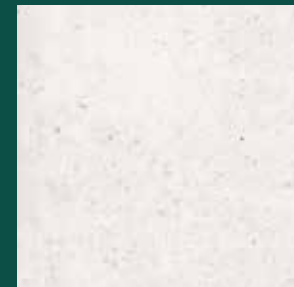


Park Gris

Feature



Park Lineal Gris



Park Blanco



Park Lineal Blanco



Bottega Caliza



Marbella Stone



Madagascar Natural



Ona Natural

33.3cm x 59.2cm

Main



Bottega Caliza



Indic Matt



Dover Caliza

Feature



Spiga Bottega Caliza



Cubic Indic Matt



Dover Modern Line Caliza

FINISHING TOUCHES

Individually perfected by you

Units & Worktop

J Handle Clerkenwell units - Band 2	£950
Shaker Chelford units - Band 2	£950
Hockley units - Band 3	£1,950
Under unit and plinth lighting	£450
Quartz worktop	£2,550
Kitchens to inc units, door handles if applicable & laminated worktops	



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Sink & Tap

Undermount sink (Quartz worktop only)	£400
Composite sink and tap	£500
3 in 1 boiling hot tap	£895
Pull out tap	£200

Integrated Washer / Dryer

Lamona washing machine	£600
Bosch washing machine	£700
Lamona washer / dryer	£700
Bosch washer / dryer	£1,000

Integrated Microwave

Lamona	£500
Bosch	£600



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Hob and Oven

Lamona gas hob	£250
Bosch gas hob	£350
Lamona induction hob	£350
Bosch induction hob	£450
Lamona built under double oven	£500
Lamona pyrolytic oven	£600
Upgrade all appliances to Bosch	£1,500

Bathroom / En-Suite

Electrical mirror feed	£75
LED anti mist mirror	£495
Aqualisa Blue Smart shower	£750



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Wardrobes

1400mm opening	£1,500
1500mm opening	£1,600
1700mm/1800mm opening	£1,750

Blinds

Fabric chain free vertical	£1,200
French doors	£320
Faux wood with ladders	£1,950



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Pendant Light to 2 Spotlights

Dining	£75
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Pendant Light to 4 Spotlights

Lounge	£225
Bedroom 1	£225
Bedroom 2	£225
Bedroom 3	£225

Sockets, Switches & Sensors

Additional alarm sensor (PIRs)	£75
Additional TV point in white	£75
Additional twin socket in white	£75
Additional USB socket in white	£100
Additional TV point in brushed chrome	£100
Additional twin socket in brushed chrome	£100
Additional USB socket in brushed chrome	£125

Upgrade all white to brushed chrome	£650
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External

Electrical twin socket	£100
Outside floodlight	£150
Electrical car charger	£1,100
Shed base paving	£515
8ft x 6ft shed	£1,200
Standard patio - 3m x 3m	£400
Standard patio - 3.6m x 3.6m	£735
Indian stone patio - 3.6m x 1.8m	£200
Indian stone patio - 3m x 3m	£535
Indian stone patio - 3.6m x 3.6m	£900
Bi-folding doors in cream UPVC	£1,900

Warranty

Extend boiler warranty from 2 to 5 years	£500
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Birchwood

FINALISING YOUR CHOICES

Please speak to your Sales Representative to confirm and finalise any upgrades. Where cash incentives are offered, you may be asked to pay a deposit of £1000 to secure these.

Payment Terms:
100% Immediately if exchange of contracts has not taken place.

100% upon legal completion if exchanged contracts has taken place.