

ANWYL  
thoughtful homes



## the downham

4 bed detached with garage

On the ground floor of this executive detached home is an *open plan* kitchen diner with an island perfect for those busy mornings! The large living room gives even more space in which to spread out with a character bay window. On the first floor are four double bedrooms and a luxurious family bathroom.

[www.anwylhomes.co.uk](http://www.anwylhomes.co.uk)







### ground floor

living room	13' 10" x 10' 10"
kitchen/dining	16' 8" x 12' 2"
family room	11' 2" x 9' 11"
media room	10' 10" x 10' 8"
cloaks	6' 8" x 4' 2"
utility	6' 11" x 6' 8"
garage	19' 11" x 17' 4"

living room	4.24m x 3.31m
kitchen/dining	5.08m x 3.72m
family room	3.41m x 3.03m
media room	3.32m x 3.27m
cloaks	2.05m x 1.27m
utility	2.12m x 2.05m
garage	6.08m x 5.29m



### first floor

bedroom 1	15' 9" x 10' 10"
en-suite	9' 5" x 6' 9"
bedroom 2	13' 0" x 9' 9"
bedroom 3	11' 9" x 10' 9"
bedroom 4	10' 6" x 9' 3"
bathroom	8' 11" x 6' 9"

bedroom 1	4.81m x 3.32m
en-suite	2.89m x 2.08m
bedroom 2	3.97m x 2.98m
bedroom 3	3.59m x 3.30m
bedroom 4	3.22m x 2.82m
bathroom	2.73m x 2.06m

## the downham

4 bed detached with garage

[www.anwylhomes.co.uk](http://www.anwylhomes.co.uk)

**ANWYL**  
thoughtful homes



Anwyl Homes is a Registered Developer with the NHQB. This is a computer-generated image of the downham, elevation treatment may vary. Room sizes are approximate, dimensions are taken from the longest room point (please consult homes advisor for measurement points). Plots may be handed and any garages may be single or double. Kitchen and bathroom layouts are indicative. These plans are correct at the time of going to press, but may be subject to change during construction. Please ensure that you check for specific plot details. 24/11/22 (standard version).

*everything considered.*