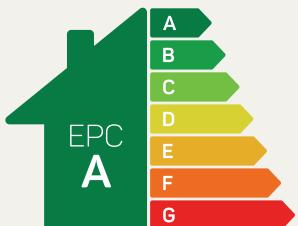




The Marbury

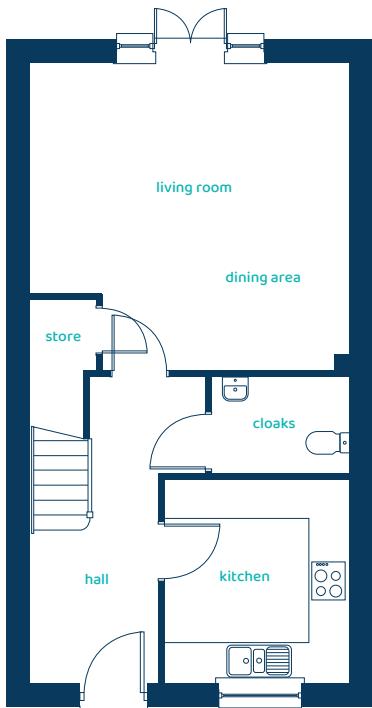
3 bed semi-detached

A traditional three-bedroom semi-detached home that's ideal for first-time buyers and downsizers.

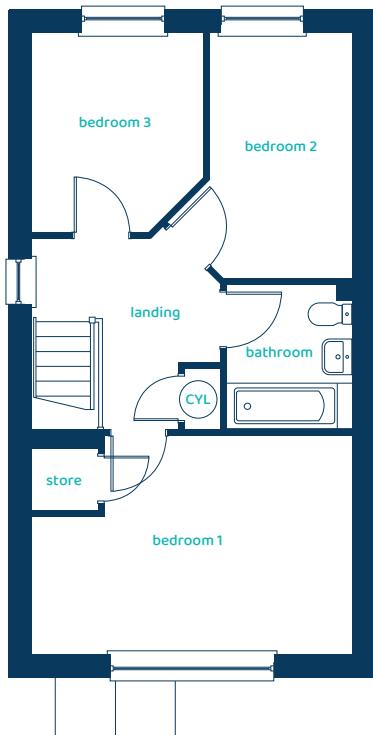


Predicted EPC rating

Ground Floor Plan



First Floor Plan



| Room | Imperial | Metric |
|---------------|----------------|---------------|
| Kitchen | 9'3" x 10'3" | 2.81m x 3.11m |
| Living/Dining | 15'11" x 15'5" | 4.84m x 4.69m |
| Cloaks | 6'10" x 4'9" | 2.09m x 1.45m |

| Room | Imperial | Metric |
|-----------|-----------------|---------------|
| Bedroom 1 | 15'11" x 10'11" | 4.84m x 3.32m |
| Bedroom 2 | 7'1" x 12'3" | 2.15m x 3.73m |
| Bedroom 3 | 8'6" x 9'11" | 2.60m x 3.02m |
| Bathroom | 6'3" x 7'3" | 1.90m x 2.20m |

The Marbury

3 bed semi-detached

Anwyl Homes is a registered developer with the NHQB. The images on this literature are computer-generated. Specific plots may be 'handed' (mirrored), detached/semi-detached, elevation treatment/roof materials may vary, and any garages may be single or double. Room sizes are approximate, dimensions are taken from the longest room point and are for guidance only. Kitchen and bathroom layouts are indicative. These plans are correct at the time of creation but may be subject to change during construction. Please speak to your Homes Adviser for more details. The Marbury 5/06/25.