



# The Eccleston

3 bed detached

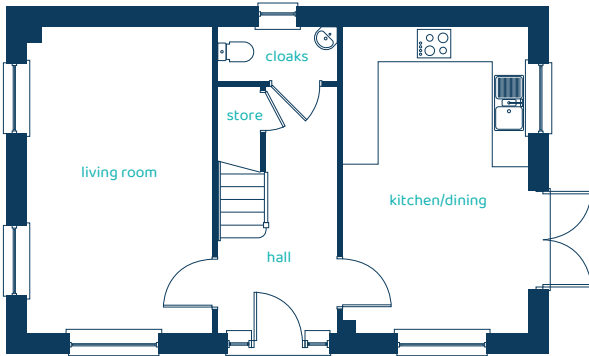
Enjoy every moment of your day in this superb three-bedroom detached home.



**ANWYL**

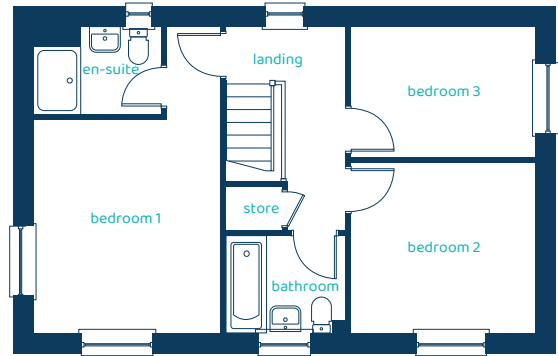
[anwylhomes.co.uk](http://anwylhomes.co.uk)

## Ground Floor Plan



Room	Imperial	Metric
Living Room	10'9" x 17'10"	3.26m x 5.42m
Kitchen/Dining	10'9" x 17'10"	3.26m x 5.42m
Cloaks	6'10" x 3'1"	2.08m x 0.95m

## First Floor Plan

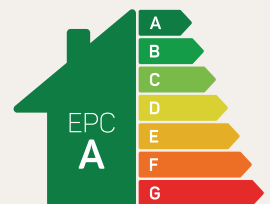


Room	Imperial	Metric
Bedroom 1	10'11" x 12'5"	3.32m x 3.79m
En-Suite	7'5" x 5'1"	2.26m x 1.54m
Bedroom 2	10'9" x 9'11"	3.28m x 3.02m
Bedroom 3	10'8" x 7'7"	3.25m x 2.31m
Bathroom	6'11" x 5'7"	2.10m x 1.71m

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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 Eccleston 03/12/25.



Predicted EPC rating