

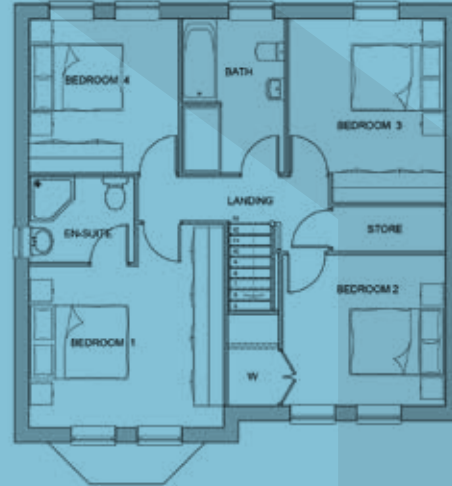
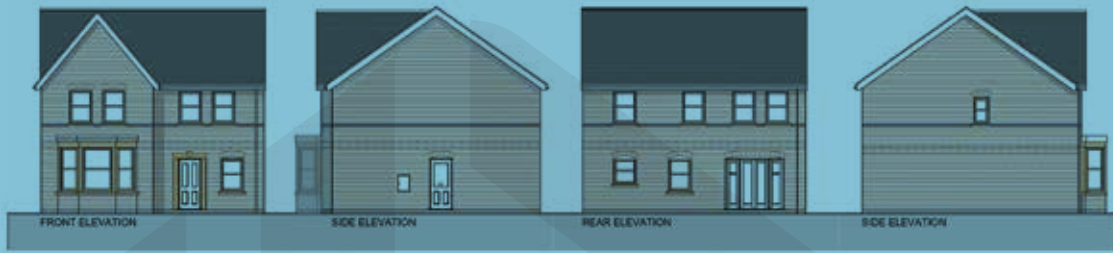
BRIAR HOMES
BESPOKE PROPERTY DEVELOPERS



*An exclusive development of four
4 bedroom detached family homes*

Highfield Mews

FLOOR PLANS



Living Room 5.60m (max) x 3.20m
Study 2.70m x 1.90m
Utility 1.90m x 1.70m
Kitchen/ 8.10m x 2.95m
Family Room

Bedroom 1 3.90m (max) x 3.70m
Bedroom 2 3.55m x 2.90m
Bedroom 3 3.50m x 3.0m
Bedroom 4 2.95m x 2.85m

Please note that room sizes and specifications in this brochure may be subject to change.

SPECIFICATION HIGHLIGHTS

EXTERNAL

- 10 Year Structural Warranty
- UPVC double glazed windows -Secure By Design
- External composite doors with multi-point locking system
- GRP external garage doors
- Black UPVC fascias, gutters and rainwater pipes
- Turfed front and rear gardens

INTERNAL

- Gas central heating with A-Rated boiler and thermostatic controlled radiators
- Zoned intruder alarm system and mains wired smoke and heat detectors
- MDF painted skirtings and architraves
- Oak effect internal doors with satin chrome door furniture



KITCHEN

Fitted kitchen with an extensive choice of doors

Choice of Quartz worktops

Franke stainless steel bowl and choice of taps

Quality integrated appliances to include: oven, hob, extractor, fridge / freezer and dishwasher

Recessed LED spot lights and under cabinet lighting

Utility room with Franke stainless bowl and plumbing for washer & dryer

FAMILY BATHROOM

Contemporary white suite with free-standing bath, toilet, basin and stylish taps

Lowline shower with sliding glass screen and exposed mixer taps

Chrome heated towel rail

Choice of porcelain and ceramic wall tiles

Recessed LED spot lights

Detailed property specification is available on request

About Us

Briar Homes has over 20 years experience in the house building and construction industry. Every home we build is tailor made with you in mind. We understand the needs of our customers and as such, we accommodate your ideas and preferences into the homes we build for you.

At Briar Homes, we offer a bespoke service so that we can provide you with the latest in appearance, layout and style. We can work with you to provide your modern designer kitchen and stylish bathroom. You can choose your appliances, decor and floor finishes which in turn make our houses into your dream home.

CONTACT

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briarhomes.com

Location

Highfield Mews is located on the edge of the historic town of Golborne which dates back to the time of the Domesday Book. The town, which was an important centre of mining and textiles throughout the 20th century, is situated 5 miles south of Wigan, 6 miles north-east of Warrington and 13 miles from the centre of Manchester and just 1 mile from the M6, both accessible by the nearby A580 East Lancashire Road.

The development is located within the Park Road Conservation Area, Park Road, Golborne. The well known Haydock Park Racecourse is situated nearby, providing racegoers with some of the best horse racing in the country.

Golborne boasts one secondary and four primary schools within a short distance from the development. The town is well served by both independent and national chain shops as well as a good selection of restaurants, pubs and bars.

