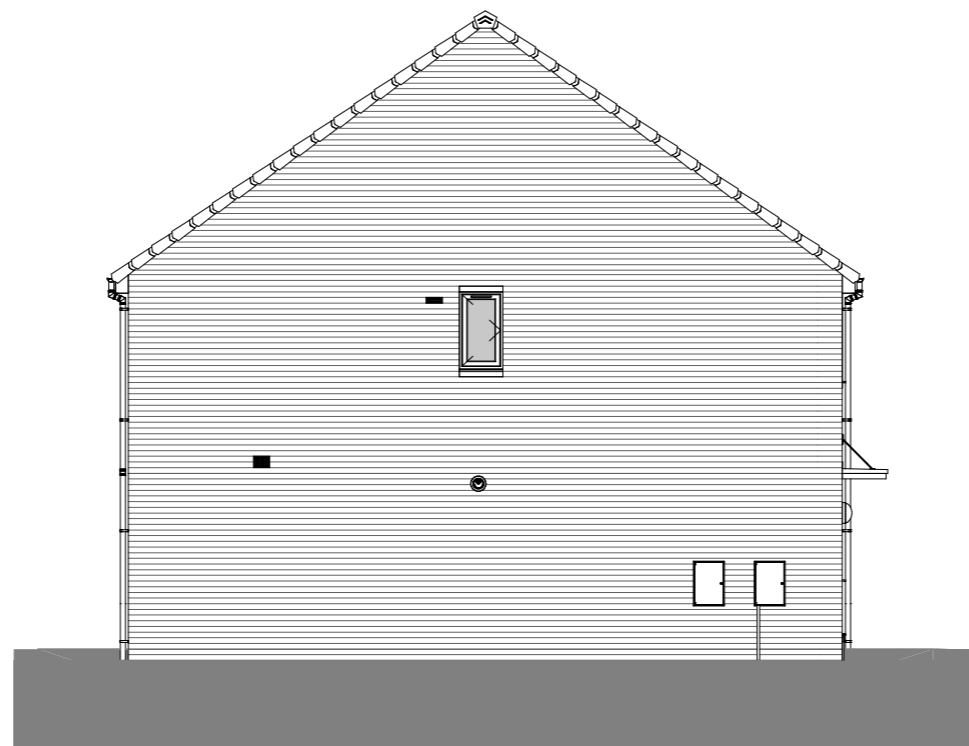




Front Elevation.

1 : 100



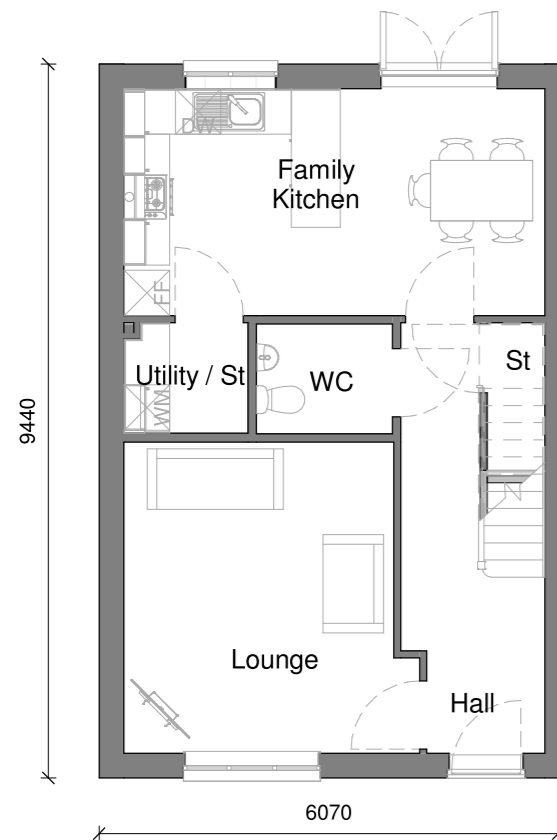
Left Elevation.

1 : 100



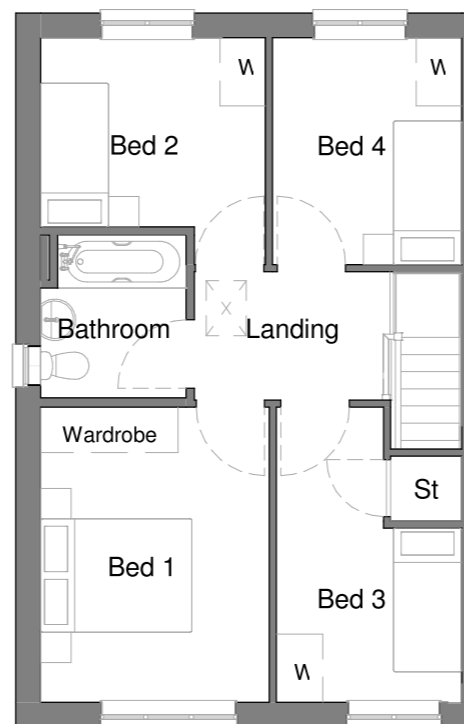
Rear Elevation.

1 : 100



Ground Floor.

1 : 100



First Floor.

1 : 100

**Area Schedule - Sales**

Name	Area	Area Sq Ft
Ground Floor GIA	48.91 m <sup>2</sup>	526.47 SF
First Floor GIA	48.91 m <sup>2</sup>	526.47 SF
	97.82 m <sup>2</sup>	1052.94 SF

NDSS Minimum for 2 Storey 4B5P is 97m<sup>2</sup>

**Area Schedule - Build**

Name	Area	Area Sq Ft
Ground Floor Build	49.63 m <sup>2</sup>	534.22 SF
First Floor Build	49.63 m <sup>2</sup>	534.22 SF
	99.26 m <sup>2</sup>	1068.44 SF

**NDSS Bedroom Schedule**

Name	Area	NDSS Minimum
Bed 1	12.0 m <sup>2</sup>	11.5m <sup>2</sup>
Bed 2	8.0 m <sup>2</sup>	7.5m <sup>2</sup>
Bed 3	8.0 m <sup>2</sup>	7.5m <sup>2</sup>
Bed 4	7.5 m <sup>2</sup>	7.5m <sup>2</sup>

**Store Schedule**

Name	Area
St	1.54 m <sup>2</sup>
Utility / St	1.52 m <sup>2</sup>
St	0.81 m <sup>2</sup>
	3.87 m <sup>2</sup>

Above figures are total floor areas taken above skirting height.

NDSS rules - Any storage area with less than 0.9m headroom is discounted and areas with a headroom between 0.9-1.5m are subject to a 50% reduction.


With these rules applied to this type, the NDSS store areas are:-

Understair	1.37m <sup>2</sup>
Utility/store	1.52m <sup>2</sup>
First Floor	0.81m <sup>2</sup>
Total	3.70m <sup>2</sup>

NDSS Minimum storage area for 2 storey 4B5P equals 3m<sup>2</sup>

**Planning Sheet Notes:**

Type and style of roof tiles and facing materials including external features such as canopies, cills, heads, fascia, windows and doors as site specification and to Local Authority Approval. **SHOWN INDICATIVE ONLY ON THIS PLAN**



House Type Range		Sub Range	
2018 Range		NDSS	
Scale at A3	Date	Drawn	Checked
As indicated	28/02/2019	CF	SJK
Pack Title			
Turton Working Drawing Pack			
Sheet Name			
Planning Drawings			
House Type Code	Plotting	Handing	Style Issue
TURTON	END	AS	BB01
Project	Pack No.	Rev	Sheet
18CORE	5260	1	201

For internal use only  
1052.93 ft<sup>2</sup> / 97.82 m<sup>2</sup>

Turton

3 Bed 5 Person



C=100 R=0  
M=0 G=159  
Y=0 B=223  
K=0



#### House Type Description.

**With four bedrooms and a stunning family kitchen/diner, the Turton is a practical and stylish home that everyone will love.**

The wide, spacious hallway welcomes you into this relaxing family home. There's a generous living room and a downstairs WC – an essential for any family. The heart of this home is the amazing family kitchen. With a high specification kitchen, breakfast bar, dining area with French doors overlooking the garden and a handy utility room, the whole family will love spending time here.

This home gives everyone their own space too. Upstairs are four bedrooms and a stylish family bathroom. Plus, we know families need storage, so there's lots built into this home too.

#### Key Features.

- Four bedroom semi-detached home
- 1,053 sq. ft. of living space
- Large kitchen/diner with French doors
- Handy utility room and WC
- Make your home your own with **Keepmoat Options**
- Move in with just a 5% deposit with **Help to Buy**
- Got a home to sell? With **Easymove** we can help