

## Bespoke Options, Phase 1 - Houses & Self Contained Apartments

When you choose to buy a home from Scotia Homes, you will be offered subject to stage of construction the opportunity to request a range of bespoke finishing touches to personalise your new home.

### KITCHEN/UTILITY ROOM

Door Fronts	Handle No.	Visible Panels/Plinth	WorkSurface/Ref.
MALTA seon beech	(Ref:459)	Seon Beech effect	Green Black Copper Neuzeit Stone (Ref: F7515)
FOCUS DARK OAK	(Ref:409)	Dark Oak effect	MS Crystal White (Ref: U1062) <u>or</u> Tarus Sand (Ref: R6482 CT)
FOCUS ALMOND WOOD	(Ref:405)	Almond Wood effect	MS Crystal White (Ref: U1062) (Ref: U1025 TC)
WAVE silver cherry	(Ref:428)	Silver Cherry	Dark Anthracite Fino (Ref: F7684) <u>or</u> Black Brazil (Ref: R6216)
RIO shiny antique white	(Ref:405)	Shiny Antique White	Dark Anthracite Fino (Ref: F7684)
VENUS magnolia	(Ref:302)	Magnolia	Block Walnut (Ref:5151)

Please note plinth clips will be stainless steel coloured for all kitchens.

### SINKS/TAPS

Kitchen: "Leisure" stainless steel 1½ bowl sink with "Bristan" Vegas Minimalist mono bloc sink mixer with single flow spout

Utility Room: "Carron" inset stainless steel single bowl sink with "Carron" Farline high neck chrome pillar taps

### KITCHEN WALL TILES

Company	Range/Colour	Décor	Borders	Trim (kitchen only)	Grout
Porcelanosa	Penta Blanco/Blanco Mate	No	No	7.5 mm White	White
Porcelanosa	Mosaico Blanco	No	No	7.5 mm White	White
Porcelanosa	Oxon Marfil	No	No	7.5 mm White	White
Porcelanosa	Eidos Nacar	No	No	7.5 mm White	White
Porcelanosa	Mosaico Saria Crema	No	No	7.5 mm White	White
Porcelanosa	Eidos Arena	No	No	7.5 mm White	White
Porcelanosa	Medium Bambu Blanco	No	No	7.5 mm White	White
Porcelanosa	Multi Colour Moka	No	No	7.5 mm White	White
Porcelanosa	Lignum Scuro	No	No	7.5 mm White	White

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### APPLIANCES

Fitted as standard are Smeg stainless steel electric oven, gas hob, integrated fridge/freezer and a contemporary style extractor hood.

- Smeg SC336X stainless steel cucina fan oven.
- Smeg SE64NX stainless steel gas hob.
- Hotpoint HS63X or HS93X slim-line stainless steel hood (dependent on layout)
- Smeg Apell combined integrated fridge/freezer  
or
- Smeg Apell integrated built under fridge built under freezer.  
or
- Smeg Apell built under fridge with icebox (dependent on layout).

At an additional charge an upgrade to some of the kitchen/utility room packages can be fitted. Please ask the Sales Adviser for details.

### CLOAKROOMS, BATHROOMS AND EN SUITES

Sanitary ware colour will be - White

### SANITARY WARE AND FITMENTS

#### Cloakroom

- Ideal Standard Alto range 45cm 1 tap hole wall mounted basin.
- Bristan Prism basin mixer with chrome waste kit.
- Ideal Standard Alto close-coupled W.C. complete with seat and cover.

#### Bathroom

- Ideal Standard Harrow bath 1700 x 700
- Ideal Standard Unilux E3194 bath panel.
- Bristan Prism mono bath filler.
- Chrome plated luxury bath pop-up waste kit.
- Bristan Prism thermostatic dual control shower valve and adjustable riser.
- Ideal Standard Alto Range 55cm. 1 tap hole basin with pedestal.
- Bristan Prism basin mixer with chrome waste kit.
- Ideal Standard Alto close coupled W.C. with seat and cover.
- Novellini Aurora 3 – 2 panel 96 cm x 150cm clear glass shower screen.

#### En-suite

- Ideal Standard Alto Range inset 1 tap hole basin with pedestal.
- Bristan Prism basin mixer with chrome waste kit.
- Ideal Standard Alto close coupled W.C. with seat and cover.
- Ideal Standard cement resin shower tray or integrated shower tray with wall panel.
- Bristan Prism thermostatic dual control shower valve and adjustable riser.
- Ideal Standard Trevi Chiara screen chrome/clear glass screen or shower tray door.

At an additional charge upgrades the cloakroom, bathroom and/or en-suite can be fitted – please ask the Sales Adviser for details.

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### BATHROOM AND EN SUITE WALL TILES

Company	Range/Colour	Décor	Borders	Trim	Grout
Porcelanosa	Mosaico Blanco	No	No	7.5 mm White	White
	Mosaico Sarria	No	No	7.5 mm White	White
	Pulpis				
Porcelanosa	Penta Blanco	No	No	7.5 mm White	White
	Penta Blanco Mate	No	No	7.5 mm White	White
Porcelanosa	Dunas Blanco	No	No	10 mm Aluminium	White
	Tetra Blanco	No	No	10 mm Aluminium	White
Porcelanosa	Buckingham	No	No	10 mm Aluminium	White
	Inverness	No	No	10 mm Aluminium	White
Porcelanosa	Tecnos Blanco	No	Listel Ice Gris	7.5 mm White	White
	Tecnos Blanco	No	Listel Ice Lila	7.5 mm White	White
	Tecnos Blanco	No	Listel Ice Marino	7.5 mm White	White
	Tecnos Blanco	No	Listel Ice Celeste	7.5 mm White	White
Porcelanosa	Stick Pizarra	No	No	10 mm Aluminium	White
	Stick Pulpis	No	No	10 mm Aluminium	White
	Stick Nieve	No	No	10 mm Aluminium	White

### PAINT COLOURS

Gardenia emulsion paint finish to walls and ceilings of all rooms with the exception of Cloakrooms, Bathrooms and En-suites which will be painted white.

### FRONT DOOR COLOUR

Black, White, Blue or Green – to be chosen by Architect

### EXTERNAL COLOURS:

Facias & eaves – exterior grey stained

Fencing/Garden Shed – washed green stain

### APPROVED ALARM FITTING COMPANIES

Although alarm systems are not included as standard, provided one of the following approved companies are chosen, customers may arrange for their own installation of wiring during the construction (prior to first fix stage). The alarm will be fitted after settlement.

ADT, Arrochar House, Civic Square, Almondvale Boulevard, Livingston, EH54 6OJ Tel: 01506 482200

Fife Alarms, Waverley Road, Mitchelston Industrial Estate, Kirkcaldy, Fife, FY1 3NH Tel: 01592 650099

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