



SEQUOIA MEADOWS

APARTMENT SPECIFICATION



Photography from a previous CALA development



DESIRABLE IN EVERY DETAIL

The finishing touches, unexpected flourishes and innovative features. Designer kitchens with desirable appliances built-in, for showing off your culinary flair. Sleek family bathrooms and en suites with high specification sanitaryware, for indulging in some well-deserved pampering.

With every home comfort considered for energy efficient and low maintenance living, each aspect of your apartment is beautifully designed and built to an exacting standard; because when you look for premium quality, it's the little things that make all the difference.

SPECIFICATION

KITCHENS

- Stylish Silverbirch kitchens with integrated Siemens appliances
- 25mm laminate worktops
- Four zone induction hob (as design dictates)
- Built-in single oven
- Built-in fridge freezer
- Built-in dishwasher
- Contemporary tap in kitchen
- Single bowl stainless steel sink
- Freestanding Siemens washer dryer located in hall cupboard

BATHROOMS & EN SUITES

- White sanitaryware from the Laufen range
- Contemporary taps and fittings
- Glass finished shower enclosures
- White shower trays
- Thermostatic shower valves and heads
- Chrome towel warmers to bathroom and en suite (as design dictates)

- Full height tiles to bath and shower enclosures
- Vanity units to bathroom and en suite (as design dictates)

DECORATION

- Internal walls will be finished in Covermatt white emulsion
- Ceilings will be finished in Covermatt white emulsion
- Pre-finished white pass doors
- Satinwood white paint to skirtings and facings

WARDROBES

- Stylish sliding wardrobe doors with shelves and hanging rails to all bedrooms (as design dictates)

ELECTRICAL

- Ample power, TV and telephone points throughout
- Shaver socket in bathroom and each en suite
- Master TV console plate in main lounge/living area

- Multigrad switching of kitchen appliances sited on wall above/ behind worktop
- Downlighters to kitchen, bathroom and en suite shower rooms
- Chrome socket fittings above worktops in kitchen, white elsewhere

SECURITY & SAFETY

- Alarm system to ground floor apartments only
- Mains-wired smoke detectors
- Battery operated CO detectors
- Secure video entry

PLUMBING & HEATING

- Combi gas boiler system with programmable control
- Individual thermostatic control valves on radiators (except rooms with programmable thermostat)
- Insulation values in excess of 2015 legislation levels

EXTERNALS

- Grey PVCu double glazed window on exterior with internal white finishes
- Landscaping works as per landscaping design drawing
- Composite decking to balconies (2 bedroom apartments)
- Lift access to all floors
- Allocated parking for each apartment
- A factoring company will be appointed to maintain all common areas with an annual fee payable by residents



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