



# Westwood Point

Margate

## Specification



built  
by

Linden  
HOMES

# Westwood Point

## Margate

Use this guide to see what features are included in your new home.



2 bedroom  
Home 324

3 bedroom  
Homes 328, 323, 357, 386-390,  
392-395, 407 & 408

Home 391

Homes 421-424

Homes 409-411, 413-415 & 417-420

### Kitchen

Symphony kitchen with laminate worktop	■	■	■	■
Stainless steel sink and drainer (single bowl) with chrome mixer tap	■	■	■	■
Indesit hob (60cm) with Indesit built-in single under oven, with stainless steel splashback and integrated silver hood	■	■	■	■
White pendant light holder	■	■	■	■
Free standing fridge / freezer	■	■	■	■
Free standing dishwasher with plumbing and electrics	■	■	■	■
Free standing washing machine with plumbing and electrics in kitchen	■	■	■	■
Free standing washing machine with plumbing and electrics in utility		■		

### Bathrooms and en suite(s)

Contemporary white sanitary ware	■	■	■	■
Close coupled WC to cloakroom	■	■	■	■
Low profile shower tray with glass enclosure in en suite		■	■	■
Handheld hair wash attachment in bathroom		■	■	■
Shower over the bath	■			
Porcelanosa wall tiling (splashback, 450mm height over bath, and full-height to shower cubicle)*	■	■	■	■
White batten light holder	■	■	■	■
Water waste heat recovery system	■	■	■	■

### Doors and Windows

Front door with multi-point security locking system and security chain	■	■	■	■
PVCu double glazing to windows	■	■	■	■

■ Fitted as standard - included in the property  
\* Subject to stage of construction

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Double glazed PVCu French doors	■	■	■	■
Internal doors to be ladder door style pre-primed with Brass Satin finish handles	■	■	■	■
Paving outside French door and path to garage personnel door (where applicable)	■	■	■	■

### General

Flooring included throughout	■	■	■	■
PV solar panels	■	■	■	■
White painted walls and smooth white ceilings	■	■	■	■
TV point to lounge and family room (where applicable)	■	■	■	■
Master telephone socket to lounge and study where applicable	■	■	■	■
Ideal combi-boiler with Honeywell heating control and room thermostat(s)	■	■	■	■
Thermostatic valves to all radiators (with the exception of rooms with separate thermostat control)	■	■	■	■
Contemporary lantern to front door and wiring only to the rear door	■	■	■	■
Mains wired smoke detectors with battery back-up	■	■	■	■
Battery powered Carbon Monoxide detector (wall mounted) to be provided for each floor	■	■	■	■
Power and lighting to garage (where in curtilage of the plot)	■	■	■	■
Enclosed rear garden, and garden gate (where applicable)	■	■	■	■
NHBC Buildmark choice cover	■	■	■	■
First two years' customer service support from Linden Homes	■	■	■	■

The specification shown is correct at the time of production. Sage Homes is continually reviewing and updating the specification on all house / apartment types and therefore reserves the right to change specification details. Photographs depict typical Sage Homes interiors and may include optional upgrades. For full details regarding the current specification and finishes, please speak to our sales consultant.

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