



The Foundry, Cathcart

Specifications



Stock photography



Desirable in every detail

The finishing touches, unexpected flourishes and innovative features. Designer kitchens with desirable technology built-in, for showing off your culinary flair. Sleek family bathrooms and en suites with contemporary 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 family home is beautifully designed and built to an exacting standard; because when you look for quality, it's the little things that make all the difference.



Specification

Kitchen

- Stylish German crafted kitchens by Creative Designs
- Laminate worktop with upstand
- Silestone worktop with upstand (penthouses only)
- Four/five zone induction or venting hob (as design dictates)
- Bosch telescopic extractor (as design dictates)
- Bosch built-in single oven
- Bosch built-in microwave (3-bedroom apartments & penthouses only)
- Bosch integrated fridge freezer
- Bosch integrated dishwasher
- Bosch washer dryer to utility cupboard
- Inset sink bowl in stainless steel
- Hansgrohe sink mixer tap with swivel spout in chrome
- Under unit LED spot lighting

Bathrooms & en suites

- Contemporary Laufen sanitaryware (bath by Carron)
- Contemporary mixer taps
- Vanity unit to main bathroom and bedroom 1 en suite (penthouses only)
- Thermostatic shower column with shower head
- Thermostatic combination bath filler and handheld spray set
- Chrome finish shower enclosures with white shower trays
- Shaver sockets to all bathrooms and en suites
- Chrome towel warmers to all bathrooms and en suites
- Choice of tiling from Porcelanosa ranges (subject to build stage)

Decoration

- Internal walls and ceilings will be finished in white emulsion
- Pre-finished white internal pass doors
- Satin white paint to skirtings and facings
- Stylish satin chrome door handles

Wardrobes

- Stylish sliding wardrobe doors with shelves and hanging rail (as design dictates)

Heating

- Central heating via communal ground source heat pump network
- Single zone system with programmable control
- Individual thermostatic control valves on radiators
- Centralised mechanical extract ventilation (CMEV)

Electrical

- Main TV console plate in main living space
- Feature downlighters to kitchen, bathroom and en suites
- Chrome socket fittings to kitchens, white elsewhere
- Sockets with USB and USB-C outlets to living area, kitchen and bedrooms
- Provision for Openreach, Hyperoptic and Virgin for ultra-fast fibre broadband
- Communal Sky satellite dish (connection required)
- TV points in living area and all bedrooms (connection required)
- CAT6 data points (locations as design dictates)
- External lighting to patios and balconies

Security & safety

- Secure audio entry system to main and rear entrance with audio receiver in each apartment
- Security alarms to ground floor apartments
- Mains-wired smoke and heat detectors
- Mains-wired CO detectors
- Fire suppression system

Common & external areas

- Private main door access (to selected apartments)
- Lift access to all apartments
- Grey uPVC double or triple glazed windows
- Aluminium decking to balconies
- Internal cycle and refuse store
- Allocated parking for selected plots
- Communal landscaped garden grounds
- Designated residents' garden to each apartment block
- Private patio or balcony to all apartments
- Provision for future EV charging network. Please speak to our Sales Consultant for more details
- An annual factoring fee will be payable by all residents. Please speak to our Sales Consultant for full details
- All properties covered by 10-year NHBC warranty

*Plot specific detail. Specifications are correct at time of publication. Any alterations to the specifications will be of equal or greater value and Cala reserves the right to implement changes to the specifications without warning.
Not all domestic appliances have an EU energy label. Whilst these particulars are prepared with all due care for the convenience of potential purchasers, the information is intended as a preliminary guide only. For more information please speak to a Sales Consultant.



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For more information



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