

# FOREST EDGE

## FORDINGBRIDGE

### HOME 49

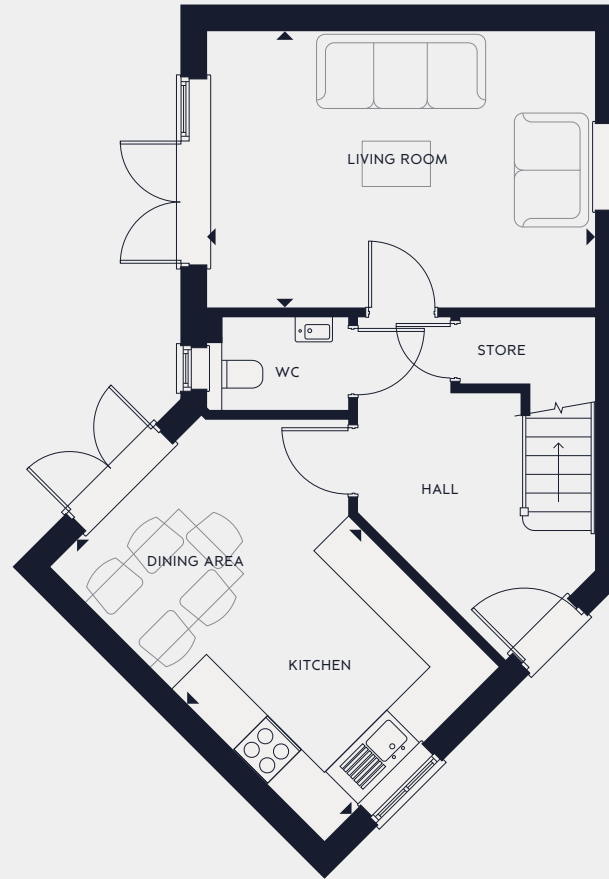
### THE ELM

3 BEDROOMS | SEMI-DETACHED | 1012 sq ft



#### SPECIFICATION HIGHLIGHTS

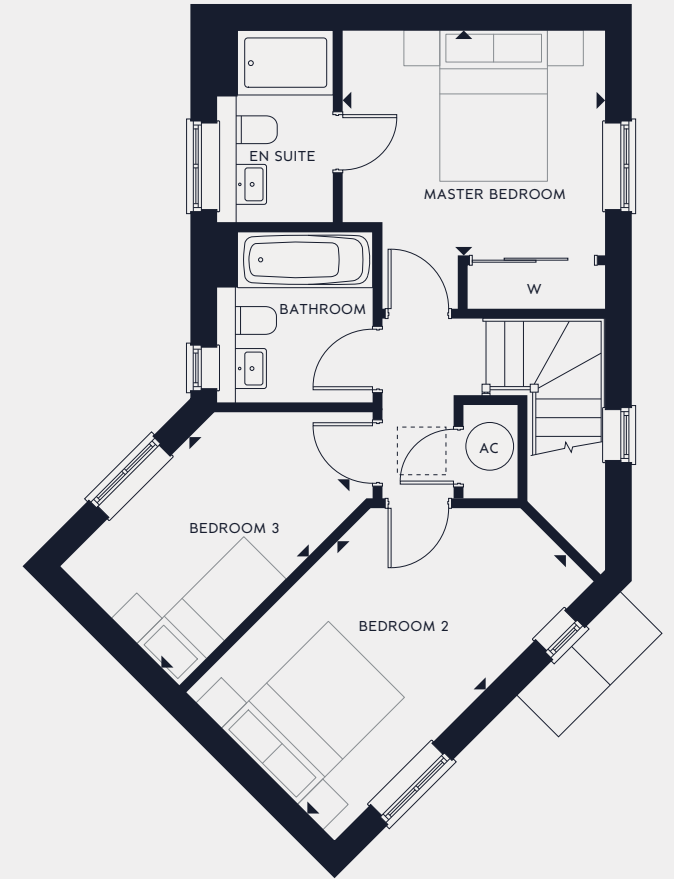
- Kitchen with integrated appliances
- En-suite Master Bedroom
- Built-in wardrobe in Master Bedroom
- Carpets and Karndean flooring
- 2 Parking Spaces with EV charging point
- 10 year build warranty



#### GROUND FLOOR

Kitchen/Dining Area  
4850mm x 3075mm 15' 11" x 10' 1"

Living Room  
4850mm x 3450mm 15' 11" x 11' 4"



#### FIRST FLOOR

Master Bedroom  
3290mm x 2810mm 10' 10" x 9' 3"

Bedroom 2  
4580mm x 2625mm 15' 0" x 8' 7"

Bedroom 3  
3280mm x 2110mm 10' 9" x 6' 11"

12 | 13 | 50 | 56 | 57

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The items within this specification are for guidance only and may be substituted at any time. Floorplans shown are for approximate measurements only. Exact layout and sizes may vary. All measurements may vary within a tolerance of 5%. The information in this document is indicative and is intended to act as a guide only as to the finished product. Accordingly, due to our policy of continuous improvement, the finished product may vary from the information provided. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. This information does not constitute a contract, or warranty. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. Applicants are advised to contact selling agent to ascertain the availability of any property. Computer generated illustrations indicative only. Please check with a member of the Metis Homes team for the latest information.

