



**Ellismuir Park
Broomhouse**

millerhomes

the place to be®

A new home. The start of a whole new chapter for you and your family. And for us, the part of our job where bricks and mortar becomes a place filled with activity and dreams and fun and love. We put a huge amount of care into the houses we build, but the story's not finished until we match them up with the right people. So, once you've chosen a Miller home, we'll do everything we can to make the rest of the process easy, even enjoyable. From the moment you make your decision until you've settled happily in, we'll be there to help.



Important Notice:

Although every care has been taken to ensure the accuracy of all the information given, the contents do not form part of any contract, or constitute a representation or warranty, and, as such, should be treated as a guide only. Interested parties should check with the Development Sales Manager and confirm all details with their solicitor. The developer reserves the right to amend the specification, as necessary, without prior notice, but to an equal or higher standard. Please note that items specified in literature and showhomes may depict appliances, fittings and decorative finishes that do not form part of the standard specification. The project is a new development which is currently under construction. Measurements provided have not been surveyed on-site. The measurements have been taken from architect's plans, and, as such, may be subject to variation during the course of construction. Not all the units described have been completed at the time of going to print and measurements and dimensions should be checked with the Development Sales Manager and confirmed with solicitors.

**CONSUMER
CODE FOR
HOME BUILDERS**

www.consumercode.co.uk

the place to be®

Ellismuir Park, Broomhouse

Ainslie

Floor Space
650 sq ft

Ground Floor

Lounge
3.309m min x 3.963m
10'10" x 13'0"

Kitchen
3.175m x 2.748m
10'5" x 9'0"

WC
1.086m x 2.459m
3'7" x 8'1"

First Floor

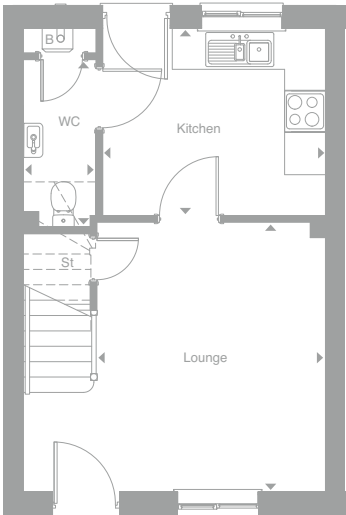
Master Bedroom
3.699m max x 2.526m max
12'2" x 8'3"

Bedroom 2
4.399m x 2.155m
14'5" x 7'1"

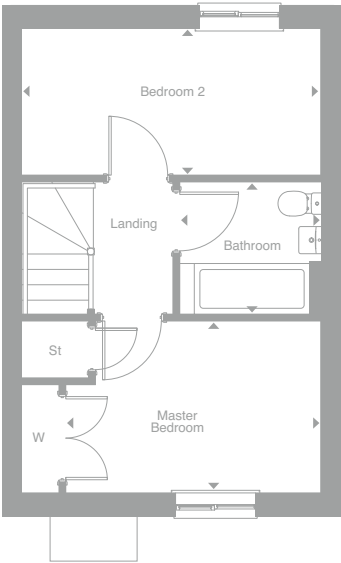
Bathroom
2.109m x 1.943m
6'11" x 6'5"



Ground Floor



First Floor



Some plots may have window variations.
Please refer to Development Sales Manager for plot specific arrangements.
B = Boiler
Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermillerhomes

the place to be®

Young

Floor Space

700 sq ft

Ground Floor

Lounge

4.205m x 2.875m

13'10" x 9'5"

Kitchen

2.460m max x 3.372m max

8'1" x 11'1"

WC

2.135m x 1.130m

7'0" x 3'8"

First Floor

Master Bedroom

3.543m max x 2.564m

11'7" x 8'5"

En-suite

2.058m x 1.729m max

6'9" x 5'8"

Bedroom 2

1.966m min x 3.107m

6'5" x 10'2"

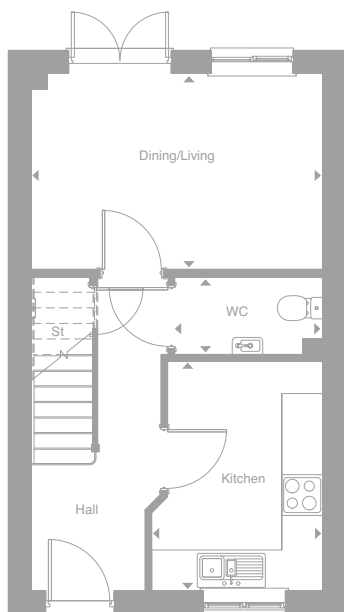
Bathroom

2.214m x 1.795m

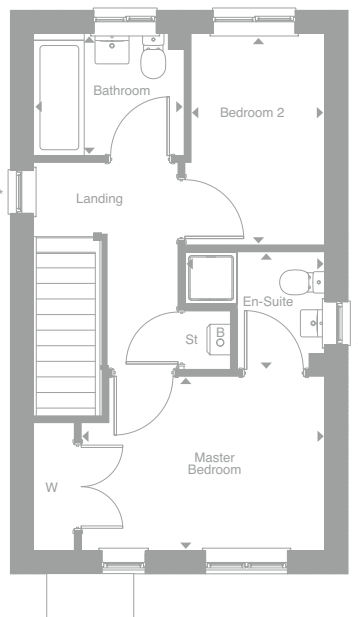
7'3" x 5'11"



Ground Floor



First Floor



* Window not applicable to certain plots.

Please refer to Development Sales Manager for plot specific arrangements.

B = Boiler

Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermhomes

the place to be®

Ellismuir Park, Broomhouse

Urquhart

Floor Space

750 sq ft

Ground Floor

Dining/Living
4.240m x 3.280m
13'10" x 10'9"

Kitchen
2.261m max x 3.448m max
7'5" x 11'4"

WC
2.225m x 1.129m
7'4" x 3'8"

First Floor

Master Bedroom
3.578m max x 2.484m min
11'9" x 8'2"

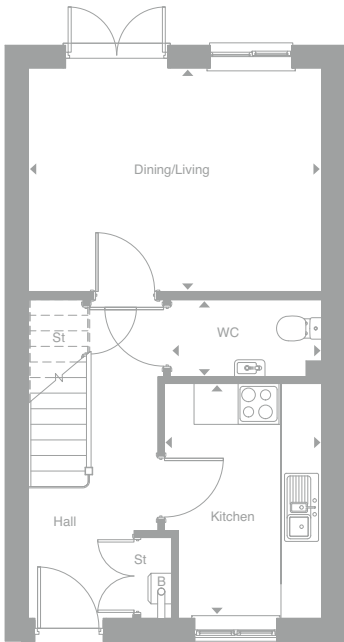
Bedroom 2
2.002m min x 3.461m
6'7" x 11'4"

Bedroom 3
2.214m x 2.263m
7'3" x 7'5"

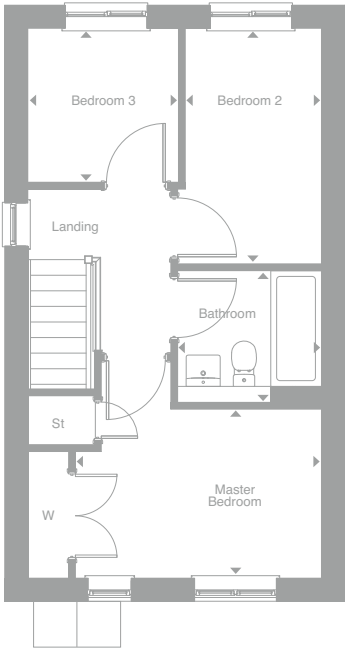
Bathroom
2.114m x 1.935m
6'11" x 6'4"



Ground Floor



First Floor



* Window not applicable to certain plots.
Please refer to Development Sales Manager for plot specific arrangements.

B = Boiler

Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermillerhomes

the place to be®

Cairns

Floor Space

901 sq ft

Ground Floor

Lounge
3.070m x 5.350m
10'1" x 17'7"

Kitchen/Dining
2.426m x 5.350m
8'0" x 17'7"

WC
2.032m x 1.395m
6'8" x 4'7"

First Floor

Master Bedroom
3.093m x 2.614m min
10'2" x 8'7"

En-suite
2.082m x 1.641m
6'10" x 5'5"

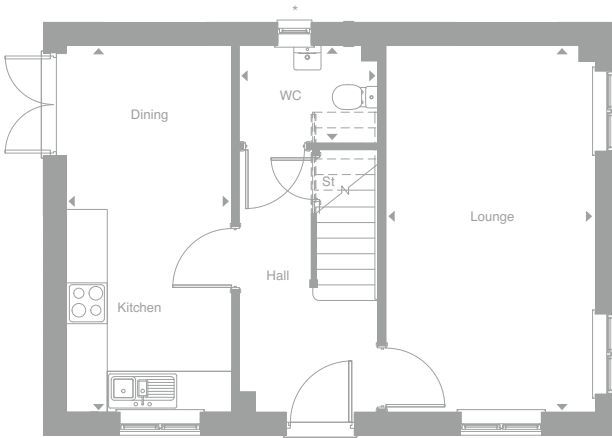
Bedroom 2
2.390m x 2.910m
7'10" x 9'7"

Bedroom 3
2.390m x 2.377m max
7'10" x 7'10"

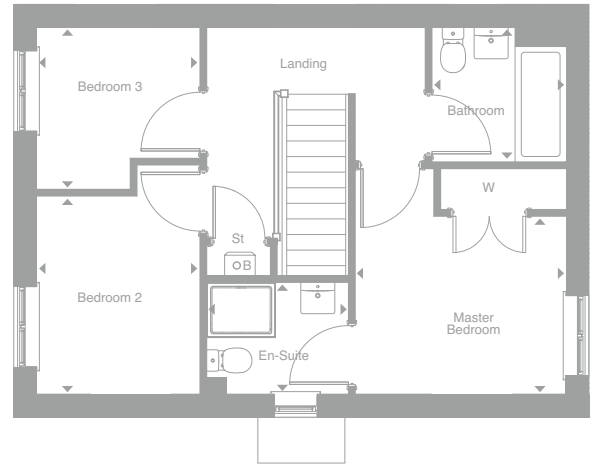
Bathroom
1.965m x 1.975m
6'5" x 6'6"



Ground Floor



First Floor



* Window not applicable to mid terraced plots.
Please refer to Development Sales Manager for plot specific arrangements.

B = Boiler

Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermhomes

the place to be®

Ellismuir Park, Broomhouse

Meldrum

Floor Space

900 sq ft

Ground Floor

Lounge

3.989m max x 3.870m

13'1" x 12'8"

Kitchen/Dining

5.076m x 2.996m max

16'8" x 9'10"

WC

1.918m x 1.172m

6'4" x 3'10"

First Floor

Master Bedroom

2.722m min x 3.597m

8'11" x 11'10"

En-suite

2.328m max x 1.427m max

7'8" x 4'8"

Bedroom 2

2.927m x 2.920m

9'7" x 9'7"

Bedroom 3

2.267m x 2.432m

7'5" x 8'0"

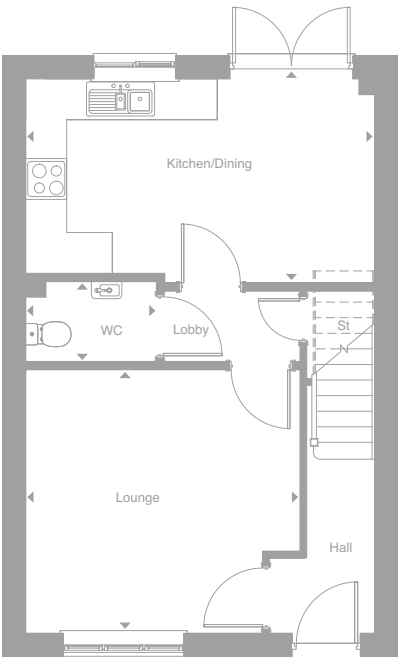
Bathroom

2.100m x 1.700m

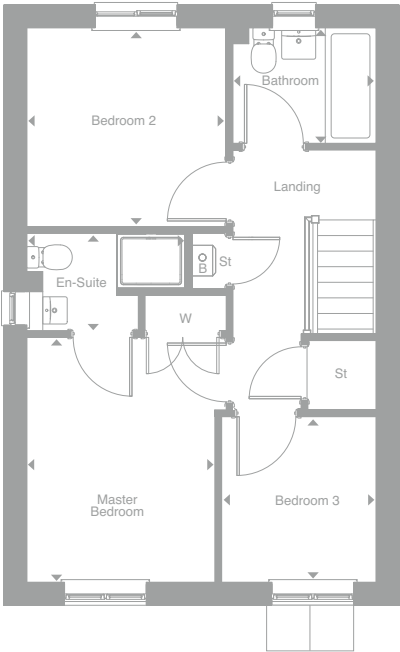
6'11" x 5'7"



Ground Floor



First Floor



* Window not applicable to certain plots.
Please refer to Development Sales Manager for plot specific arrangements.

B = Boiler

Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermhomes

the place to be®

Erskine

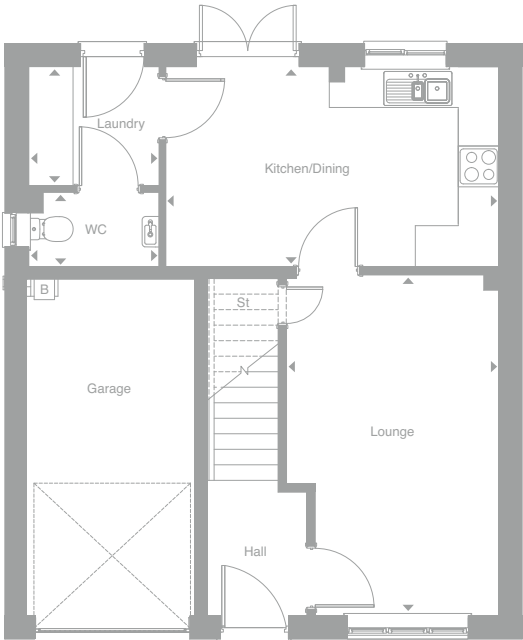
Floor Space

1036 sq ft

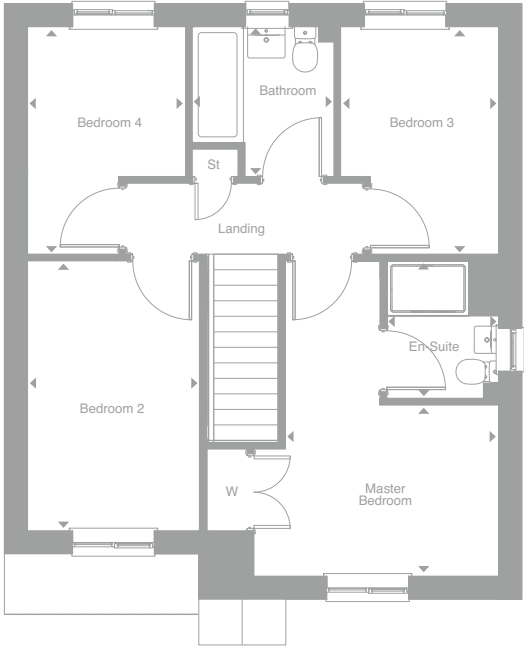
Ground Floor	First Floor
Lounge	Master Bedroom
3.124m max x 5.013m max	3.137m min x 2.513m min
10'3" x 16'5"	10'3" x 8'3"
Kitchen/Dining	En-suite
4.791m x 2.936m	1.645m x 2.018m
15'9" x 9'8"	5'5" x 6'7"
Laundry	Bedroom 2
2.018m x 1.747m	2.525m x 3.965m
6'7" x 5'9"	8'3" x 13'0"
WC	Bedroom 3
2.018m x 1.089m	2.322m max x 3.340m max
6'7" x 3'7"	7'7" x 11'0"
	Bedroom 4
	2.322m max x 3.340m max
	7'7" x 11'0"
	Bathroom
	2.078m x 2.200m
	6'10" x 7'3"



Ground Floor



First Floor



Some plots may have window variations.
Please refer to Development Sales Manager for plot specific arrangements.
B = Boiler
Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.



the place to be®

Forsyth

Floor Space

1119 sq ft

Ground Floor

Lounge/Dining
3.497m x 6.360m
11'6" x 20'10"

Kitchen
2.619m x 3.408m
8'7" x 11'2"

WC
1.982m x 1.127m
6'6" x 3'8"

First Floor

Master Bedroom
3.105m max x 4.408m max
10'2" x 14'6"

En-suite
2.276m max x 1.259m max
7'6" x 4'2"

Bedroom 2
3.006m x 3.436m
9'10" x 11'3"

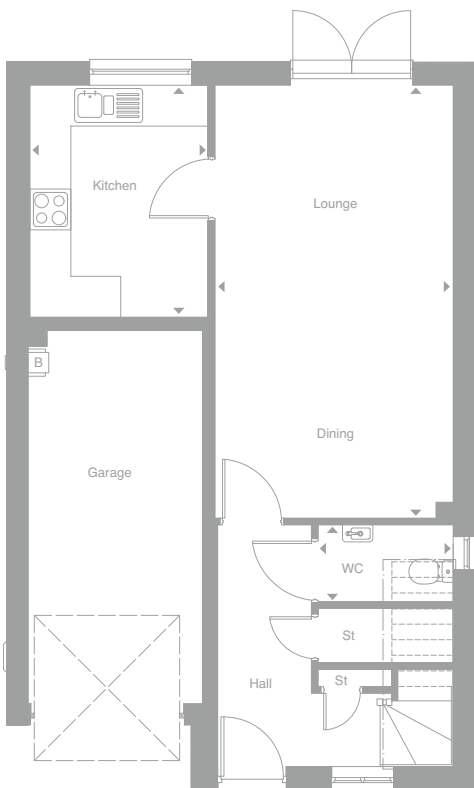
Bedroom 3
2.619m min x 3.253m
8'7" x 10'8"

Bedroom 4
2.380m x 2.988m
7'10" x 9'10"

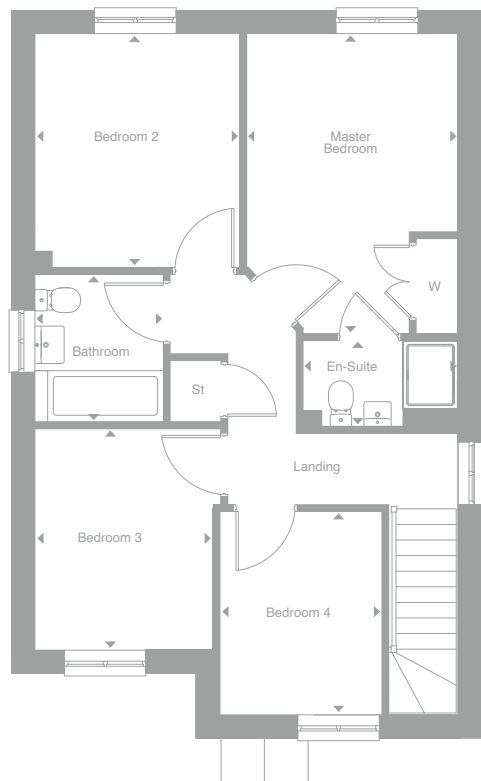
Bathroom
1.887m x 2.162m
5'2" x 7'1"



Ground Floor



First Floor



Some plots may have window variations.

Please refer to Development Sales Manager for plot specific arrangements.

B = Boiler

Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermhomes

the place to be®

Ellismuir Park, Broomhouse

Lamont

Floor Space

1220 sq ft

Ground Floor

Lounge

3.542m x 4.573m max

11'7" x 15'0"

Dining/Family

4.672m x 3.276m max

16'4" x 10'9"

Kitchen

3.060m x 3.072m

10'0" x 10'1"

Laundry

2.006m x 1.754m

6'7" x 5'9"

WC

2.578m x 1.359m

8'5" x 4'6"

First Floor

Master Bedroom

3.542m x 2.996m min

11'7" x 9'10"

En-suite

1.346m x 2.096m max

4'5" x 6'11"

Bedroom 2

2.459m min x 3.927m max

8'1" x 12'11"

Bedroom 3

2.415m min x 2.372m min

7'11" x 7'9"

Bedroom 4

2.938m x 2.176m

9'8" x 7'6"

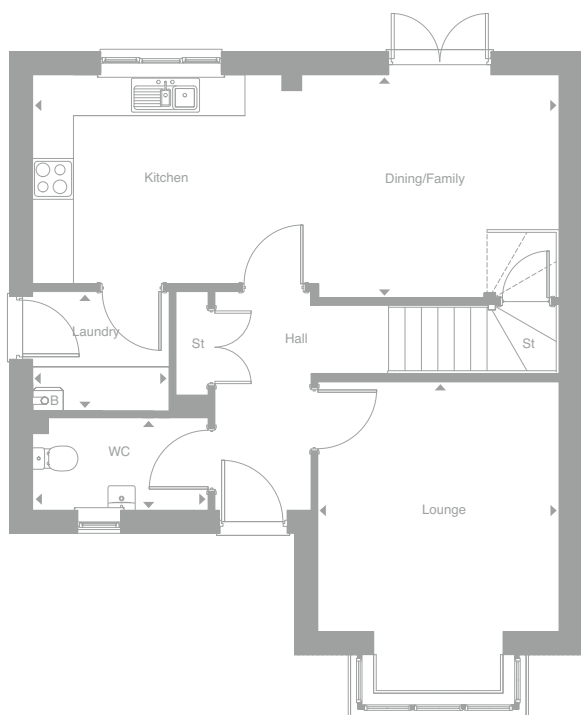
Bathroom

2.178m max x 1.942m max

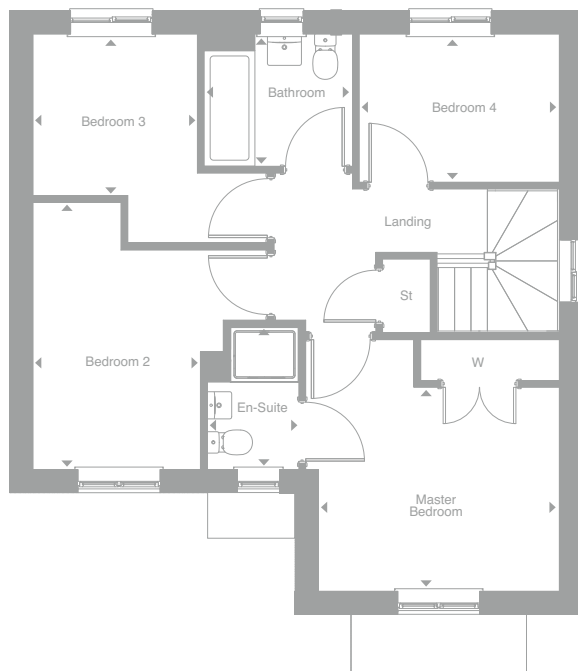
7'2" x 6'4"



Ground Floor



First Floor



Some plots may have window variations.

Please refer to Development Sales Manager for plot specific arrangements.

B = Boiler

Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermhomes

the place to be®

Lennox

Floor Space

1251 sq ft

Ground Floor

Lounge

3.542m x 4.573m max
11'7" x 15'0"

Dining/Family

3.476m x 3.276m
11'5" x 10'9"

Kitchen

3.388m x 3.276m max
11'1" x 10'9"

Laundry

1.869m x 2.375m max
6'2" x 7'10"

WC

2.128m x 1.148m max
7'0" x 3'9"

First Floor

Master Bedroom

3.542m min x 3.008m min
11'7" x 9'10"

En-suite

1.346m max x 2.100m
4'5" x 6'11"

Bedroom 2

3.559m min x 3.639m max
11'9" x 11'11"

Bedroom 3

3.515m min x 2.660m
11'6" x 8'9"

Bedroom 4

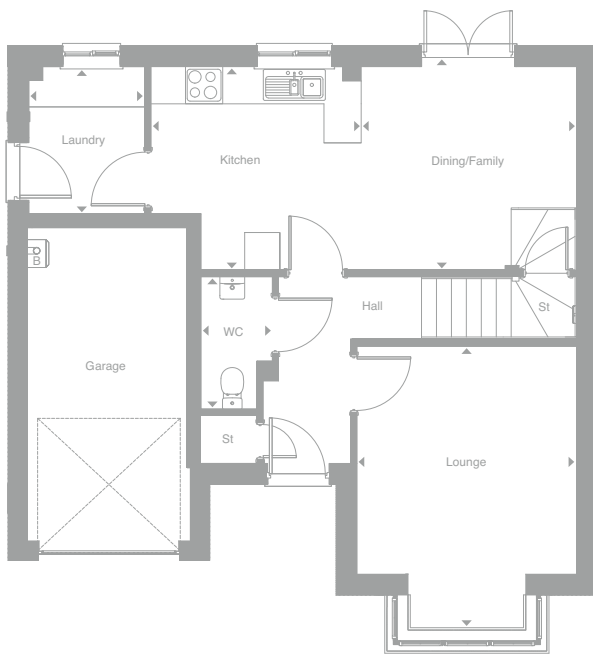
2.938m x 2.176m
9'8" x 7'2"

Bathroom

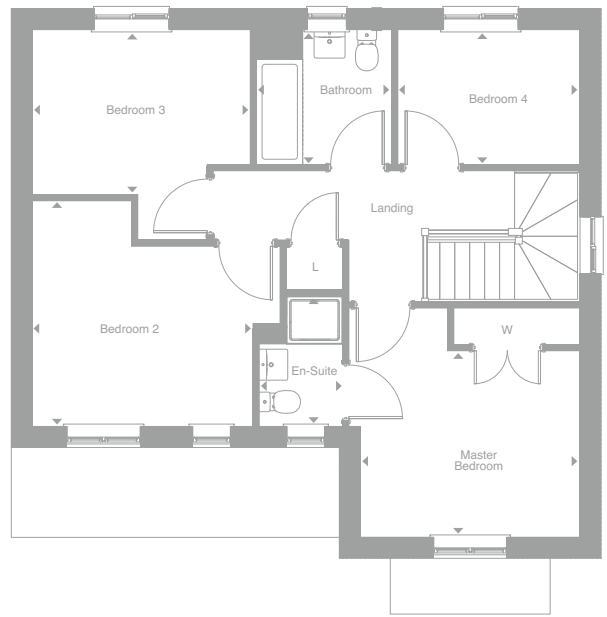
2.178m max x 2.176m max
7'2" x 7'2"



Ground Floor



First Floor



Some plots may have window variations.

Please refer to Development Sales Manager for plot specific arrangements.

B = Boiler

Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermhomes

the place to be®

Ellismuir Park, Broomhouse

Murray

Floor Space

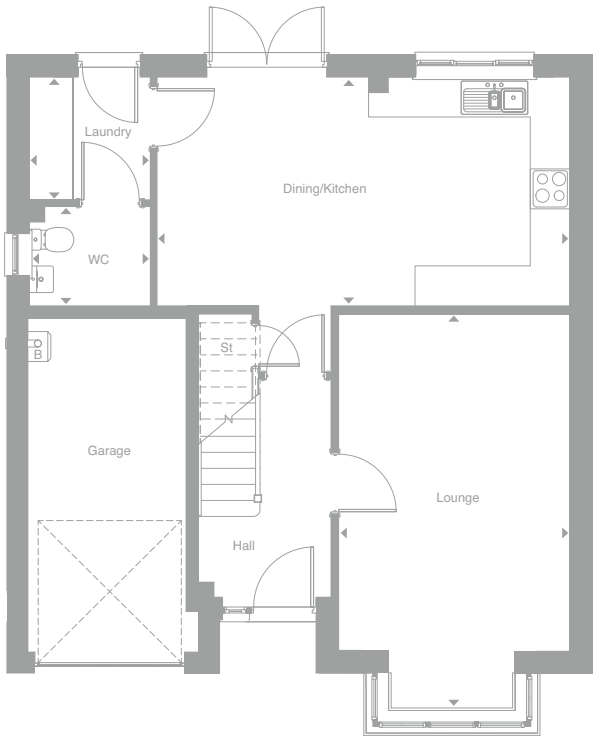
1327 sq ft

Ground Floor
 Lounge
 3.480m x 5.956m max
 11'5" x 19'6"
 Dining/Kitchen
 6.210m x 3.439m
 20'4" x 11'3"
 Laundry
 1.815m x 1.845m
 5'11" x 6'1"
 WC
 1.815m x 1.494m
 5'11" x 4'1"

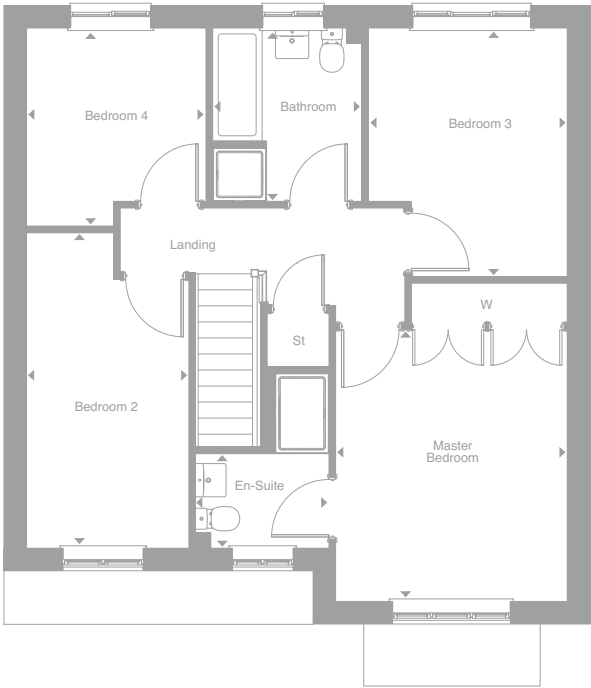
First Floor
 Master Bedroom
 3.480m x 4.082m
 11'5" x 13'5"
 En-suite
 2.006m x 1.422m min
 6'7" x 4'8"
 Bedroom 2
 2.439m x 4.741m max
 8'0" x 15'7"
 Bedroom 3
 2.987m max x 3.736m max
 9'10" x 12'3"
 Bedroom 4
 2.697m max x 2.977m max
 8'10" x 9'9"
 Bathroom
 2.242m x 2.605m
 7'4" x 8'7"



Ground Floor



First Floor



Some plots may have window variations.
 Please refer to Development Sales Manager for plot specific arrangements.
 B = Boiler
 Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.



the place to be®

Grant

Floor Space
1349 sq ft

Ground Floor

Lounge
3.042m x 5.510m max
10'0" x 18'1"

Kitchen/Family/
Dining
7.975m max x 3.017m max
26'2" x 9'11"

Study
2.659m x 2.337m
8'9" x 7'8"

Laundry
1.649m max x 1.714m max
5'5" x 5'7"

WC
2.659m x 1.241m
8'9" x 4'1"

First Floor

Master Bedroom
5.309m max x 2.962m max
17'5" x 9'9"

En-suite
1.523m max x 2.200m max
5'0" x 7'3"

Bedroom 2
2.565m x 3.854m max
8'5" x 12'8"

Bedroom 3
2.566m x 3.796m max
8'5" x 12'5"

Bedroom 4
2.513m min x 2.388m min
8'3" x 7'10"

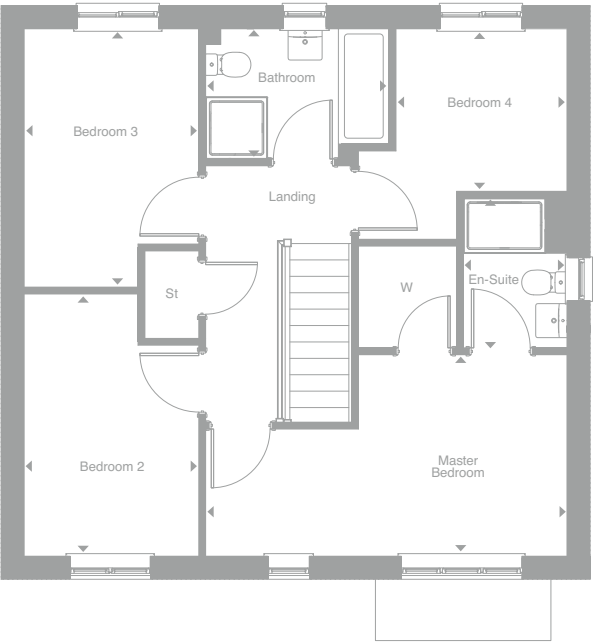
Bathroom
2.696m x 1.913m max
8'10" x 6'3"



Ground Floor



First Floor



Some plots may have window variations.
Please refer to Development Sales Manager for plot specific arrangements.
B = Boiler
Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermillerhomes

the place to be®

Strachan

Floor Space

1402 sq ft

Ground Floor

Lounge

3.691m x 5.496m max

12'1" x 18'0"

Dining/Kitchen

7.186m x 3.824m max

23'7" x 12'7"

Study

1.950m x 2.770m

6'5" x 9'1"

Laundry

2.107m x 1.655m

6'11" x 5'5"

WC

2.107m x 1.163m

6'11" x 3'11"

First Floor

Master Bedroom

3.691m max x 3.905m min

12'1" x 12'10"

En-suite

1.800m max x 1.975m max

5'11" x 6'6"

Bedroom 2

3.809m x 2.763m

12'6" x 9'1"

Bedroom 3

3.277m x 2.763m

10'9" x 9'1"

Bedroom 4

2.610m max x 3.138m max

8'7" x 10'4"

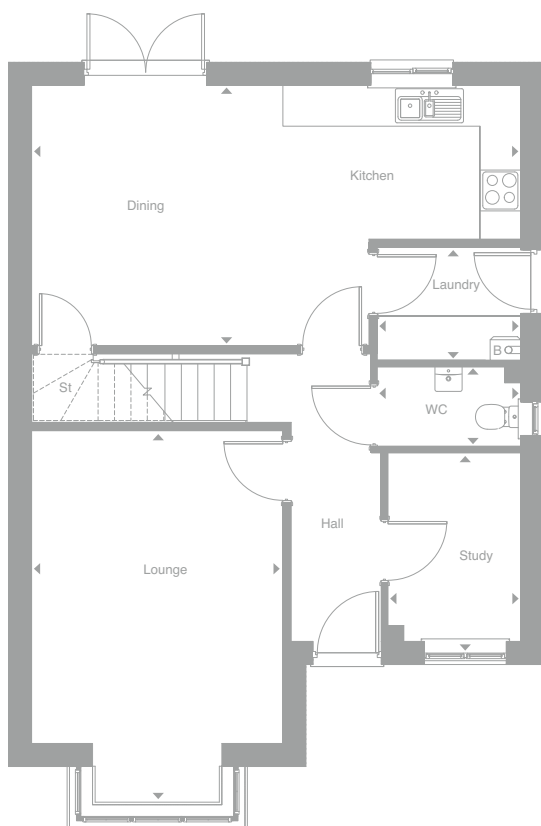
Bathroom

2.610m x 2.070m

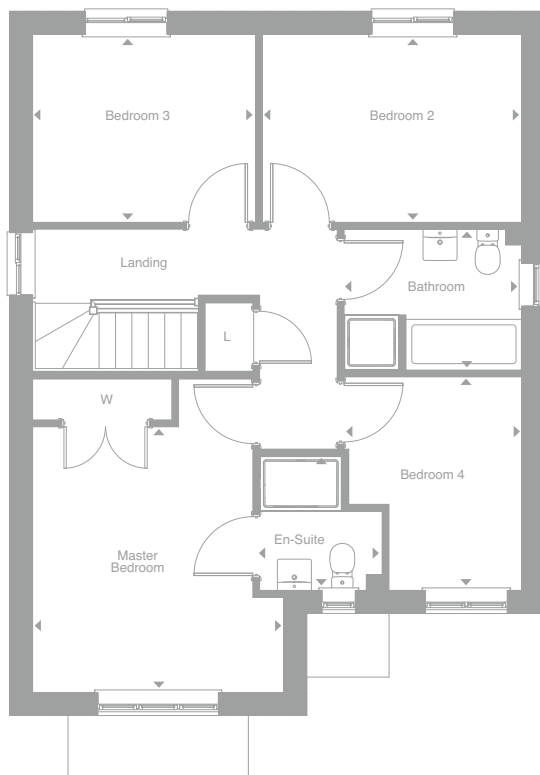
8'7" x 6'9"



Ground Floor



First Floor



Some plots may have window variations.

Please refer to Development Sales Manager for plot specific arrangements.

B = Boiler

Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

miller homes

the place to be®

Ellismuir Park, Broomhouse

Fletcher

Floor Space

1446 sq ft

Ground Floor

Lounge

5.856m max x 3.635m max

19'3" x 11'11"

Kitchen/Dining

6.207m x 4.223m

20'4" x 13'10"

Laundry

1.818m x 2.737m

6'0" x 9'0"

WC

1.818m x 1.386m

6'0" x 4'7"

First Floor

Master Bedroom

3.464m x 3.319m min

11'4" x 10'11"

En-suite

1.982m x 1.670m min

6'6" x 5'6"

Bedroom 2

3.492m x 3.173m min

11'5" x 10'5"

En-suite

2.337m x 1.910m

7'8" x 6'3"

Bedroom 3

2.475m x 3.173m

8'1" x 10'5"

Bedroom 4

2.479m x 2.934m

8'2" x 9'8"

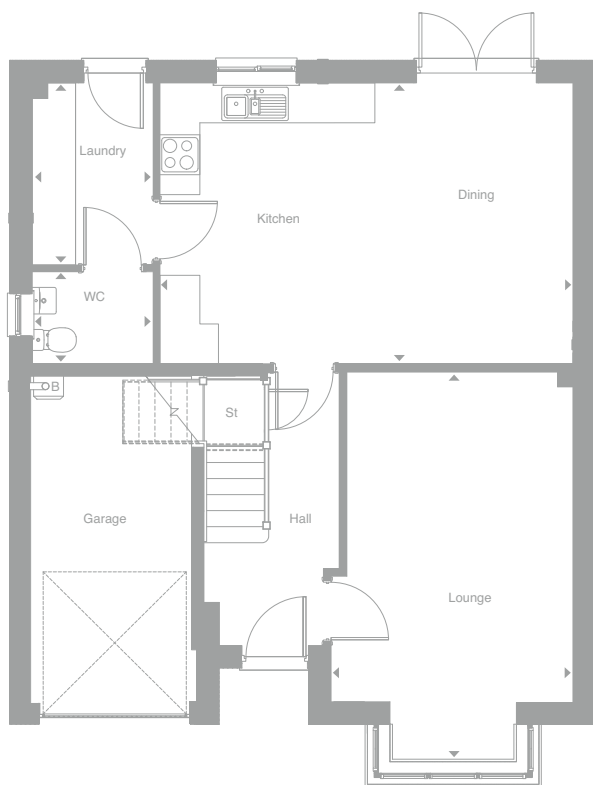
Bathroom

1.958m max x 3.173m max

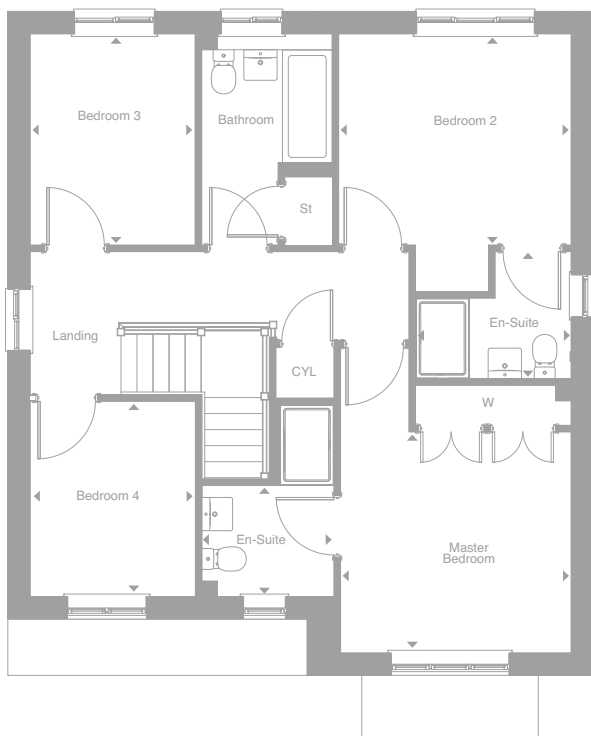
6'5" x 10'5"



Ground Floor



First Floor



Some plots may have window variations.

Please refer to Development Sales Manager for plot specific arrangements.

B = Boiler

Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermhomes

the place to be®

Ellismuir Park, Broomhouse

Kinnaird

Floor Space
1510 sq ft

Ground Floor

Lounge
3.381m x 5.861m max
11'1" x 19'3"

Breakfast
4.965m x 2.961m
16'3" x 9'9"

Kitchen
3.480m x 2.948m
11'5" x 9'8"

Laundry
2.125m x 1.780m
7'0" x 5'10"

WC
2.125m x 1.119m
7'0" x 3'8"

First Floor

Master Bedroom
3.381m min x 3.544m min
11'1" x 11'8"

En-suite
2.326m x 1.210m
7'8" x 4'0"

Bedroom 2
2.537m x 5.173m
8'4" x 17'0"

En-suite
1.845m x 1.995m
6'1" x 6'7"

Bedroom 3
3.381m x 3.128m
11'1" x 10'3"

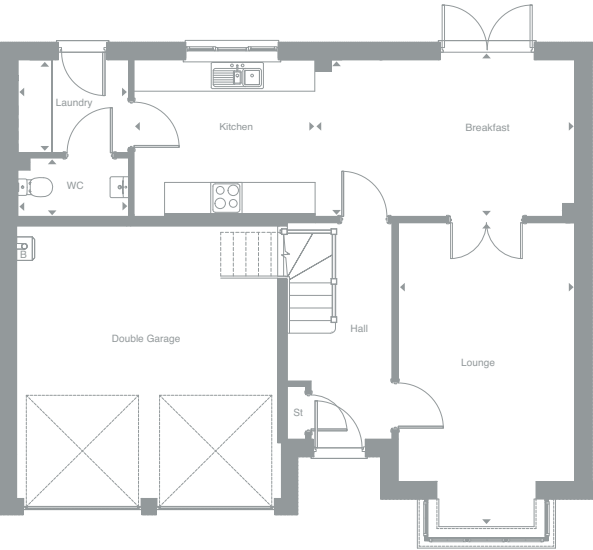
Bedroom 4
2.806m max x 2.986m max
9'2" x 9'10"

Bedroom 5
3.105m x 1.995m
10'2" x 6'7" max"

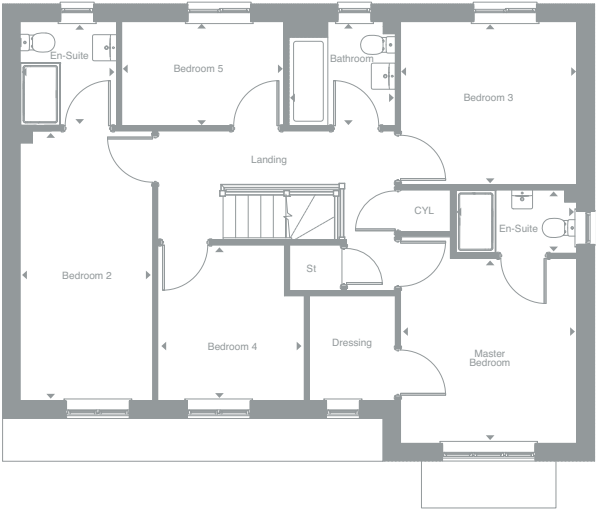
Bathroom
2.039m max x 1.995m max
6'8" x 6'7"



Ground Floor



First Floor



Some plots may have window variations.
Please refer to Development Sales Manager for plot specific arrangements.
B = Boiler
Please note: Plot layouts may be a mirror image of the floor plan shown above.

Photography represents typical Miller Homes' interiors and exteriors. All plans in this brochure are not drawn to scale and are for illustrative purposes only. Consequently, they do not form part of any contract. Room layouts are provisional and may be subject to alteration. Please refer to the 'Important Notice' section inside the main folder for more information.

millermillerhomes

the place to be®

Plot Information

- Ainslie
- Young
- Urquhart
- Cairns
- Meldrum
- Erskine
- Forsyth
- Lamont
- Lennox
- Murray
- Grant
- Strachan
- Fletcher
- Kinnaird



The artist's impressions (computer-generated graphics) have been prepared for illustrative purposes and are indicative only. They do not form part of any contract, or constitute a representation or warranty. External appearance may be subject to variation upon completion of the project. Please note that the site plan is not drawn to scale.

- 1 Bothwell Castle**
Castle Ave
Uddingston
Bothwell
01698 816894
- 2 Calderbraes Golf Club**
57 Roundknowe Road
Uddingston
01698 813425
- 3 Uddingston Library**
51 Bellshill Road
Uddingston
01698 813431
- 4 Showcase Leisure Park**
Barrbridge Road
Coatbridge
- 5 Baillieston Post Office**
150 Main St
Glasgow
- 6 Lloyds Pharmacy**
3/5 Main St
Glasgow
0141 771 7650
- 7 Baillieston Health Centre**
20 Muirside Rd
Glasgow
0141 531 8000
- 8 Lincluden Surgery**
80 Bellshill Road
Uddingston
01698 813873

* Times stated are averages based on approximate distances and would be dependent on the route taken.

Based on:
0.5km = 5 to 7 mins walk
1.0km = 10 to 14 mins walk
1.5km = 15 to 21 mins walk
2.0km = 5 to 8 mins cycle
2.5km = 6 to 10 mins cycle



You don't have to venture far to enjoy the benefits of living in this perfect location!

How to find us

Sat Nav. G71 7RE

From Glasgow City Centre

Leave the city centre by London Road (A74), joining the M74 eastbound at Fullarton Road. Leave the M74 at junction 3a and take the first exit at the roundabout following signs for the A71, Tannochside and Uddingston. At the next roundabout take the first exit, signposted for Mount Vernon, then after around 80 yards turn right into Baillieston Road. Go through a roundabout and on to the T-junction. Turn left at the junction, then take the first right and carry on until the entrance to the development is indicated on the left.

From the M74 Northbound

Leave the M74 at junction 4, following signs for Uddingston and the A721 (do not enter the approach for the M73). At the first roundabout, take the third exit to pass over the M74. Carry straight on through the second roundabout, and at the third roundabout take the first exit, signposted for Mount Vernon. After around 80 yards turn right into Baillieston Road. Go through a roundabout and straight on to the T-junction. Turn left at the junction, then take the first right and carry on until the entrance to the development is indicated on the left.

millerhomes

the place to be®

Why Miller?

We've been building homes since 1934, that's three generations of experience. We've learned a lot about people and that's made a big difference to what we do and how we do it.

We're enormously proud of the homes we build, combining traditional craftsmanship with new ideas like low carbon technologies. The big difference is that we don't stop caring once we've finished the building, or when we've sold the house, or even once you've moved in. We're there when you need us, until you're settled, satisfied and inviting your friends round.

This brochure is printed on GaleriArt and contains material sourced from responsibly managed forests. It's certified by the Forest Stewardship Council, an organisation dedicated to promoting responsible forest management and manufacture of wood products, like paper. It's a small thing, we know, but enough small things make a big difference. Please recycle this brochure and help make that difference.

www.millerhomes.co.uk

millerhomes

the place to be®