



## SO MUCH MORE FOR YOUR MONEY

No other housebuilder offers the same finish, with extra costs for a variety of essential fittings on top of the purchase price. In contrast, we include them in the price and we upgrade many to premium fittings or higher quality branded appliances.

Look through our guide for everything you can find as standard in a Park Lane Group home.

INCLUDED IN THE PRICE	GUIDE PRICE TO BUY & FIT		
	2 Bed	3 Bed	4 Bed

### GREAT LIVING SPACES

Fuel efficient air source heating system	£5000	£5000	£5000
Upgraded radiators	£500	£600	£700
Upgraded patio doors	£1400	£1500	£3000
Upgraded solid core oak doors	£570	£950	£1400
Pocket/glass sliding partition doors	n/a	n/a	£900
Cloakroom mirror	£100	£100	£100
Upgraded chrome heated towel radiator in cloakroom	£150	£150	£150
Vanity unit in cloakroom	£350	£350	£350
Coat cupboard in hallway	n/a	n/a	£150
Utility room & WC	n/a	n/a	£800
Coir mat in entrance hallway	£150	£150	£150
Upgraded chrome letterplate	£30	£30	£30
Hardwired chrome doorbell	£100	£100	£100
Stone number plaque	£100	£100	£100
Sunpipes	£1000	£500	n/a
Provision for high speed fibre internet	£150	£150	£150
Upgraded dimmer switches to ground floor	£25	£25	£25

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### CONTEMPORARY KITCHEN

Upgraded washer dryer	£650	£650	£650
Upgraded dishwasher	£400	£400	£400
Upgraded fridge freezer	£600	£600	£600
Upgraded extractor	£600	£600	£600
Upgraded electric hob	£650	£650	£750
Upgraded double ovens	n/a	£580	£580
Upgraded single oven	£380	n/a	n/a
Upgraded glass splashback	£250	£250	£250
Upgraded doors & units	£1100	£1100	£1100
Corner carousel storage unit	£350	£350	£350
Upgraded kitchen pan drawers	£520	£520	£520
Internal cutlery drawers	£150	£250	£250
Upgraded composite kitchen sink & chrome mixer tap	£290	£290	£290
Upgraded extended breakfast bar	n/a	£500	n/a
Upgraded brushed chrome sockets	£110	£120	£120
Upgraded chrome fuse switches	£50	£50	£50

Please note, not all homes feature every item listed and some items apply to selected plots of the house style indicated. All prices are estimated and based upon supply and fitting.



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We include just about every fitting you need to be able to move into our new homes on completion. From big ticket items like kitchen appliances and bathroom fittings, down to the doorbell. Our money-saving package of included items is unique to The Park Lane Group.

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### FABULOUS BEDROOMS

Built-in cupboard/wardrobe in master bedroom	£200	£200	n/a
Cat 6 points fitted to all bedrooms and living room	£150	£150	£150
USB sockets to bedrooms 2 & 3	£100	£100	£100

### BEAUTIFUL BATHROOMS

Shower screen, wall tiling & shower head in main bathroom	£1200	£1200	£1200
Separate full height shower and full size bath in the main bathroom	n/a	£650	£650
Porcelain tiled flooring & skirting	£900	£1500	£1500
Vanity unit in main bathroom	£350	£350	£350
Bathroom mirror in main bathroom	£200	£350	£350
Velux rooflight to main bathroom	n/a	n/a	£2500
Upgraded L shape bath in main bathroom	£150	£150	n/a

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Upgraded chrome shaver socket	£150	£200	£200
Chrome tile trims	£150	£150	£150
Wall mixer bath taps	n/a	£150	£150
Vanity unit in ensuite	n/a	£350	£350
Ensuite LED mirror	n/a	£180	£180
Heated towel rails	£150	£300	£300

### EXTERIOR FEATURES

Electric car charging	£2500	£2500	£2500
Juliet balconies	n/a	n/a	£2700
Turfed garden	£600	£900	£1500
Garden shed with apex roof	£500	£500	£500
External double power point & tap	£400	£400	£400
Upgraded close boarded fencing with concrete posts & full-height outside gate for privacy	£700	£800	£950

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