

**Taylor
Wimpey**

Find your way around

HAWTHORN GARDENS

SOUTH SCOTSTOUN | SOUTH QUEENSFERRY

Get to know

HAWTHORN GARDENS

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Here you'll find an excellent choice of two bedroom apartments, as well as two, three, four and five bedroom homes waiting for you from our Scottish and Caledonian house type ranges. Located close to the Firth of Forth in South Queensferry, it's a special place to live, work and enjoy life.



SCOTTISH RANGE

2 BEDROOM HOMES

The Andrew
2 bedroom home
Plots: 4, 74*, 79*, 80*, 82*, 83*, 100*, 101*, 143, 147, 148, 149, 151, 161

3 BEDROOM HOMES

The Boswell
3 bedroom home
Plots: 73*, 81*, 142, 146, 150, 156

The Bryce
3 bedroom home
Plots: 3, 75*, 76*, 77*, 78*, 84*, 85*, 144, 145, 157, 158, 159, 160

The Chalmers
3 bedroom home
Plots: 6, 8, 9, 13, 14, 25, 26, 46, 47, 50, 51, 55, 56
The Chalmers DF
3 bedroom home
Plots: 48, 66, 72

4 BEDROOM HOMES

The Douglas
4 bedroom home
Plots: 7, 11, 32, 42, 45, 53, 64, 71, 155

The Dunlop
4 bedroom home
Plots: 98* & 99*

The Fairbairn
4 bedroom home
Plot: 10, 36, 41, 49, 54, 58, 63, 65, 70

The Geddes
4 bedroom home
Plots: 5, 33, 44, 57, 61, 69, 153

The Maxwell
4 bedroom home
Plots: 27, 34, 40, 67, 152
The Maxwell DF
4 bedroom home
Plots: 12, 15, 30, 52, 60, 62, 68

The Monro
4 bedroom home
Plots: 16, 31, 43

The Stewart
4 bedroom home
Plots: 2, 24, 29, 35, 38, 59
The Stewart DF
4 bedroom home
Plots: 28, 37, 154

CALEDONIAN RANGE

4 BEDROOM HOMES

The Gordon GR
4 bedroom home
Plots: 18, 20

The Kennedy
4 bedroom home
Plots: 23
The Kennedy GR
4 bedroom home
Plots: 22, 39

5 BEDROOM HOMES

The Cameron GR
5 bedroom home
Plots: 17, 21

The Forbes GR
5 bedroom home
Plots: 19

Come in and take a look around



* Please speak to our Sales Executive for information on these plots.

DF properties refer to Dual Frontage and GR properties refer to Garden Rooms. Please speak with our Sales Executives for more information. The Development Layout does not show details of gradients of land, boundary treatments, local authority street lighting or landscaping. It is our intention to build in accordance with this layout. However, there may be occasions when the house designs, boundaries, landscaping and positions of roads and footpaths change as the development proceeds. Please check the details of your chosen property with your Sales Executive prior to reservation. RB12864/ March 2020

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THE ANDREW

2 BEDROOM HOME

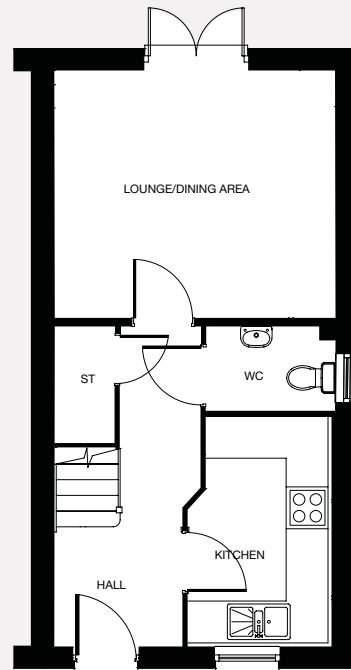
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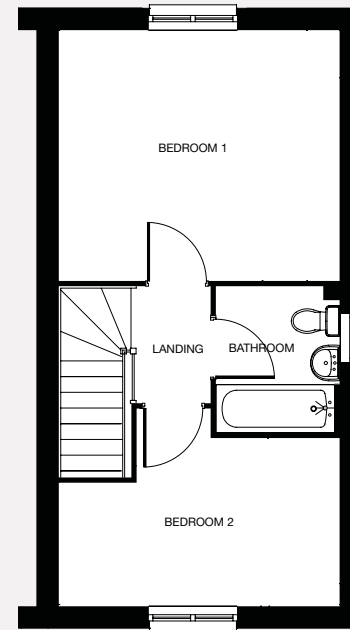
THE ANDREW

The 2 bedroom Andrew offers a stylish and practical place to call home. The welcoming central hall of the Andrew leads to a contemporary kitchen that overlooks the front garden. There's also a handy downstairs WC as well as a hall storage cupboard. The lounge/dining area includes French doors to the rear garden making this a great space for entertaining or relaxing. Upstairs there are two well-proportioned bedrooms as well as a family bathroom.

GROUND FLOOR



FIRST FLOOR



Kitchen	2.06m x 3.30m	6' 9" x 10' 10"
Lounge/Dining Area	4.02m x 3.54m	13' 2" x 11' 8"
Cloaks	1.80m x 1.22m	5' 11" x 4' 0"

Master Bedroom	4.02m x 3.59m	13' 2" x 11' 9"
Bedroom 2 (max)	4.02m x 2.40m	13' 2" x 7' 11"
Bathroom (over bath)	1.77m x 2.10m	5' 10" x 6' 11"

The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. RB12864 / 03.20.

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THE BOSWELL

3 BEDROOM HOME



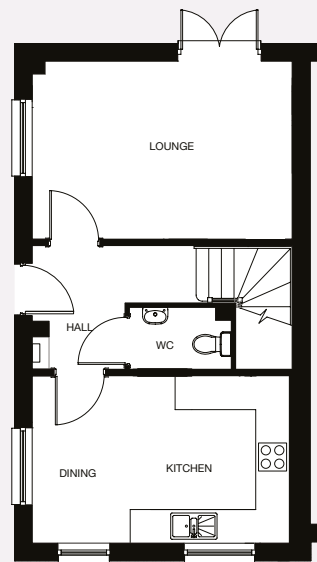
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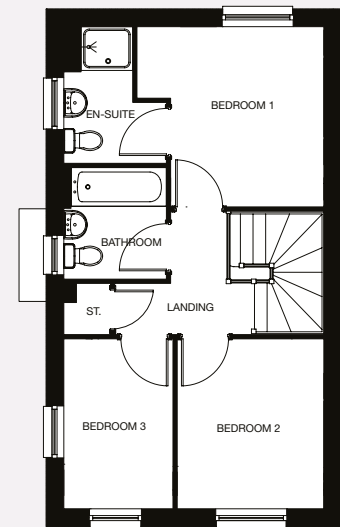
THE BOSWELL

The three bedroom Boswell is a stylish home offering a layout that is ideal for a wide range of buyers. With a practical layout that offers three well-proportioned bedrooms including a master bedroom with en suite, and two further bedrooms and a family bathroom - this is a great home. Downstairs there is plenty of space to relax with a generous lounge that extends the full width of this home, plus French doors to the rear garden make this a light and bright space. The practicalities of a stylish and fully-fitted kitchen add to the overall appeal of this home.

GROUND FLOOR



FIRST FLOOR



Kitchen/Dining Area	4.58m x 2.98m	15' 0" x 9' 9"
Lounge	4.63m x 3.17m	15' 2" x 10' 5"
Cloaks	1.82m x 1.10m	6' 0" x 3' 7"

Master Bedroom	3.33m x 3.21m	10' 11" x 10' 6"
Bedroom 2	2.61m x 3.03m	8' 7" x 9' 11"
Bedroom 3	1.94m x 3.03m	6' 4" x 9' 11"
Bathroom	1.83m x 1.99m	6' 0" x 6' 6"
Ensuite	1.83m x 2.43m	6' 0" x 8' 0"

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THE BRYCE

3 BEDROOM HOME



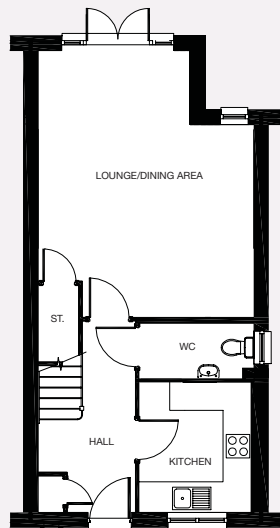
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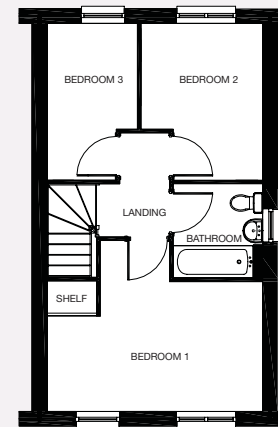
THE BRYCE

This three bedroom home has a large lounge and dining area with French doors to the private rear garden and great storage too. The stylish fully-fitted kitchen has views to the front garden and the downstairs WC adds to the practical charm of this home. Upstairs you will find three well-proportioned bedrooms, including the master bedroom which has helpful feature shelf, and a family bathroom.

GROUND FLOOR



FIRST FLOOR



Lounge/Dining Area <small>(max.)</small>	4.58m x 5.68m	15' 0" x 18' 7"
Kitchen	2.39m x 2.77m	7' 10" x 9' 1"

Master Bedroom	4.58m x 3.64m	15' 0" x 11' 11"
Bedroom 2	2.59m x 3.33m	8' 6" x 10' 11"
Bedroom 3	1.92m x 3.33m	6' 4" x 10' 11"

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THE CHALMERS

3 BEDROOM HOME



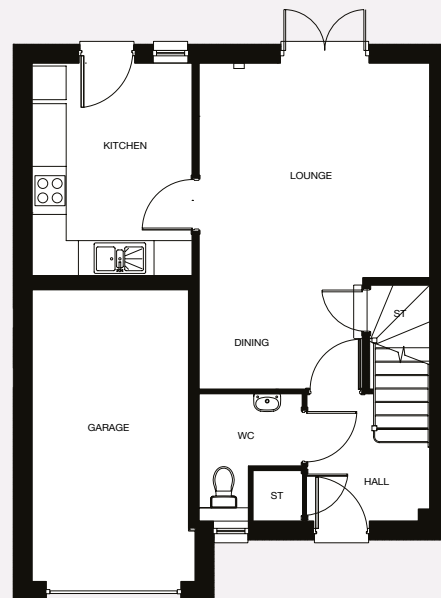
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THE CHALMERS

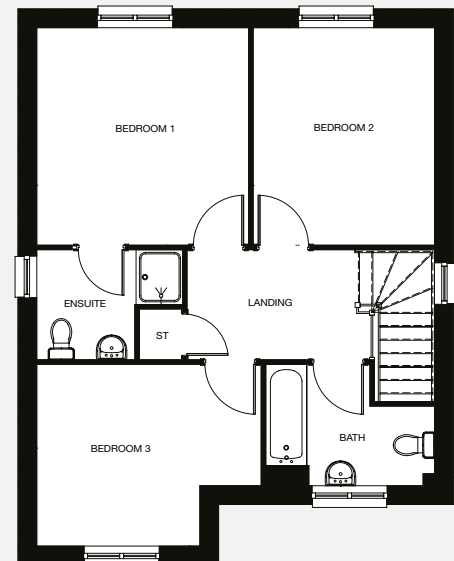
The 3 bedroom Chalmers offers a practical and stylish family home with a convenient layout for contemporary living. The stylish lounge and dining room combine to create a great space to relax or entertain in and, along with the separate contemporary kitchen, these rooms offer access to the rear garden to maximise your outdoor space. The downstairs WC and hall storage cupboard add to the practical features of this home. Upstairs there are three bedrooms including a master bedroom with en suite as well as a separate family bathroom.

GROUND FLOOR



Kitchen (max.)	2.68m x 3.56m	8' 10" x 11' 8"
Lounge/Dining	3.87m x 5.47m	12' 9" x 18' 0"
Cloaks (max.)	1.73m x 2.13m	5' 8" x 7' 0"

FIRST FLOOR



Master Bedroom	3.55m x 3.65m	11' 8" x 12' 0"
Bedroom 2	3.04m x 3.65m	10' 0" x 12' 0"
Bedroom 3 (max.)	3.76m x 3.05m	12' 4" x 10' 0"
Bathroom (over bath)	2.83m x 2.03m	9' 4" x 6' 8"
Ensuite (over shower)	2.44m x 1.84m	8' 0" x 6' 1"

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THE CHALMERS DF

3 BEDROOM HOME

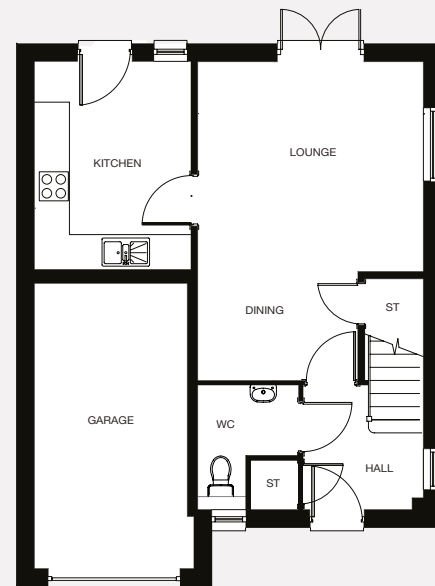
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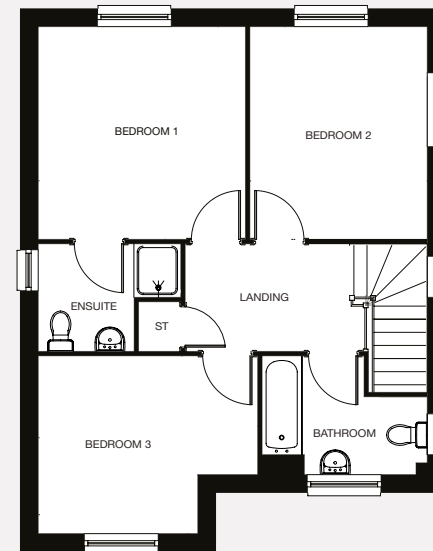
THE CHALMERS DF

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GROUND FLOOR



FIRST FLOOR



Kitchen (max.)	2.68m x 3.56m	8' 10" x 11' 8"
Lounge/Dining	3.87m x 5.47m	12' 9" x 18' 0"
Cloaks (max.)	1.73m x 2.13m	5' 8" x 7' 0"

Master Bedroom	3.55m x 3.65m	11' 8" x 12' 0"
Bedroom 2	3.04m x 3.65m	10' 0" x 12' 0"
Bedroom 3 (max.)	3.76m x 3.05m	12' 4" x 10' 0"
Bathroom (over bath)	2.83m x 2.03m	9' 4" x 6' 8"
Ensuite (over shower)	2.44m x 1.84m	8' 0" x 6' 1"

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THE DOUGLAS

4 BEDROOM HOME

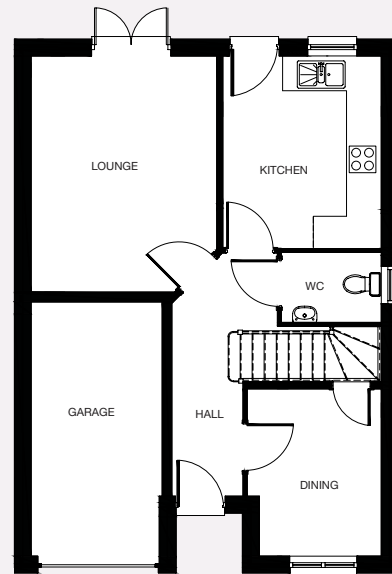
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THE DOUGLAS

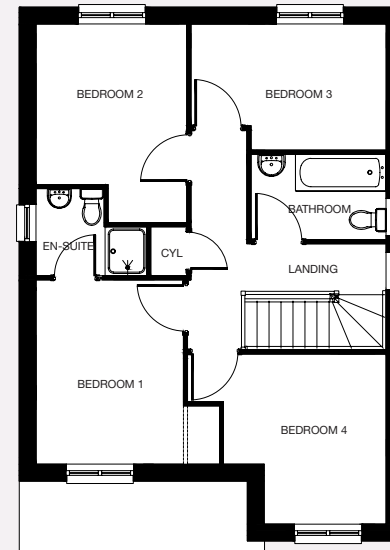
The 4 bedroom detached Douglas is a great family home with a stylish and practical layout. The layout of this home will appeal to a wide range of families. The lounge has French doors overlooking the rear garden, as well as a separate contemporary kitchen and dining room that makes entertaining a breeze. The en-suite to the master bedroom, separate family bathroom and downstairs WC add to the overall practicality of this family home. There also a handy integral garage.

GROUND FLOOR



Kitchen	2.97m x 3.60m	9' 9" x 11' 10"
Lounge	3.48m x 4.42m	11' 5" x 14' 6"
Dining Room (max.)	2.52m x 3.13m	8' 4" x 10' 4"
Cloaks	1.87m x 1.25m	6' 2" x 4' 1"

FIRST FLOOR



Master Bedroom	2.76m x 3.45m	9' 1" x 11' 4"
Bedroom 2 (max.)	2.83m x 3.72m	9' 3" x 12' 3"
Bedroom 3 (max.)	3.66m x 2.36m	12' 0" x 7' 9"
Bedroom 4 (max.)	3.04m x 3.19m	10' 0" x 10' 6"
Bathroom	2.54m x 1.60m	8' 3" x 5' 3"
Ensuite (over shower)	2.08m x 1.65m	6' 10" x 5' 4"

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THE DUNLOP

4 BEDROOM HOME

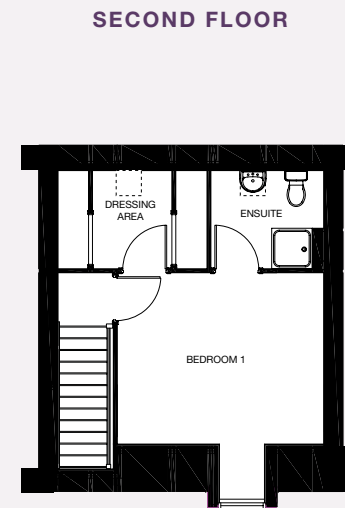
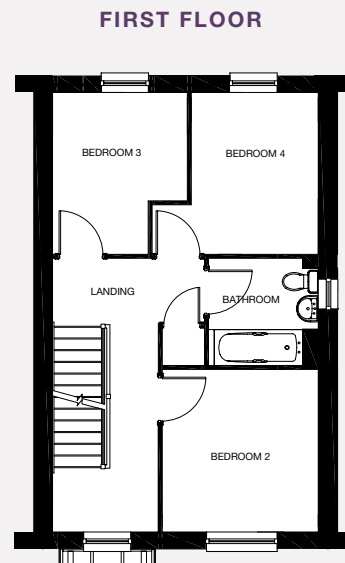
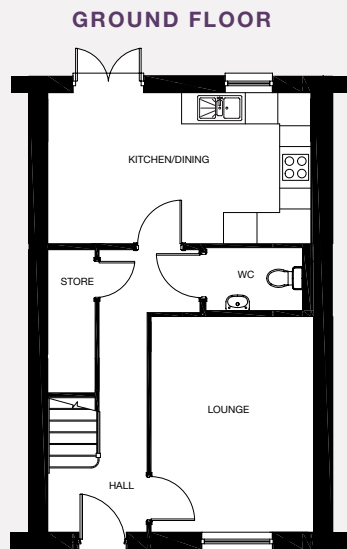


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THE DUNLOP

The 4 bedroom Dunlop townhouse offers stylish and practical family living over three floors. The practical features and stylish floorplans are the key to the success of all three floors of this home. The kitchen/dining area has French doors to the rear garden and the lounge enjoys views over the front garden. Bedroom two, three and four enjoy the middle ground of this great home, as well as a handy family bathroom too. The master bedroom with en suite and a separate dressing room commands the top floor– the perfect sanctuary for peace and quiet.



Kitchen/Dining	5.06m x 2.91m	16' 7" x 9' 6"
Lounge	3.12m x 4.15m	10' 3" x 13' 7"
Cloaks	1.18m x 1.86m	3' 10" x 6' 1"

Bedroom 2	3.00m x 3.13m	9' 10" x 10' 3"
Bedroom 3	2.60m x 3.11m	8' 6" x 10' 3"
Bedroom 4	2.44m x 3.11m	8' 0" x 10' 3"
Bathroom	2.05m x 2.11m	6' 9" x 6' 11"

Master Bedroom	3.98m x 3.30m	13' 1" x 10' 10"
Ensuite	2.20m x 1.89m	7' 2" x 6' 2"
Dressing Room	1.89m x 1.52m	6' 2" x 5' 0"

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THE FAIRBAIRN

4 BEDROOM HOME



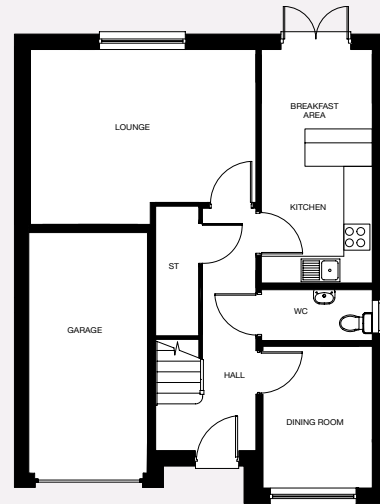
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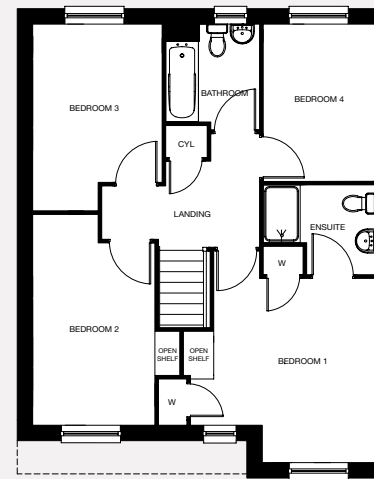
THE FAIRBAIRN

The Fairbairn offers superb family accommodation and is an attractive addition to any street scene. The four bedroom detached Fairbairn offers great living and entertaining space with a comfortable living room and separate dining room, along with a downstairs WC. The kitchen/breakfast area with French doors leading to the rear garden allows you to maximise the outdoors. Upstairs there are four well-proportioned bedrooms with master en-suite and a practical family bathroom. An integral garage and added storage completes the picture.

GROUND FLOOR



FIRST FLOOR



Kitchen/Breakfast Area	2.34m x 4.92m	7' 8" x 16' 2"
Lounge	4.77m x 3.69m	15' 8" x 12' 2"
Dining Room	2.34m x 2.99m	7' 8" x 9' 10"
Cloaks	2.34m x 1.10m	7' 8" x 3' 7"

Master Bedroom	3.41m x 3.89m	11' 2" x 12' 9"
Bedroom 2 (max)	2.60m x 4.45m	8' 7" x 14' 7"
Bedroom 3 (max)	2.74m x 3.94m	9' 0" x 12' 11"
Bedroom 4	2.37m x 3.32m	7' 9" x 10' 11"
Bathroom (over bath)	1.97m x 2.07m	6' 6" x 6' 10"
Ensuite (over shower)	2.37m x 1.89m	7' 9" x 6' 3"

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THE GEDDES

4 BEDROOM HOME



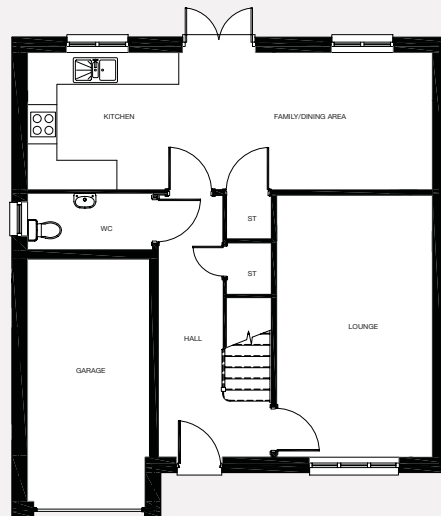
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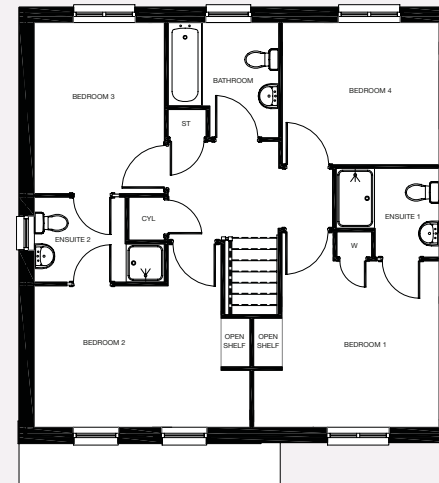
THE GEDDES

The Geddes is a fantastic home designed with substantial space for growing families. The four bedroom detached Geddes offers superb family accommodation and kerb appeal. The open-plan kitchen/breakfast area with French doors that lead to the rear garden is ideal for informal family dining. The separate lounge and dining room offer further comfortable family living and also great entertaining space. Upstairs are four well-proportioned bedrooms with master en-suite and bedrooms 2 and 3 also boast a Jack and Jill en-suite. A handy integral garage offers practical storage.

GROUND FLOOR



FIRST FLOOR



Kitchen/Family/Dining Area	8.27m x 2.80m	27' 2" x 9' 2"
Lounge	3.16m x 5.34m	10' 5" x 17' 6"
Cloaks	2.54m x 1.14m	8' 4" x 3' 9"

Master Bedroom (max)	3.78m x 3.89m	12' 5" x 13' 1"
Bedroom 2 (max)	4.39m x 2.88m	14' 5" x 9' 6"
Bedroom 3	2.65m x 3.48m	8' 8" x 11' 5"
Bedroom 4	3.19m x 2.89m	10' 6" x 9' 6"
Bathroom (max.)	2.25m x 2.34m	7' 5" x 7' 8"
Ensuite 1 (over shower)	2.09m x 1.81m	6' 11" x 5' 11"
Ensuite 2 (over shower)	2.65m x 1.73m	8' 8" x 5' 8"

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THE HUME

4 BEDROOM HOME



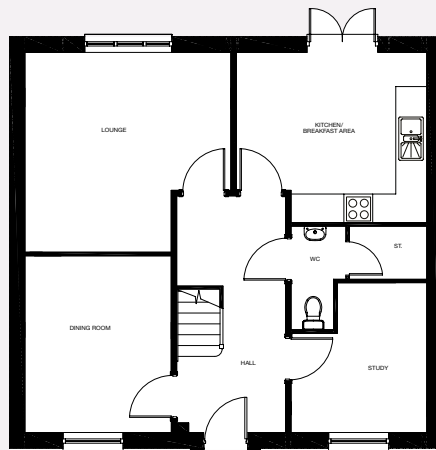
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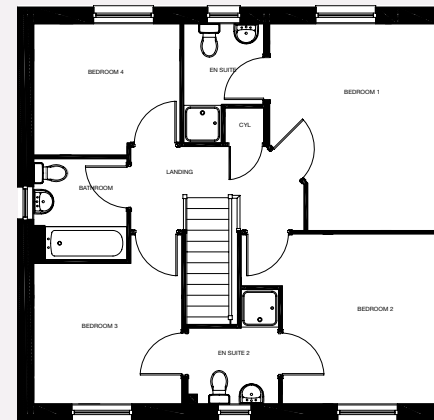
THE HUME

The four bedroom Hume offers great living space for growing families and is an attractive addition to any street scene. The four bedroom detached Hume offers superb family accommodation and kerb appeal. The open-plan kitchen breakfast area with French doors that lead to the rear garden is ideal for informal family dining. The separate lounge offers further comfortable family living and the separate dining room and study at the front of the property completes the picture. Upstairs are four well-proportioned bedrooms with master en-suite and bedrooms 2 and 3 also boast a Jack and Jill en-suite. It also features a handy guest cloakroom with WC. A single detached garage completes the picture.

GROUND FLOOR



FIRST FLOOR



Kitchen/Breakfast Area	3.95m x 3.54m	13' 0" x 11' 7"
Lounge <small>(max)</small>	4.28m x 4.15m	14' 1" x 13' 8"
Dining Room	3.04m x 3.63m	10' 0" x 11' 11"
Study	2.81m x 3.12m	9' 3" x 10' 3"
Cloakroom	1.12m x 2.15m	3' 8" x 7' 1"

Master Bedroom	3.50m x 4.30m	11' 6" x 14' 1"
Bedroom 2	4.04m x 3.53m	13' 3" x 11' 7"
Bedroom 3	3.08m x 2.92m	10' 1" x 9' 7"
Bedroom 4	3.05m x 2.73m	10' 0" x 9' 0"
Bathroom	1.95m x 2.10m	6' 5" x 6' 11"
Ensuite 1	1.66m x 2.48m	5' 5" x 8' 2"
Ensuite 2	1.93m x 2.38m	6' 4" x 7' 10"

The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. RB12864 / 03.20.

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THE HUME DF

4 BEDROOM HOME



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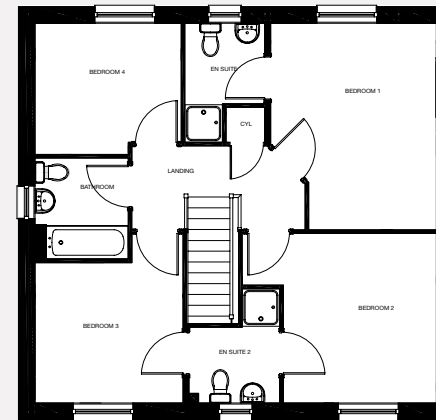
THE HUME DF

The four bedroom Hume offers great living space for growing families and is an attractive addition to any street scene. The four bedroom detached Hume offers superb family accommodation and kerb appeal. The open-plan kitchen breakfast area with French doors that lead to the rear garden is ideal for informal family dining. The separate lounge offers further comfortable family living and the separate dining room and study at the front of the property completes the picture. Upstairs are four well-proportioned bedrooms with master en-suite and bedrooms 2 and 3 also boast a Jack and Jill en-suite. It also features a handy guest cloakroom with WC. A single detached garage completes the picture.

GROUND FLOOR



FIRST FLOOR



Kitchen/Breakfast Area	3.95m x 3.54m	13' 0" x 11' 7"
Lounge ^(max)	4.28m x 4.15m	14' 1" x 13' 8"
Dining Room	3.04m x 3.63m	10' 0" x 11' 11"
Study	2.81m x 3.12m	9' 3" x 10' 3"
Cloakroom	1.12m x 2.15m	3' 8" x 7' 1"

Master Bedroom	3.50m x 4.30m	11' 6" x 14' 1"
Bedroom 2	4.04m x 3.53m	13' 3" x 11' 7"
Bedroom 3	3.08m x 2.92m	10' 1" x 9' 7"
Bedroom 4	3.05m x 2.73m	10' 0" x 9' 0"
Bathroom	1.95m x 2.10m	6' 5" x 6' 11"
Ensuite 1	1.66m x 2.48m	5' 5" x 8' 2"
Ensuite 2	1.93m x 2.38m	6' 4" x 7' 10"

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THE MAXWELL

4 BEDROOM HOME



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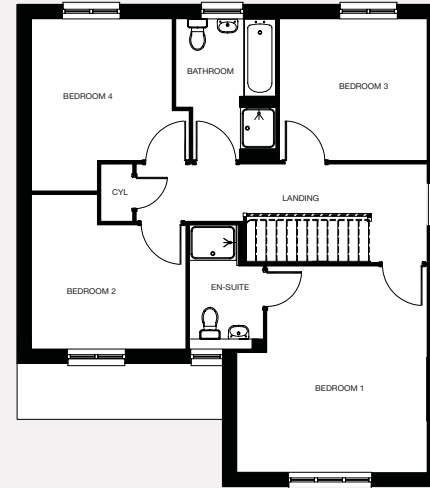
THE MAXWELL

The Maxwell is not only a practical family home, but is also a great addition to any street scene. The four bedroom detached Maxwell with its spacious lounge to the front and impressive kitchen/dining room offers a practical and thoughtful layout for busy families. Upstairs are four well-proportioned bedrooms with master en suite and family bathroom. An integral garage and utility room adds to the overall practicality of this great family home.

GROUND FLOOR



FIRST FLOOR



Kitchen	3.69m x 3.07m	12' 1" x 10' 1"
Lounge	4.20m x 4.44m	13' 9" x 14' 7"
Family/Dining Area	5.05m x 3.07m	16' 5" x 10' 1"
Cloaks	1.80m x 1.10m	5' 11" x 3' 7"
Utility	2.17m x 1.82m	7' 2" x 6' 0"

Master Bedroom (max)	4.20m x 4.48m	13' 9" x 14' 9"
Bedroom 2 (max)	3.39m x 3.31m	11' 1" x 11' 0"
Bedroom 3	3.26m x 3.10m	10' 8" x 10' 2"
Bedroom 4 (max.)	3.09m x 3.77m	10' 2" x 12' 5"
Bathroom (over bath)	2.20m x 3.10m	7' 3" x 10' 2"
En suite (inc. shower)	1.67m x 2.72m	5' 6" x 8' 11"

The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. RB12864 / 03.20.

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THE MAXWELL DF

4 BEDROOM HOME



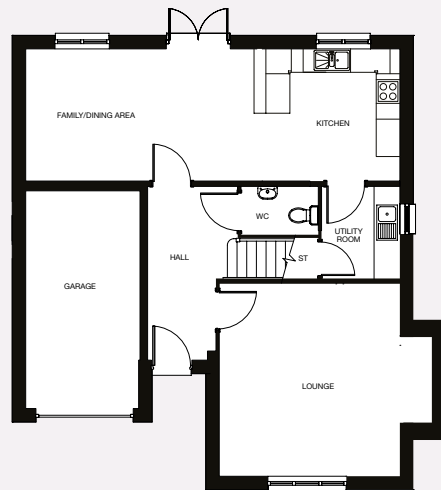
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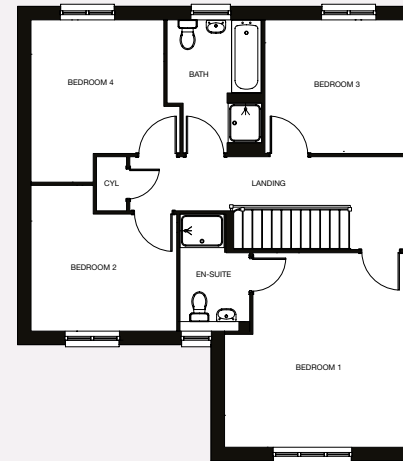
THE MAXWELL DF

The Maxwell is not only a practical family home, but is also a great addition to any street scene. The four bedroom detached Maxwell with its spacious lounge to the front and impressive kitchen/dining room offers a practical and thoughtful layout for busy families. Upstairs are four well-proportioned bedrooms with master en suite and family bathroom. An integral garage and utility room adds to the overall practicality of this great family home.

GROUND FLOOR



FIRST FLOOR



Kitchen	3.69m x 3.07m	12' 1" x 10' 1"
Lounge	4.20m x 4.47m	13' 9" x 14' 8"
Family/Dining Area	5.05m x 3.07m	16' 5" x 10' 1"
Cloaks	1.80m x 1.10m	5' 11" x 3' 7"
Utility	2.17m x 1.82m	7' 2" x 6' 0"

Master Bedroom (max)	4.20m x 4.48m	13' 9" x 14' 9"
Bedroom 2 (max)	3.39m x 3.31m	11' 1" x 11' 0"
Bedroom 3	3.26m x 3.10m	10' 8" x 10' 2"
Bedroom 4 (max.)	3.09m x 3.77m	10' 2" x 12' 5"
Bathroom (over bath)	2.20m x 3.10m	7' 3" x 10' 2"
En suite (inc. shower)	1.67m x 2.72m	5' 6" x 8' 11"

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THE MONRO

4 BEDROOM HOME

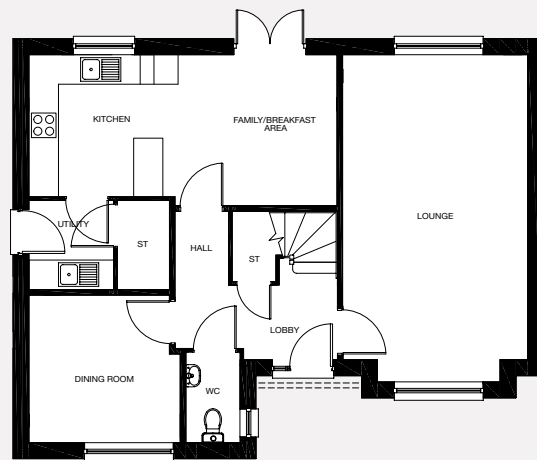
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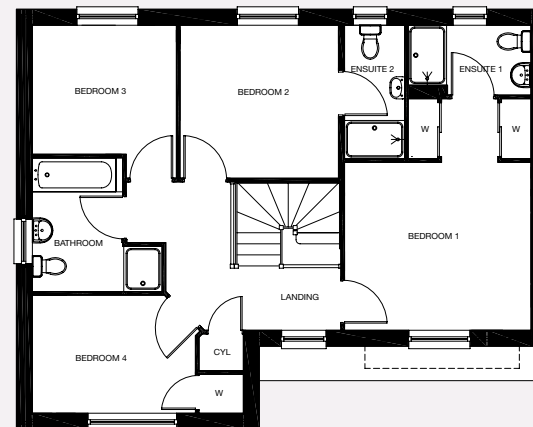
THE MONRO

The magnificent detached four bedroom *Monro* is a fantastic family home and commands great kerb appeal. It boasts a spacious lounge that stretches the full length of the property and along with the separate dining room, it is ideal for family living. The large kitchen with adjoining breakfast area with French doors leading to rear garden is perfect for informal family dining. There's also ample downstairs storage. Upstairs are four well-proportioned bedrooms with en-suite to the master and bedroom 2. A detached garage completes the picture.

GROUND FLOOR



FIRST FLOOR



Kitchen/Breakfast Area	6.27m x 3.07m	20' 7" x 10' 1"
Lounge (into bay window)	3.76m x 6.67m	12' 4" x 20' 5"
Dining Room	3.08m x 3.00m	10' 2" x 9' 10"
Utility	1.72m x 1.82m	5' 8" x 6' 0"
Cloaks	1.11m x 1.85m	3' 8" x 6' 1"

Master Bedroom (excl. changing)	3.80m x 3.42m	12' 6" x 11' 3"
Bedroom 2	3.22m x 3.12m	10' 9" x 10' 3"
Bedroom 3 (max.)	2.63m x 2.93m	8' 8" x 9' 8"
Bedroom 4	3.32m x 2.41m	10' 11" x 7' 11"
Bathroom (over bath & shower)	2.65m x 2.71m	8' 8" x 8' 11"
En suite 1 (over shower)	2.50m x 1.43m	8' 3" x 4' 8"
En suite 2 (over shower)	1.22m x 2.72m	4' 0" x 8' 11"

The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. RB12864 / 03.20.

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THE STEWART

4 BEDROOM HOME

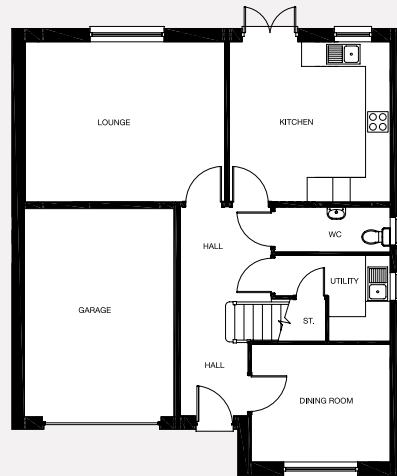
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THE STEWART

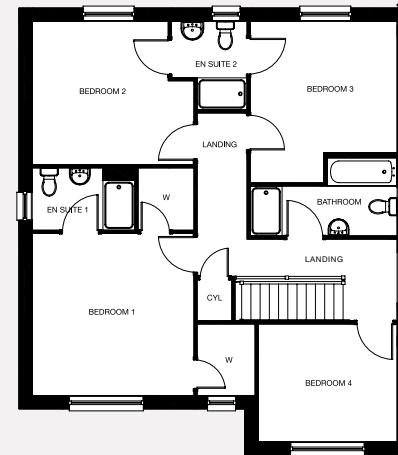
The impressive four bedroom detached Stewart offers superb family accommodation with great kerb appeal. The separate kitchen, lounge and dining room make entertaining a breeze. Also, the French doors from the kitchen leading to the rear garden are perfect for making the most of the outside. Upstairs are four well-proportioned bedrooms with master en-suite and bedrooms 2 and 3 also boast a Jack and Jill en-suite. An integral garage, separate utility room and WC add to the overall practicality.

GROUND FLOOR



Kitchen	3.93m x 3.90m	12' 11" x 12' 10"
Lounge	4.87m x 3.90m	16' 0" x 12' 10"
Dining Room	3.41m x 2.88m	11' 2" x 9' 5"
Utility (max.)	2.83m x 2.09m	9' 4" x 6' 11"
Cloaks	2.83m x 1.16m	9' 4" x 3' 10"

FIRST FLOOR



Master Bedroom	3.95m x 3.96m	13' 0" x 13' 0"
Bedroom 2 (max.)	3.95m x 3.50m	13' 0" x 11' 6"
Bedroom 3 (max.)	3.59m x 3.95m	11' 10" x 13' 0"
Bedroom 4	3.41m x 2.88m	11' 2" x 9' 5"
Bathroom (over bath & shower)	3.59m x 1.91m	11' 0" x 6' 3"
Ensuite 1 (over shower)	2.51m x 1.52m	8' 3" x 5' 0"
Ensuite 2 (over shower)	1.84m x 2.16m	6' 1" x 7' 1"

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THE STEWART DF

4 BEDROOM HOME

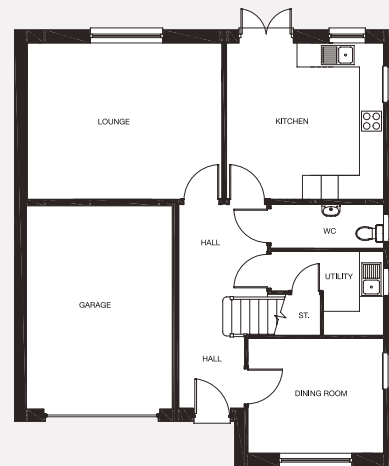
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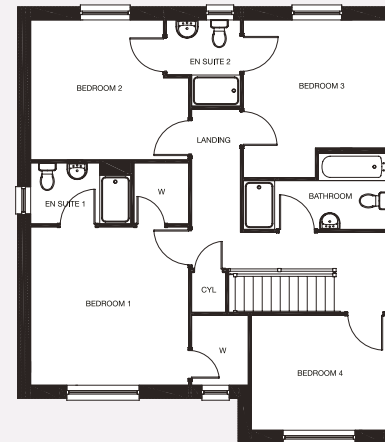
THE STEWART DF

The impressive four bedroom detached Stewart offers superb family accommodation with great kerb appeal. The separate kitchen, lounge and dining room make entertaining a breeze. Also, the French doors from the kitchen leading to the rear garden are perfect for making the most of the outside. Upstairs are four well-proportioned bedrooms with master en-suite and bedrooms 2 and 3 also boast a Jack and Jill en-suite. An integral garage, separate utility room and WC add to the overall practicality.

GROUND FLOOR



FIRST FLOOR



Kitchen	3.93m x 3.90m	12' 11" x 12' 10"
Lounge	4.87m x 3.90m	16' 0" x 12' 10"
Dining Room	3.41m x 2.88m	11' 2" x 9' 5"
Utility (max.)	2.83m x 2.09m	9' 4" x 6' 11"
Cloaks	2.83m x 1.16m	9' 4" x 3' 10"

Master Bedroom	3.95m x 3.96m	13' 0" x 13' 0"
Bedroom 2 (max.)	3.95m x 3.50m	13' 0" x 11' 6"
Bedroom 3 (max.)	3.59m x 3.95m	11' 10" x 13' 0"
Bedroom 4	3.41m x 2.88m	11' 2" x 9' 5"
Bathroom (over bath & shower)	3.59m x 1.91m	11' 0" x 6' 3"
Ensuite 1 (over shower)	2.51m x 1.52m	8' 3" x 5' 0"
Ensuite 2 (over shower)	1.84m x 2.16m	6' 1" x 7' 1"

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THE GORDON GR

4 bedroom home



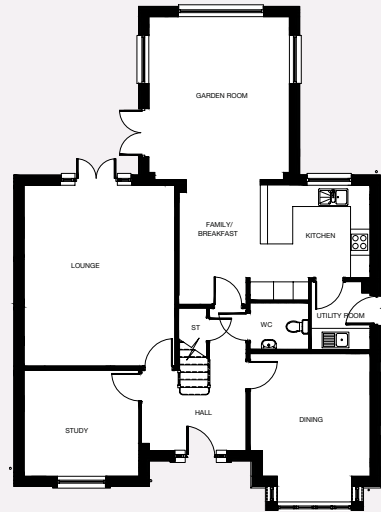
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THE GORDON GR

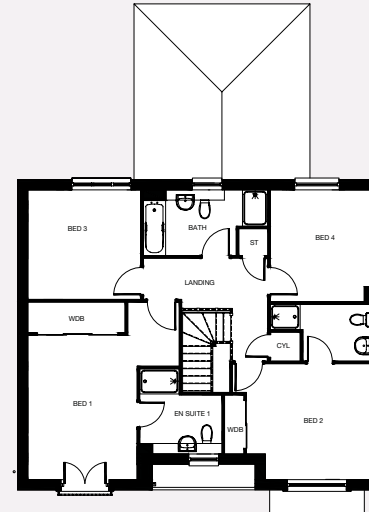
The four bedroom detached Gordon is a generous family home that offers space for a family to grow. With an impressive lounge and a separate spacious garden room that both have French doors to the private rear garden, The Gordon offers relaxed family living. The stylish fully-fitted kitchen with adjoining family room/breakfast area sits right at the heart of this family home, plus the separate utility room, downstairs WC, study and dining room adds practical charm. Upstairs the four bedrooms include the master bedroom with an impressive en suite with double shower. A detached garage completes the picture.

GROUND FLOOR



Kitchen	5.86m x 3.65m	19' 3" x 12' 0"
Lounge	4.63m x 5.55m	15' 2" x 18' 2"
Dining Room	3.69m x 3.76m	12' 1" x 12' 4"
Study	3.52m x 3.26m	11' 7" x 10' 8"
Garden Room	4.31m x 5.16m	14' 2" x 16' 11"

FIRST FLOOR



Master Bedroom	3.36m x 4.45m	14' 7" x 11' 0"
Bedroom 2	3.30m x 3.57m	10' 10" x 11' 9"
Bedroom 3	3.48m x 3.38m	11' 5" x 11' 1"
Bedroom 4	3.02m x 3.45m	9' 11" x 11' 4"
Bathroom	3.84m x 2.03m	12' 7" x 6' 8"
Ensuite 1	2.54m x 1.82m	8' 4" x 6' 0"
Ensuite 2	2.15m x 1.76m	7' 0" x 5' 9"

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THE GORDON

4 bedroom home



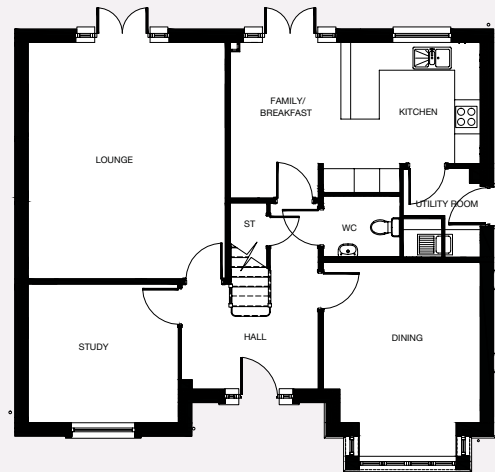
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THE GORDON

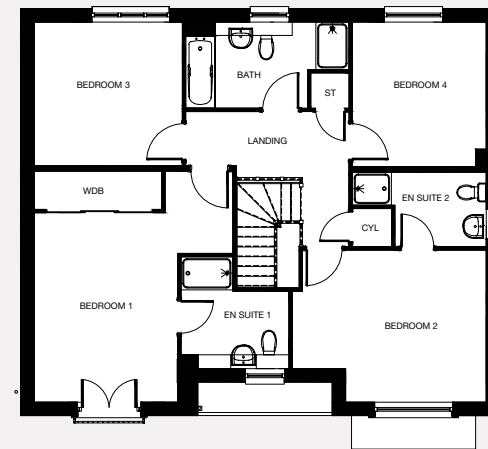
The four bedroom detached Gordon is a generous family home that offers space for a family to grow. With an impressive lounge with French doors to the private rear garden, The Gordon offers relaxed family living. The stylish fully-fitted kitchen with adjoining family room/breakfast area sits right at the heart of this family home, plus the separate utility room, downstairs WC, study and dining room adds practical charm. Upstairs the four bedrooms include the master bedroom with an impressive en suite with double shower. A detached garage completes the picture.

GROUND FLOOR



Kitchen	5.86m x 3.65m	19' 3" x 12' 0"
Lounge	4.63m x 5.55m	15' 2" x 18' 2"
Dining Room	3.69m x 3.76m	12' 1" x 12' 4"
Study	3.52m x 3.26m	11' 7" x 10' 8"

FIRST FLOOR



Master Bedroom	3.36m x 4.45m	14' 7" x 11' 0"
Bedroom 2	3.30m x 3.57m	10' 10" x 11' 9"
Bedroom 3	3.48m x 3.38m	11' 5" x 11' 1"
Bedroom 4	3.02m x 3.45m	9' 11" x 11' 4"
Bathroom	3.84m x 2.03m	12' 7" x 6' 8"
Ensuite 1	2.54m x 1.82m	8' 4" x 6' 0"
Ensuite 2	2.15m x 1.76m	7' 0" x 5' 9"

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THE KENNEDY

4 bedroom home



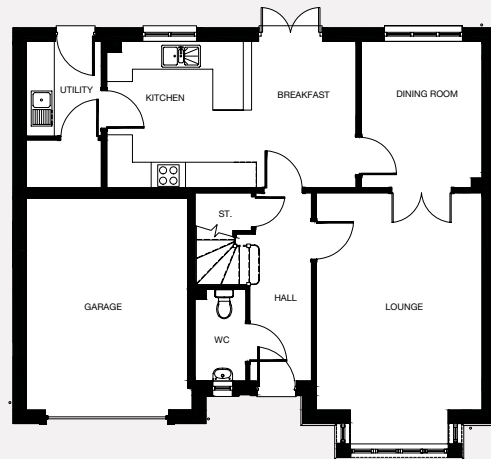
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THE KENNEDY

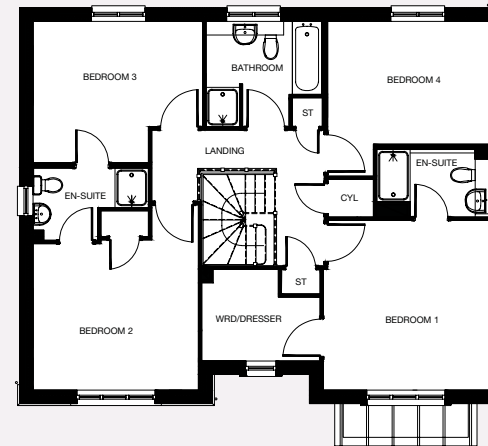
The four bedroom Kennedy offers spacious family living, and is an impressive addition to any street scene. The stylish fully-fitted kitchen with adjoining family dining area creates a free-flowing space that will naturally be the hub of this home. A separate lounge, utility room, integral garage and downstairs WC are great practical features to make everyday life simple, and upstairs the master bedroom is a luxurious retreat with dressing room and en suite.

GROUND FLOOR



Kitchen	5.81m x 3.41m	19' 1" x 11' 2"
Lounge	3.86m x 5.06m	12' 8" x 16' 7"
Dining Room	3.41m x 2.81m	11' 2" x 9' 3"

FIRST FLOOR



Master Bedroom	3.85m x 3.95m	12' 8" x 13' 0"
Bedroom 2	3.85m x 4.32m	12' 8" x 14' 2"
Bedroom 3	3.95m x 3.34m	13' 0" x 11' 0"
Bedroom 4	3.75m x 2.91m	12' 4" x 9' 6"
Bathroom	2.76m x 2.46m	9' 1" x 8' 1"
Ensuite 1	2.61m x 1.58m	8' 7" x 5' 2"
Ensuite 2	2.69m x 1.69m	8' 10" x 5' 6"

The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. RB12864 / 03.20.

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THE KENNEDY GR

4 bedroom home



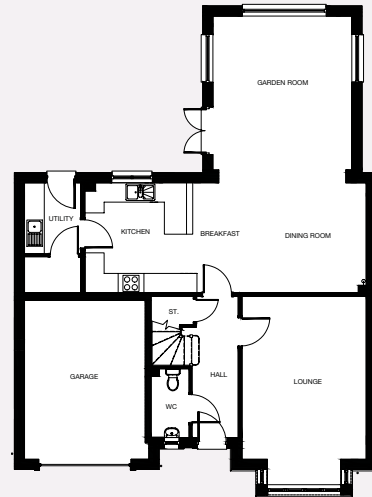
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THE KENNEDY GR

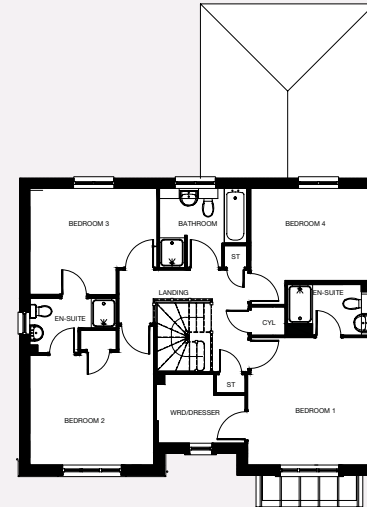
The four bedroom Kennedy offers spacious family living, and is an impressive addition to any street scene. The stylish fully-fitted kitchen with adjoining family dining area leads to a spacious garden room to create a free-flowing space that will naturally be the hub of this home. A separate lounge, utility room, integral garage and downstairs WC are great practical features to make everyday life simple, and upstairs the master bedroom is a luxurious retreat with dressing room and en suite.

GROUND FLOOR



Kitchen	5.81m x 3.41m	19' 1" x 11' 2"
Lounge	3.86m x 5.06m	12' 8" x 16' 7"
Dining Room	3.41m x 2.81m	11' 2" x 9' 3"
Garden Room	4.31m x 5.18m	14' 2" x 17' 0"

FIRST FLOOR



Master Bedroom	3.85m x 3.95m	12' 8" x 13' 0"
Bedroom 2	3.85m x 4.32m	12' 8" x 14' 2"
Bedroom 3	3.95m x 3.34m	13' 0" x 11' 0"
Bedroom 4	3.75m x 2.91m	12' 4" x 9' 6"
Bathroom	2.76m x 2.46m	9' 1" x 8' 1"
Ensuite 1	2.61m x 1.58m	8' 7" x 5' 2"
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THE CAMERON

5 bedroom home



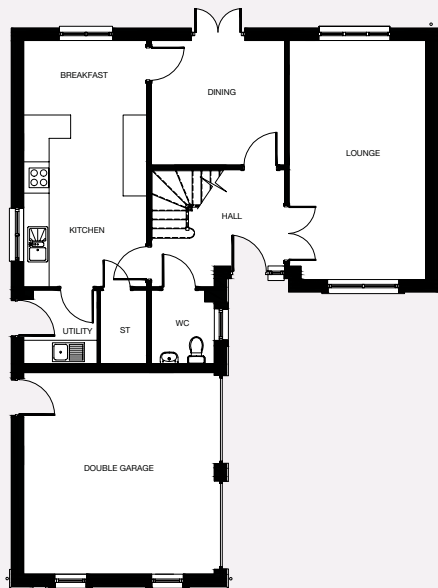
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THE CAMERON

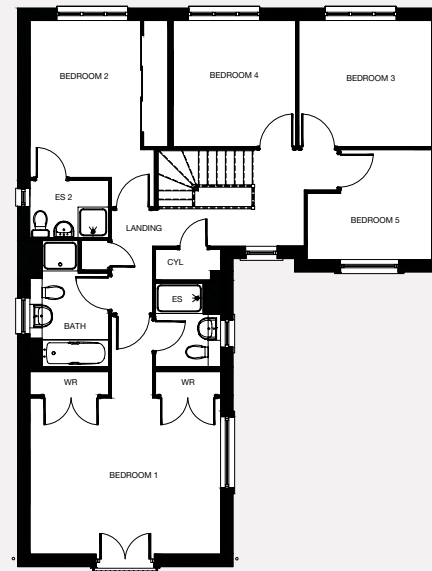
The magnificent five bedroom Cameron is a fantastic family home with a stylish and practical layout. From welcoming hallway, the lounge is a great space to relax. The contemporary kitchen and breakfast area leads to the dining room which has French doors to the rear garden. The master bedroom with en suite, has two built in wardrobes and the Juliet balcony is an attractive feature to this generous room. The double integral garage, a handy downstairs WC and separate utility room add to the overall practicality of this great home.

GROUND FLOOR



Kitchen	3.14m x 6.30m	10' 4" x 20' 8"
Lounge	3.50m x 6.11m	11' 6" x 20' 1"
Dining Room	3.40m x 3.19m	11' 2" x 10' 6"
Double Garage	4.88m x 5.16m	16' 0" x 16' 11"

FIRST FLOOR



Master Bedroom	4.88m x 4.00m	16' 0" x 13' 1"
Bedroom 2	2.83m x 4.01m	9' 4" x 13' 2"
Bedroom 3	3.40m x 3.23m	11' 2" x 10' 7"
Bedroom 4	3.14m x 3.23m	10' 4" x 10' 7"
Bedroom 5	3.19m x 2.81m	10' 5" x 9' 3"
Bathroom	2.01m x 2.39m	6' 7" x 7' 10"
Ensuite 1	16.6m x 2.14m	5' 6" x 7' 0"
Ensuite 2	2.01m x 1.46m	6' 7" x 4' 10"

The floor plans depict a typical layout of this house type. For exact plot specification, details of external and internal finishes, dimensions and floor plan differences consult your Sales Executive. All dimensions are + or - 50mm and floor plans are not shown to scale. The kitchen layout and furniture positions are for indicative purposes only. RB12864 / 03.20.

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THE CAMERON GR

5 bedroom home

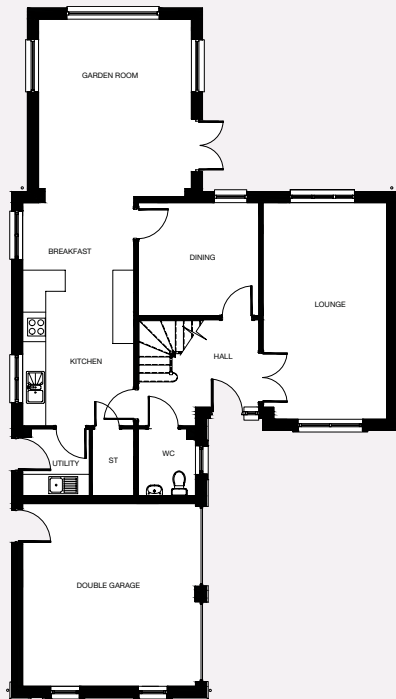


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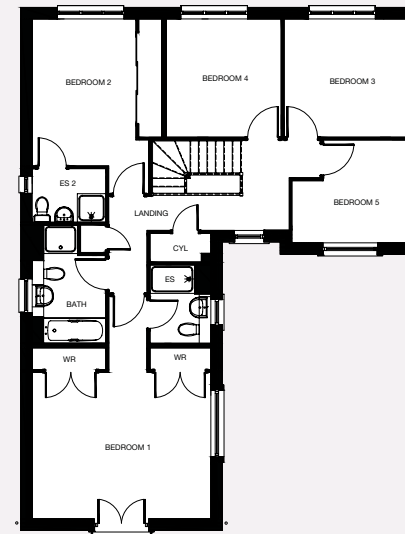
THE CAMERON GR

The magnificent five bedroom Cameron is a fantastic family home with a stylish and practical layout. From welcoming hallway, the lounge is a great space to relax. The contemporary kitchen and breakfast area leads to the impressive garden room with French doors to the rear garden. The master bedroom with en suite, has two built in wardrobes and the Juliet balcony is an attractive feature to this generous room. The double integral garage, a handy downstairs WC and separate utility room add to the overall practicality of this great home.



GROUND FLOOR

Kitchen	3.14m x 6.30m	10' 4" x 20' 8"
Lounge	3.50m x 6.11m	11' 6" x 20' 1"
Dining Room	3.40m x 3.19m	11' 2" x 10' 6"
Garden Room	4.31m x 5.18m	14' 2" x 17' 0"
Double Garage	4.88m x 5.16m	16' 0" x 16' 11"



FIRST FLOOR

Master Bedroom	4.88m x 4.00m	16' 0" x 13' 1"
Bedroom 2	2.83m x 4.01m	9' 4" x 13' 2"
Bedroom 3	3.40m x 3.23m	11' 2" x 10' 7"
Bedroom 4	3.14m x 3.23m	10' 4" x 10' 7"
Bedroom 5	3.19m x 2.81m	10' 5" x 9' 3"
Bathroom	2.01m x 2.39m	6' 7" x 7' 10"
Ensuite 1	16.6m x 2.14m	5' 6" x 7' 0"
Ensuite 2	2.01m x 1.46m	6' 7" x 4' 10"

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THE FORBES GR

5 bedroom home



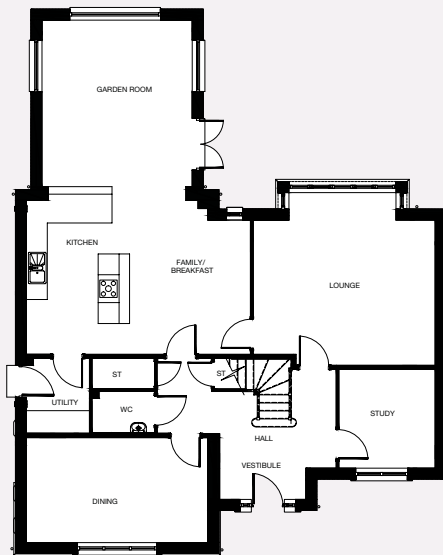
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THE FORBES GR

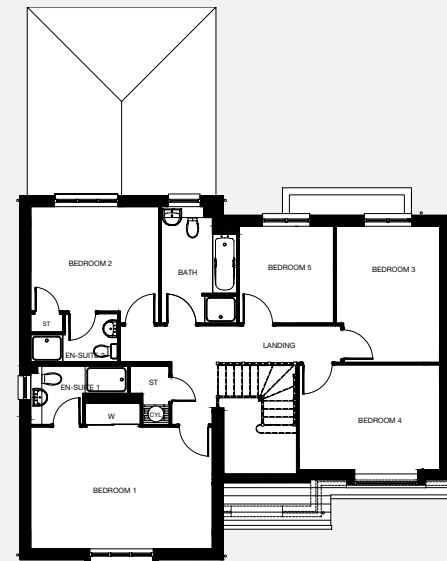
The five bedroom detached Forbes is an impressive home that offers relaxed family living and commands instant kerb appeal. The spacious lounge to the rear of the home is an ideal social space. The stylish fully fitted kitchen with an informal breakfast area, is a natural place to catch up for busy families, and leads to the garden room. Upstairs, the master bedroom has an en suite with double shower and built in wardrobe, plus bedroom 2 also benefits from an en suite. The detached double garage offers practical storage, plus the generous family room/study is perfect as a home-office or a place to play.

GROUND FLOOR



Kitchen	6.43m x 4.43m	21' 1" x 14' 6"
Lounge	5.23m x 4.18m	17' 2" x 13' 8"
Dining Room	5.20m x 3.02m	17' 1" x 9' 11"
Study	2.77m x 2.84m	9' 1" x 9' 4"
Garden Room	4.31m x 5.18m	14' 2" x 17' 0"

FIRST FLOOR



Master Bedroom	5.20m x 3.55m	17' 1" x 11' 6"
Bedroom 2	3.67m x 3.37m	12' 1" x 11' 1"
Bedroom 3	2.97m x 3.91m	9' 9" x 12' 10"
Bedroom 4	4.04m x 3.13m	13' 3" x 10' 3"
Bedroom 5	2.70m x 2.78m	8' 10" x 9' 2"
Bathroom	2.17m x 3.37m	7' 1" x 11' 1"
Ensuite 1	2.78m x 16.8m	9' 2" x 5' 6"
Ensuite 2	2.49m x 1.38m	8' 2" x 4' 6"

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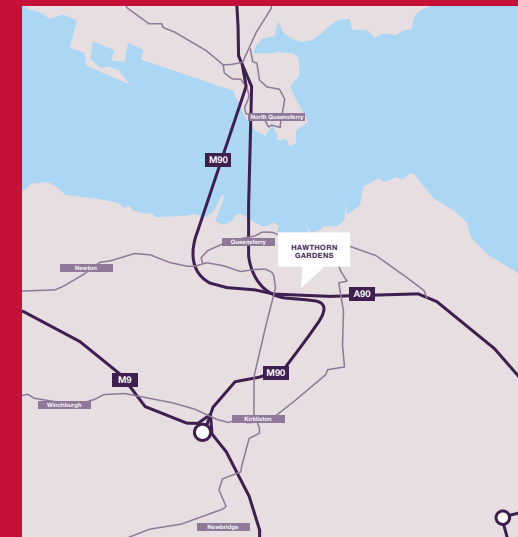


FROM NORTH:

- Take Junction 1A off M90, take first exit onto A904 to South Queensferry & Dalmeny
- At next roundabout take 2nd exit to South Queensferry
- At next roundabout take 2nd exit on the B800 continue
- Hawthorn Gardens is on the left

FROM SOUTH:

- Take junction 1A off M90, take 3rd exit onto A904 to South Queensferry & Dalmeny
- At next roundabout take 2nd exit to South Queensferry.
- At next roundabout take 2nd exit on the B800 continue.
- Hawthorn Gardens is on the left



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