

**Taylor
Wimpey**

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TAYLOR WIMPEY AT

HEARTLANDS

WHITBURN | WEST LOTHIAN



Get to know
HEARTLANDS
WHITBURN | WEST LOTHIAN


Here you'll find a charming choice of two, three, and four bedroom homes waiting for you off Cults Road on the edge of the small West Lothian town of Whitburn, which sits around halfway between Scotland's two largest cities – Edinburgh and Glasgow.
It's a special place to live, work and enjoy life.



2 BEDROOM HOMES

-  **The Andrew**
2 bedroom home
Plots: 301, 317, 318, 319, 354, 355, 356, 369, 370, 371, 372, 374, 375, 378, 379, 414, 418, 419, 420


3 BEDROOM HOMES

-  **The Baxter**
3 bedroom home
Plots: 302, 314, 327, 335, 336, 337, 340, 341, 342, 373, 376, 380, 381, 382, 283, 384, 386, 387, 388, 407, 408, 410, 413, 415, 416, 417, 421


-  **The Boswell**
3 bedroom home
Plots: 315, 316, 326, 338, 339, 353, 377, 389, 409, 422

-  **The Chalmers**
3 bedroom home
Plots: 310, 311, 328, 332, 333, 347, 348, 351, 352, 357, 358, 360, 362, 363, 367, 368, 399, 400

4 BEDROOM HOMES

-  **The Douglas**
4 bedroom home
Plots: 304, 305, 313, 321, 324, 330, 331, 345, 349, 350, 359, 364, 391, 396, 406

-  **The Fairbairn**
4 bedroom home
Plots: 303, 309, 312, 322, 325, 329, 334, 346, 365, 366, 385, 392, 393, 395, 398, 402, 403, 404

-  **The Fraser**
4 bedroom home
Plots: 307, 320, 344, 361, 411

-  **The Geddes**
4 bedroom home
Plot: 306, 308, 323, 343, 390, 394, 397, 401, 405, 412

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. RB11994/ November 2018



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THE ANDREW

2 BEDROOM HOME

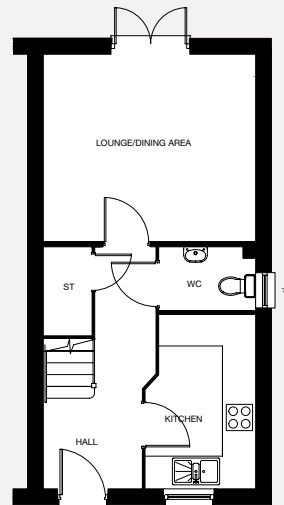
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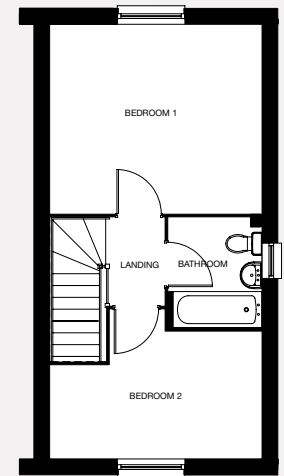
THE ANDREW

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 and 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 Room	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"

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THE BAXTER

3 BEDROOM HOME

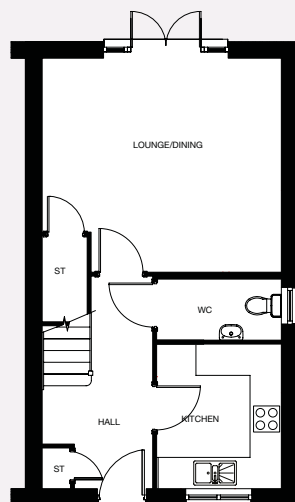
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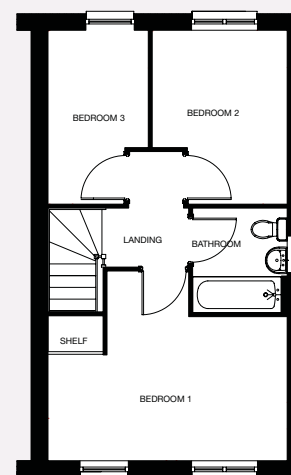
THE BAXTER

The 3 bedroom Baxter offers a practical layout that will appeal to a wide range of buyers. With a practical layout that offers three well-proportioned bedrooms upstairs as well as a family bathroom - this is a great family home. Downstairs there is plenty of space for the family to relax in the lounge/dining room overlooking the rear garden, plus there is great storage in the hall, as well as a downstairs WC and contemporary kitchen.

GROUND FLOOR



FIRST FLOOR



Kitchen (max.)	2.39m x 2.77m	7' 10" x 9' 1"
Lounge/Dining Room (max.)	4.58m x 4.10m	15' 0" x 13' 6"
Cloaks	2.39m x 1.17m	7' 10" x 3' 10"

Master Bedroom (max.)	4.58m x 3.64m	15' 0" x 11' 11"
Bedroom 2 (max.)	2.59m x 3.33m	8' 6" x 10' 11"
Bedroom 3	1.92m x 3.33m	6' 4" x 10' 11"
Bathroom (over bath)	1.81m x 2.00m	5' 11" x 6' 7"

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THE BOSWELL

3 BEDROOM HOME

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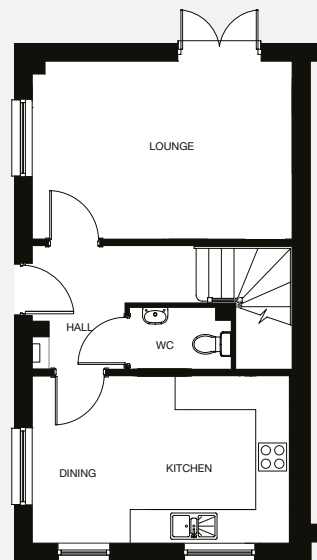
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THE BOSWELL

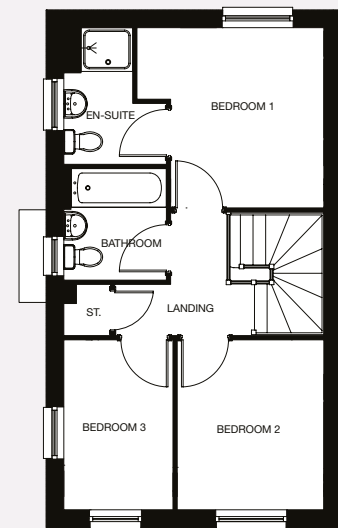
The three bedroom Boswell is a stylish home offering a layout that is ideal for a wide range of buyers. With a practical layout that offers three well-proportioned bedrooms including a master bedroom with en suite, and two further bedrooms and a family bathroom - this is a great home. Downstairs there 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



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"

FIRST FLOOR



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 CHALMERS

3 BEDROOM HOME

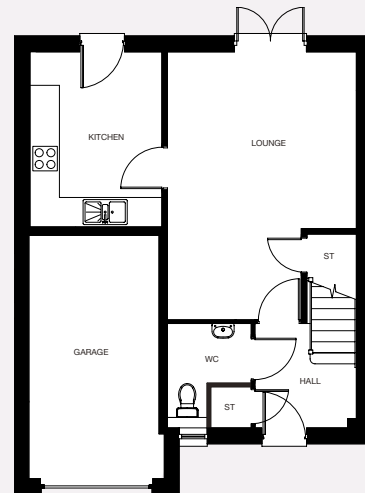
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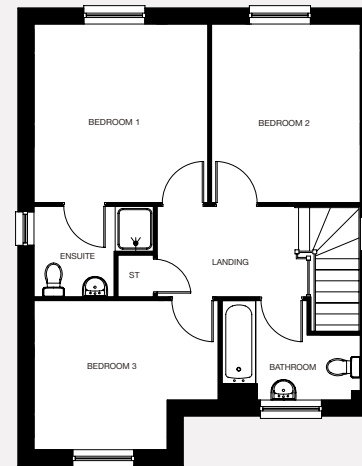
THE CHALMERS

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



FIRST FLOOR



Kitchen (max.)	2.68m x 3.56m	8' 10" x 11' 8"
Lounge/Dining Room	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 (max.)	2.83m x 2.03m	9' 4" x 6' 8"
Ensuite (max.)	2.44m x 1.84m	8' 0" x 6' 1"

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THE DOUGLAS

4 BEDROOM HOME

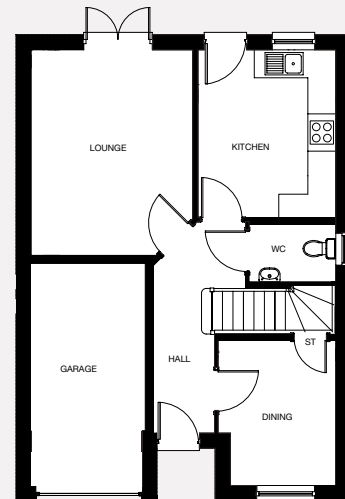
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THE DOUGLAS

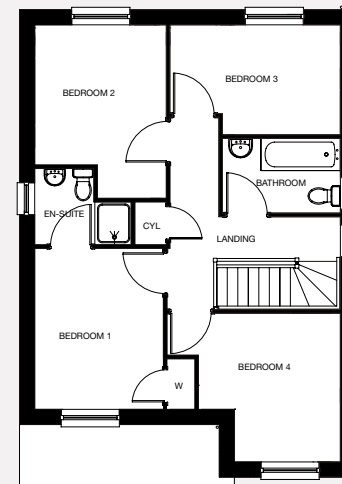
The 4 bedroom detached Douglas is a great family home with a stylish and practical layout. The layout of this home will appeal to a wide range of families. The lounge has French doors overlooking the rear garden, as well as a separate contemporary kitchen and dining room that makes entertaining a breeze. 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 FAIRBAIRN

4 BEDROOM HOME

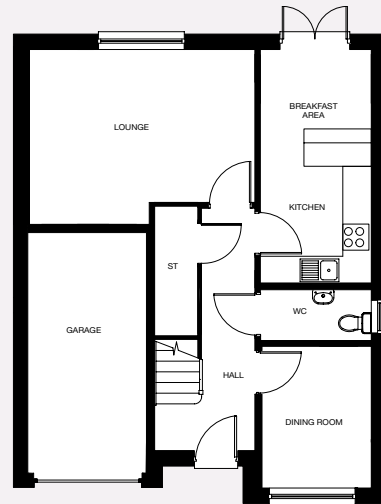
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THE FAIRBAIRN

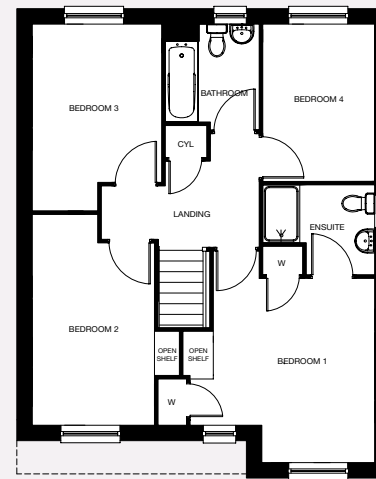
The Fairbairn offers superb family accommodation and is an attractive addition to any street scene. The four bedroom detached Fairbairn offers great living and entertaining space with a comfortable living room and separate dining room, along with a downstairs WC. The kitchen/breakfast area with French 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



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"

FIRST FLOOR



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 FRASER

4 BEDROOM HOME

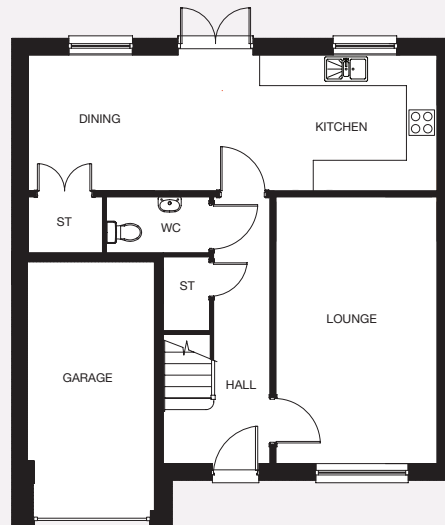
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THE FRASER

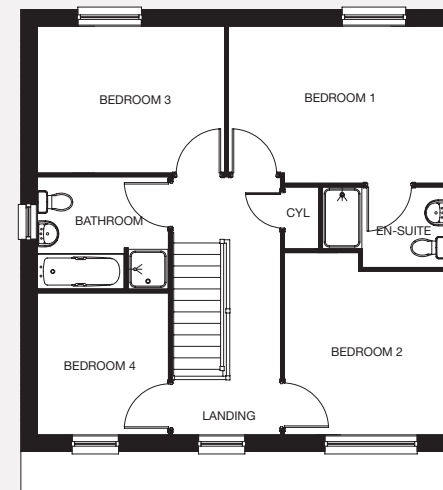
The stylish four bedroom detached Fraser is a practical family home that offers a great place to call home. From the generous hallway, the spacious lounge is an impressive space to relax, whilst the contemporary open-plan kitchen and dining area is the perfect place to entertain or enjoy family suppers. Two large storage areas and a separate WC are helpful and practical additions to this stylish family home. Upstairs there are four bedrooms – including a master bedroom with en suite shower, as well as a separate family bathroom to make everyday life a breeze.

GROUND FLOOR



Kitchen/Dining Room	8.02m x 2.66m	26' 4" x 8' 9"
Lounge	3.17m x 5.24m	10' 5" x 17' 2"
Cloaks	2.03m x 1.10m	6' 8" x 3' 6"

FIRST FLOOR



Master Bedroom (max)	4.28m x 3.09m	14' 0" x 10' 2"
Bedroom 2 (max)	3.18m x 3.58m	10' 5" x 11' 9"
Bedroom 3 (max)	3.68m x 2.89m	12' 1" x 9' 6"
Bedroom 4	2.58m x 2.79m	8' 5" x 9' 2"
Bathroom (over bath)	2.58m x 2.20m	8' 5" x 7' 3"
Ensuite (over shower)	2.43m x 1.58m	8' 0" x 5' 2"

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THE GEDDES

4 BEDROOM HOME



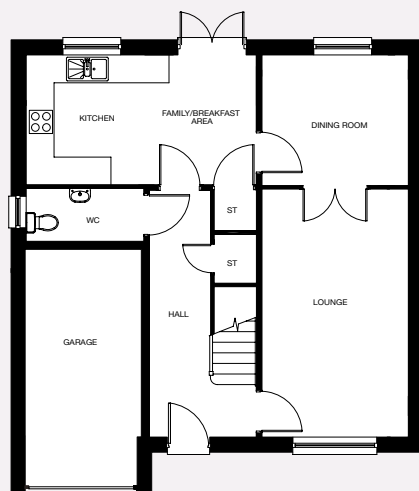
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THE GEDDES

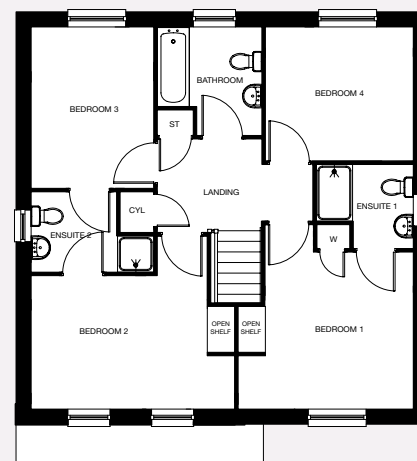
The Geddes is a fantastic home designed with substantial space for growing families. The four bedroom detached Geddes offers superb family accommodation and kerb appeal. The open-plan kitchen/breakfast area with French doors that lead to the rear garden is ideal for informal family dining. The separate 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



Kitchen/Breakfast Area	4.96m x 2.80m	16' 3" x 9' 2"
Lounge	3.16m x 5.35m	10' 5" x 17' 7"
Dining Room	3.16m x 2.82m	10' 5" x 9' 3"
Cloaks	2.54m x 1.14m	8' 4" x 3' 9"

FIRST FLOOR



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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EH47 0SN

FROM NORTH:

- On the M8 heading to Glasgow
- Take junction 4A onto the A801
- Take the second exit on the roundabout
- At the next roundabout take second exit
- At the next roundabout take second exit
- Next roundabout take third exit
- Turn left at traffic lights
- At the next set of traffic lights turn right
- Continue on to Cults Road
- You have arrived at Taylor Wimpey at Heartlands

FROM GLASGOW:

- On the M8 heading to Edinburgh
- Take junction 4A onto the A801
- Take the second exit
- At the next roundabout take second exit
- At the next roundabout take second exit
- At the next roundabout take second exit
- Next roundabout take third exit
- Turn left at traffic lights
- At the next set of traffic lights turn right
- Continue on to Cults Road
- You have arrived at Taylor Wimpey at Heartlands



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