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**BROOKLANDS**

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**LINWOOD | RENFREWSHIRE**

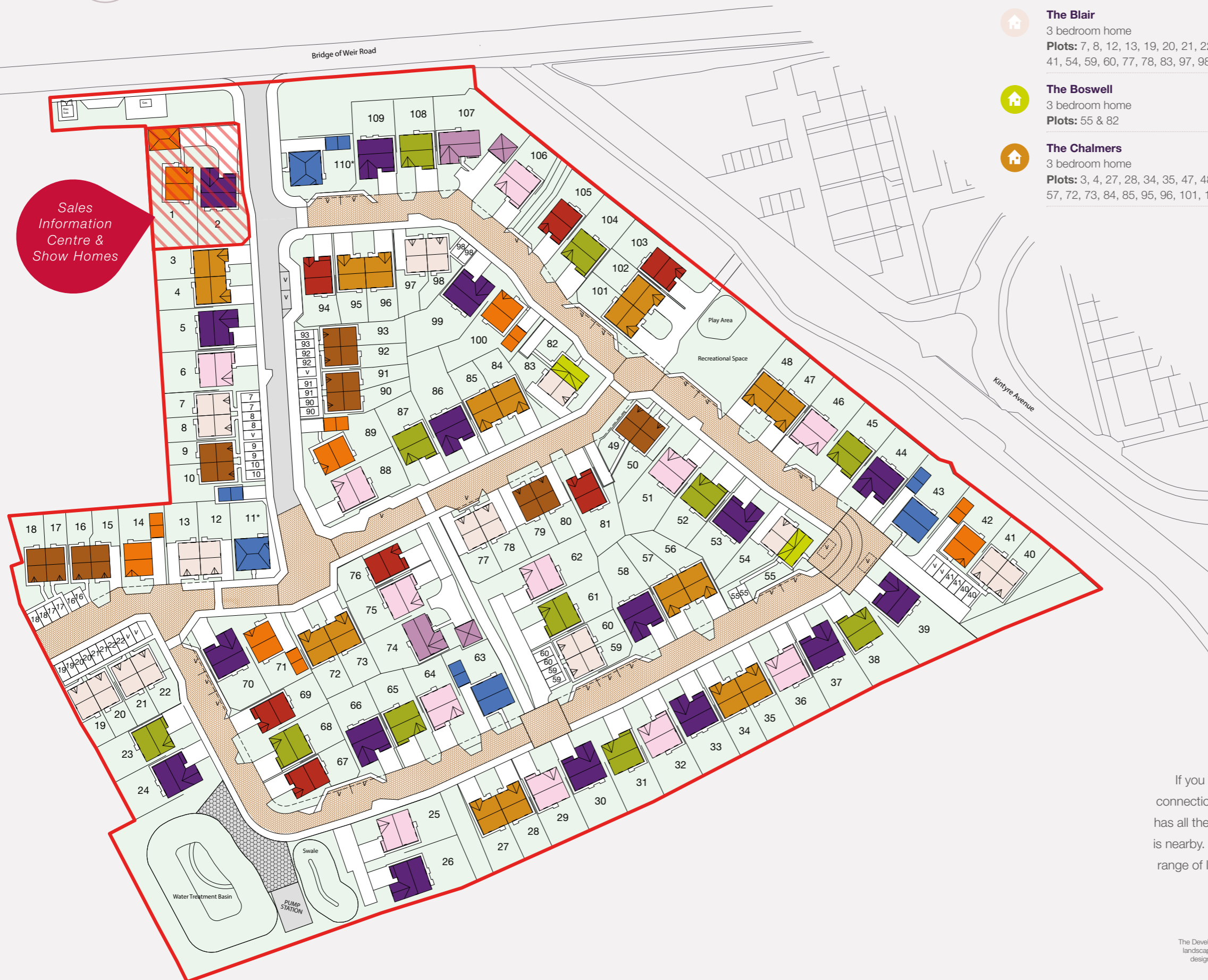


### 3 BEDROOM HOMES

-  **The Baxter**  
3 bedroom home  
Plots: 9, 10, 15, 16, 17, 18, 49, 50, 79, 80, 90, 91, 92, 93
-  **The Blair**  
3 bedroom home  
Plots: 7, 8, 12, 13, 19, 20, 21, 22, 40, 41, 54, 59, 60, 77, 78, 83, 97, 98
-  **The Boswell**  
3 bedroom home  
Plots: 55 & 82
-  **The Chalmers**  
3 bedroom home  
Plots: 3, 4, 27, 28, 34, 35, 47, 48, 56, 57, 72, 73, 84, 85, 95, 96, 101, 102

### 4 BEDROOM HOMES

-  **The Douglas**  
4 bedroom home  
Plots: 67, 69, 76, 81, 94, 103, 105
-  **The Drummond**  
4 bedroom home  
Plots: 1, 14, 42, 71, 89, 100
-  **The Fraser**  
4 bedroom home  
Plots: 23, 31, 38, 45, 52, 61, 65, 68, 87, 104, 108
-  **The Geddes**  
4 bedroom home  
Plot: 6, 25, 29, 32, 36, 46, 51, 62, 64, 75, 88, 106
-  **The Hume**  
4 bedroom home  
Plots: 11\*, 43, 63, 110\*
-  **The Maxwell**  
4 bedroom home  
Plots: 2, 5, 24, 26, 30, 33, 37, 39, 44, 53, 58, 66, 70, 86, 99, 109
-  **The Monro**  
4 bedroom home  
Plots: 74 & 107



Sales Information Centre & Show Homes

Get to know  
**BROOKLANDS**  
 LINWOOD | RENFREWSHIRE

If you love a location that has a good choice of schools and great connections for work, Brooklands is the perfect choice for you. The area has all the sense of community you could ask for, yet Paisley town centre is nearby. Our development in Linwood on the outskirts of Glasgow has a range of local amenities. Glennifer Braes Country Park is close by which offers woodland walks and is a great family day out.

\* Dual frontage homes. Speak with our sales executive for more details.  
 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. RB12133/July 2019

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# THE BAXTER

3 BEDROOM HOME



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# THE BAXTER

The 3 bedroom Baxter 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**



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

<b>Bedroom 1</b> (max.)	4.58m x 3.64m	15' 0" x 11' 11"
<b>Bedroom 2</b> (max.)	2.59m x 3.33m	8' 6" x 10' 11"
<b>Bedroom 3</b>	1.92m x 3.33m	6' 4" x 10' 11"
<b>Bathroom</b> (over bath)	1.81m x 2.00m	5' 11" x 6' 7"

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. RB12133 / June 2019

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# THE BLAIR

3 BEDROOM HOME

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# THE BLAIR

The 3 bedroom Blair is a stylish home offering a great layout that is ideal for first-time buyers or young families. With a practical layout that offers three well-proportioned bedrooms upstairs including bedroom 1 with en suite, and two further bedrooms 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 and dining kitchen overlooking the rear garden, plus there is great storage in the hall, as well as a downstairs WC.

## GROUND FLOOR



<b>Kitchen/Dining Area</b> (max.)	5.10m x 2.77m	16' 9" x 9' 1"
<b>Lounge</b>	3.18m x 4.10m	10' 5" x 13' 5"
<b>Cloaks</b>	2.22m x 1.17m	7' 3" x 3' 10"

## FIRST FLOOR



<b>Bedroom 1</b> (max.)	4.01m x 3.64m	13' 2" x 11' 11"
<b>Bedroom 2</b> (max.)	2.88m x 3.33m	9' 6" x 10' 11"
<b>Bedroom 3</b>	2.19m x 3.33m	7' 2" x 10' 11"
<b>Bathroom</b> (over bath)	1.81m x 2.00m	5' 11" x 6' 7"
<b>En suite</b> (over shower)	1.73m x 2.02m	5' 8" x 6' 8"

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# THE BOSWELL

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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 bedroom 1 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 with French doors to the rear garden making 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



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

## FIRST FLOOR



<b>Bedroom 1</b>	3.33m x 3.21m	10' 11" x 10' 6"
<b>Bedroom 2</b>	2.61m x 3.03m	8' 7" x 9' 11"
<b>Bedroom 3</b>	1.94m x 3.03m	6' 4" x 9' 11"
<b>Bathroom</b>	1.83m x 1.99m	6' 0" x 6' 6"
<b>En suite</b>	1.83m x 2.43m	6' 0" x 8' 0"

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# THE CHALMERS

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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 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 bedroom 1 with en suite as well as a separate family bathroom.

**GROUND FLOOR**



**FIRST FLOOR**



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

<b>Bedroom 1</b>	3.55m x 3.65m	11' 8" x 12' 0"
<b>Bedroom 2</b>	3.04m x 3.65m	10' 0" x 12' 0"
<b>Bedroom 3</b> (max.)	3.76m x 3.05m	12' 4" x 10' 0"
<b>Bathroom</b> (over bath)	2.83m x 2.03m	9' 4" x 6' 8"
<b>En suite</b> (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 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 bedroom 1, separate family bathroom and downstairs WC add to the overall practicality of this family home. There also a handy integral garage.

**GROUND FLOOR**



**FIRST FLOOR**



<b>Kitchen</b>	2.97m x 3.61m	9' 9" x 11' 10"
<b>Lounge</b>	3.48m x 4.42m	11' 5" x 14' 6"
<b>Dining Room (max.)</b>	2.53m x 3.14m	8' 4" x 10' 4"
<b>Cloaks</b>	1.87m x 1.26m	6' 2" x 4' 3"

<b>Bedroom 1</b>	2.77m x 3.46m	9' 1" x 11' 4"
<b>Bedroom 2 (max.)</b>	2.83m x 3.72m	9' 3" x 12' 3"
<b>Bedroom 3 (max.)</b>	3.66m x 2.37m	12' 0" x 7' 9"
<b>Bedroom 4 (max.)</b>	3.05m x 3.19m	10' 0" x 10' 6"
<b>Bathroom</b>	2.54m x 1.60m	8' 4" x 5' 3"
<b>En suite (over shower)</b>	2.08m x 1.63m	6' 10" x 5' 3"

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# THE DRUMMOND

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# THE DRUMMOND

The welcoming central hall of The Drummond leads to an impressive kitchen with an adjoining dining room that has French doors to the rear garden. There's also a handy downstairs WC as well as a generous hall storage cupboard. A separate lounge overlooks the front garden, and is a great space for entertaining or relaxing. Upstairs there are four well-proportioned bedrooms including a bedroom 1 with en suite, as well as a practical family bathroom.

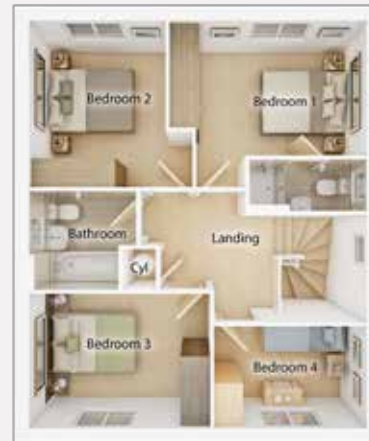
The Drummond also benefits from a single detached garage.

## GROUND FLOOR



<b>Kitchen</b>	3.07m x 3.80m	10' 1" x 12' 6"
<b>Lounge</b>	3.44m x 4.99m	11' 3" x 16' 4"
<b>Dining Room</b>	3.72m x 3.11m	12' 2" x 10' 2"
<b>Cloaks</b>	1.86m x 1.16m	6' 1" x 3' 10"

## FIRST FLOOR



<b>Bedroom 1</b> (max)	3.97m x 2.72m	13' 0" x 8' 11"
<b>Bedroom 2</b>	2.74m x 3.36m	9' 0" x 11' 0"
<b>Bedroom 3</b>	3.65m x 2.72m	12' 0" x 8' 11"
<b>Bedroom 4</b>	3.07m x 2.06m	10' 1" x 6' 9"
<b>Bathroom</b> (over bath)	2.16m x 2.01m	7' 1" x 6' 7"
<b>En suite</b> (over shower)	2.36m x 1.05m	7' 9" x 3' 5"

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# THE FRASER

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# THE FRASER

The stylish four bedroom detached Fraser 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 bedroom 1 with en suite shower, as well as a separate family bathroom to make everyday life a breeze.

## GROUND FLOOR



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

## FIRST FLOOR



<b>Bedroom 1 (max)</b>	4.28m × 3.09m	14' 0" × 10' 2"
<b>Bedroom 2 (max)</b>	3.18m × 3.58m	10' 5" × 11' 9"
<b>Bedroom 3 (max)</b>	3.68m × 2.89m	12' 1" × 9' 6"
<b>Bedroom 4</b>	2.58m × 2.79m	8' 5" × 9' 2"
<b>Bathroom (over bath)</b>	2.58m × 2.20m	8' 5" × 7' 3"
<b>En suite (over shower)</b>	2.43m × 1.58m	8' 0" × 5' 2"

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# THE GEDDES

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# THE GEDDES

The Geddes is a fantastic home designed with substantial space for growing families. The open-plan kitchen diner with French doors that lead to the rear garden creates the natural hub of this home. The separate lounge offers further comfortable family living and also great entertaining space.

Upstairs are four well-proportioned bedrooms with an en suite to bedroom 1 and bedrooms 2 and 3 boast a Jack and Jill en suite.

A handy integral garage offers practical storage.

**GROUND FLOOR**



<b>Kitchen Diner</b>	8.25m x 2.80m	27' 1" x 9' 2"
<b>Lounge</b>	3.16m x 5.35m	10' 5" x 17' 7"
<b>Cloaks</b>	2.54m x 1.14m	8' 4" x 3' 9"

**FIRST FLOOR**



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

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# THE HUME

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# THE HUME

The 4 bedroom detached Hume is an impressive family home and an attractive addition to any street scene. The kitchen/breakfast area with French doors that lead to the rear garden creates a lovely bright space to enjoy. The lounge overlooks the rear garden and is a great place to relax, whilst the separate dining room is ideal for entertaining. There is a study which is perfect for a home-office or space to play. Upstairs there are four bedrooms including an en suite to bedroom 1, plus bedrooms 2 and 3 have a Jack and Jill en suite. A detached single garage completes the picture.

## GROUND FLOOR



<b>Kitchen/Breakfast Area</b>	3.95m x 3.54m	13' 0" x 11' 8"
<b>Lounge</b>	4.28m x 4.15m	14' 1" x 13' 8"
<b>Dining Room</b>	3.04m x 3.63m	10' 0" x 11' 11"
<b>Study</b>	2.81m x 3.12m	9' 3" x 10' 3"
<b>Cloaks</b>	1.14m x 2.15m	3' 9" x 7' 0"

## FIRST FLOOR



<b>Bedroom 1 (max)</b>	3.50m x 4.30m	11' 6" x 14' 1"
<b>Bedroom 2 (max)</b>	4.04m x 3.53m	13' 3" x 11' 7"
<b>Bedroom 3</b>	3.08m x 2.92m	10' 2" x 9' 7"
<b>Bedroom 4</b>	3.05m x 2.73m	10' 0" x 9' 0"
<b>Bathroom (max.)</b>	1.95m x 2.10m	6' 5" x 6' 11"
<b>En suite 1 (over shower)</b>	1.66m x 2.48m	5' 5" x 8' 2"
<b>En suite 2 (over shower)</b>	1.93m x 2.38m	6' 4" x 7' 10"

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# THE MAXWELL

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# THE MAXWELL

The Maxwell is not only a practical family home, but is also an attractive addition to any street scene. The four bedroom detached Maxwell with its spacious lounge to the front and impressive kitchen diner offers the perfect layout for busy families. Upstairs are four well-proportioned bedrooms with bedroom 1 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**



<b>Kitchen Diner</b>	8.69m x 3.07m	28' 6" x 10' 1"
<b>Lounge</b>	4.20m x 4.44m	13' 9" x 14' 7"
<b>Cloaks</b>	1.78m x 1.01m	5' 11" x 3' 7"
<b>Utility</b>	1.82m x 2.14m	6' 0" x 7' 2"

<b>Bedroom 1</b> (max)	4.20m x 4.49m	13' 9" x 14' 9"
<b>Bedroom 2</b> (max)	3.39m x 3.39m	11' 1" x 11' 1"
<b>Bedroom 3</b>	3.26m x 3.10m	10' 8" x 10' 2"
<b>Bedroom 4</b> (max.)	3.09m x 3.77m	10' 2" x 12' 5"
<b>Bathroom</b> (over bath)	2.20m x 3.10m	7' 3" x 10' 2"
<b>En suite</b> (inc. shower)	1.64m x 2.72m	5' 5" x 8' 11"

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## THE MONRO

4 BEDROOM HOME

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Every new home will feature solar panels to either the front or rear roofline. This is to be compliant with 2015 Building Regulations. Please speak with our Sales Executive for the plot specific design.

Images include optional upgrades at additional cost. This image is from an imaginary viewpoint within an open space area. Its purpose is to give a feel for the development, not an accurate description of each property. The illustration shows a typical Taylor Wimpey home of this type, but there are, however variances from site to site. External materials, finishes, landscaping and the position of garages, (where provided) may vary throughout the development. Properties may also be built handed (mirror image). Please enquire for further details.

# 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 bedroom 1 and bedroom 2. A detached double garage completes the picture.

**GROUND FLOOR**



<b>Kitchen/Breakfast Area</b>	6.27m x 3.07m	20' 7" x 10' 1"
<b>Lounge</b> (into bay window)	3.76m x 6.67m	12' 4" x 21' 11"
<b>Dining Room</b>	3.08m x 3.00m	10' 2" x 9' 10"
<b>Utility</b>	1.72m x 1.82m	5' 8" x 6' 0"
<b>Cloaks</b>	1.11m x 1.85m	3' 9" x 6' 1"

**FIRST FLOOR**



<b>Bedroom 1</b> (excl. changing)	3.80m x 3.42m	12' 6" x 11' 3"
<b>Bedroom 2</b>	3.22m x 3.12m	10' 7" x 10' 3"
<b>Bedroom 3</b> (max.)	2.93m x 3.12m	9' 8" x 10' 3"
<b>Bedroom 4</b>	3.32m x 2.41m	10' 11" x 7' 11"
<b>Bathroom</b> (over bath & shower)	2.65m x 2.71m	8' 8" x 8' 11"
<b>En suite 1</b> (over shower)	2.50m x 1.43m	8' 3" x 4' 8"
<b>En suite 2</b> (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. RB12133 / June 2019

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Find a development and book an online appointment at:

[taylorwimpey.co.uk](http://taylorwimpey.co.uk)

**Taylor  
Wimpey**



## BROOKLANDS

Bridge of Weir Road  
Linwood  
Renfrewshire  
PA5 8YX

## CONTACT US ON

01505 800 372

## SATNAV

PA5 8YX

## TRAVELLING WEST ON M8:

- On the M8 travelling west towards Paisley, take exit 28A onto A737
- Continue ahead taking the A761 exit towards Linwood
- At the roundabout take the 4th exit onto A761
- At the next roundabout take the 1st exit onto Bridge of Weir Rd
- Continue on this road and the development is located on the left

## TRAVELLING NORTH ON A737:

- On the A737 travelling north, take the A761 exit towards Johnstone/Bridge of Weir
- Turn left onto Barrochan Road (B789)
- At the roundabout take the 3rd exit onto Bridge of Weir Rd
- Continue straight through the next roundabout and our development is located on the right



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Taylor Wimpey in their efforts to improve designs reserve the right to alter site plans, floor plans, elevations and specifications without notice. Maps shown are not to scale. Distances are taken from [google.co.uk/maps](http://google.co.uk/maps). Taylor Wimpey houses are sold freehold and apartments are sold leasehold. Information is correct at the time of going to print. Please see the development page on our website for further details. RB12133 / April 2019.