



Swan's Nest

Swaffham



Plot 165

Columbus

A spacious detached four bedroom home with double garage.

The ground floor comprises entrance hall leading to the living room and to the generous kitchen dining room. There is also a downstairs cloakroom, utility room and study.

Upstairs features four double bedrooms – The master bedroom and bedroom 2 benefit from en-suite shower rooms whilst the remaining two double bedrooms share the family bathroom.

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Ground Floor

Breakfast Area / Kitchen

6.4m x 3.9m max / 2.7m min
(21' x 12'9 max / 8'10 min)

Dining Area

3.8m x 4.3m
(12'5 x 14'1)

Living Room

4.7m x 4.7m
(15'5 x 15'5)

Study

3.2m x 1.9m
(10'6 x 6'3)

Utility

2.3m x 1.7m
(7'6 x 5'7)



First Floor

Bedroom 1

4.7m max x 4.6m max
(15'5 max x 15'1 max)

Bedroom 2

4.3m max x 3.5m max
(14'1 max x 11'6 max)

Bedroom 3

4.5m max x 3.1m max
(14'9 max x 10'2 max)

Bedroom 4

3.4m max x 3.1m max
(11'2 max x 10'2 max)

Swan's Nest
Showhouse & Marketing Suite
2 Otter Road
Swaffham
PE37 8JE

(For Satellite Navigation Systems please use PE37 8BS)

M: 07580 610 619
T: 01760 722 908
E: swans@abelhomes.co.uk
www.abelhomes.co.uk

Our showhouse is open
Thurs, Fri, Sat, Sun and Mon
including bank holidays,
10am – 4pm

Abel
Homes

Abel Homes Limited, Neaton Business Park,
Norwich Road, Watton, Norfolk, IP25 6JB

Tel: 01953 884486



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Our pictures, including floor plans, landscaping and dimensions are a guide and are there to help you envisage your home. Plot sizes tend to vary slightly and our brickwork and render images are just a guide as to what our homes look like. Our consultants are available to talk through changes as we are building the homes. Our computer-modelling uses approximate distances and the dimensions and gradients shown have been taken from working architectural drawings and will vary slightly on our finished properties.