



# Swan's Nest

Swaffham



## Plot 219

Perle

**A semi-detached two bedroom home with single garage.**

The hallway leads through to the kitchen and open plan living/dining room with patio doors to the garden.

Upstairs, the master bedroom has an en suite shower room and there is a second double bedroom plus a family bathroom.

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## Ground Floor

### Kitchen

2.3m max / 1.7m min x 3.9m  
(7'7 max / 5'7 min x 12'10)

### Living Room

4.7m x 4.0m  
(15'5 x 13'1)



## First Floor

### Bedroom 1

3.8m max / 3.2m min x 3.5m max / 2.8m min  
(12'6 max / 10'6 min x 11'6 max / 9'2 min)

### Bedroom 2

4.7m max / 3.6m min x 3.2m max / 2.5m min  
(15'5 max / 11'10 min x 10'6 max / 8'3 min)

**Swan's Nest**  
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**Our showhouse is open**  
**Thurs, Fri, Sat, Sun and Mon**  
**including bank holidays,**  
**10am – 4pm**

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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.