Bespoke Options

A bathroom with a shower and sink

Description automatically generated A kitchen with a table and chairs

Description automatically generated

Hazelwood, Blairgowrie

Plots 094-113

# Kitchen (including Utility rooms/cupboard, where applicable)

Standard furniture

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| Standard Door & Drawer Fronts  SLAB DOORS | | Complementary Cabinet inside/outside | Handle Choice (Pick one) | 40mm Premium Laminate Work Surface & Upstands |
| Turin Alby Blue  (18mm super matt PET foil ABS edged MFC) Icon  Description automatically generated |  | Grey linen interior  All exterior panels, including plinths, in Alby Blue  A white cabinet with a hole in the middle  Description automatically generated | HPK640 HPK792 HPK797  HPK859 | Aged Copper    Arctic Marble    Chalet Oak    Liberty Rock    Silver Oak    Woodstone |
| Turin Dark Walnut  (18mm textured ABS edged MFC) | Logo, icon  Description automatically generated | Grey linen interior  All exterior panels, including plinths, in Dark Walnut  A white cabinet with a hole in the middle  Description automatically generated | HPK640 HPK792 HPK797  HPK859 |
| Urban Cobble Grey  (18mm super matt PET foil ABS edged MFC) Icon  Description automatically generated |  | Grey linen interior  All exterior panels, including plinths, in Cobble Grey  A white cabinet with a hole in the middle  Description automatically generated | HPK630 HPK794 HPK796 HPK860 |
| Urban Fern Green  (18mm super matt PET foil ABS edged MFC) Icon  Description automatically generated | Logo, icon  Description automatically generatedLogo, icon  Description automatically generated | Grey linen interior  All exterior panels, including plinths, in Fern Green  A white cabinet with a hole in the middle  Description automatically generated | HPK630 HPK794 HPK796 HPK860 |
| Urban Grey Walnut  (18mm textured ABS edged MFC) |  | White interior  All exterior panels, including plinths, in Grey Walnut  A white cabinet with a handle  Description automatically generated | HPK630 HPK794 HPK796 HPK860 |
| Urban Indigo  (18mm super matt PET foil ABS edged MFC) Icon  Description automatically generated | Logo, icon  Description automatically generated | Grey linen interior  All exterior panels, including plinths, in Indigo  A white cabinet with a hole in the middle  Description automatically generated | HPK630 HPK794 HPK796 HPK860 |

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| Standard Door & Drawer Fronts  SLAB DOORS | | Complementary Cabinet inside/outside | Handle Choice (Pick one) | 40mm Premium Laminate Work Surface & Upstands |
| Urban Pebble  (18mm super matt PET foil ABS edged MFC) Icon  Description automatically generated |  | White interior  All exterior panels, including plinths, in Pebble  A white cabinet with a handle  Description automatically generated | HPK630 HPK794 HPK796 HPK860 | Aged Copper    Arctic Marble    Chalet Oak    Liberty Rock    Silver Oak    Woodstone |
| Urban White  (18mm super matt PET foil ABS edged MFC) Icon  Description automatically generated | Logo, icon  Description automatically generatedLogo, icon  Description automatically generated | White interior  All exterior panels, including plinths, in White  A white cabinet with a handle  Description automatically generated | HPK630 HPK794 HPK796 HPK860 |
|  | Icon  Description automatically generated | The door and drawer fronts are made using a % of recycled chipboard. |  |
| Logo, icon  Description automatically generated |  | The door and drawer fronts are made using a rPET foil made from recycled plastic bottles. |  |
| Wall units to Turin/Urban ranges will not be fitted with handles and will be inset handleless. | | | |

# Kitchen (including Utility rooms/cupboard, where applicable)

Upgrade furniture (these choices are available at extra charge through your Extras, please see your Sales Adviser)

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| Upgrade Door & Drawer Fronts  SHAKER DOORS | | Complementary Cabinet inside/outside | Handle Choice (Pick one) | 40mm Premium Laminate Work Surface & Upstands |
| Harvard Alby Blue  (19mm MDF narrow frame smooth PVC one piece shaker) | Logo, icon  Description automatically generated | Riviera interior  All exterior panels, including plinths, in Alby Blue | HPK644 HPK794 HPK796 HPK860 | Aged Copper    Arctic Marble    Chalet Oak    Liberty Rock    Silver Oak    Woodstone |
| Harvard Hunter Green  (19mm MDF narrow frame smooth PVC one piece shaker) |  | Riviera interior  All exterior panels, including plinths, in Hunter Green | HPK644 HPK794 HPK796 HPK860 |
| Harvard Pebble  (19mm MDF narrow frame smooth PVC one piece shaker) | Logo, icon  Description automatically generatedA white cabinet with a gold handle  Description automatically generated | Riviera interior  All exterior panels, including plinths, in Pebble | HPK644 HPK794 HPK796 HPK860 |
| Langdale Fern Green  (22mm grained foil wrapped five-piece MDF shaker) |  | Riviera interior  All exterior panels, including plinths, in Fern Green | HPK644 HPK794 HPK859 HPK907 |
| Langdale Harbour Grey  (22mm grained foil wrapped five-piece MDF shaker) |  | Riviera interior  All exterior panels, including plinths, in Harbour Grey | HPK644 HPK794 HPK859 HPK907 |
| Langdale Indigo  (22mm grained foil wrapped five-piece MDF shaker) |  | Riviera interior  All exterior panels, including plinths, in Indigo | HPK644 HPK794 HPK859 HPK907 |

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| Upgrade Door & Drawer Fronts  GLOSS HANDLELESS DOORS | | Complementary Cabinet inside/outside | Handle Choice | 40mm Premium Laminate Work Surface & Upstands |
| New York Gloss Dusk Grey  (22mm gloss painted and lacquered MDF) |  | Grey linen interior  All exterior panels, including plinths, in Gloss Dusk Grey  A white cabinet with a hole in the middle  Description automatically generated | Handleless | Aged Copper    Arctic Marble    Chalet Oak    Liberty Rock    Silver Oak    Woodstone |
| New York Gloss Pearl Grey  (22mm gloss painted and lacquered MDF) |  | Grey linen interior  All exterior panels, including plinths, in Gloss Pearl Grey  A white cabinet with a hole in the middle  Description automatically generated | Handleless |
| New York Gloss White  (22mm gloss painted and lacquered MDF) |  | White interior  All exterior panels, including plinths, in Gloss White  A white cabinet with a handle  Description automatically generated | Handleless |
| Upgrade Wall Door fronts  ACCENT FEATURE (WALL UNITS ONLY) | | | |
| Costina Fresca  (18mm ribbed effect ABS edged MFC) | A close-up of a wood panel  Description automatically generated | Colour of interior will match base & tall units.  All exterior panels, in Fresca | Inset handleless |
| Costina Noce  (18mm ribbed effect ABS edged MFC) | A close-up of a wood panel  Description automatically generatedA close-up of a wood panel  Description automatically generated | Colour of interior will match base & tall units.  All exterior panels, in Noce | Inset handleless |

# Handle Options

Handles are range specific and only one handle choice can be selected from the below.

|  |  |  |  |
| --- | --- | --- | --- |
| **TURIN** | **URBAN** | **HARVARD** | **LANGDALE** |
| HPK640  Chrome Chunky Bridge Handle  A white curved object with black dots  Description automatically generated | HPK630  Brushed Nickel Barrel D Handle  Text  Description automatically generated with medium confidence | HPK644  Matt Nickel Square D Handle  A long white bar with a white background  Description automatically generated | HPK644  Matt Nickel Square D Handle  A long white bar with a white background  Description automatically generated |
| HPK792  Brushed Copper Bridge Handle  A close-up of a handle  Description automatically generated | HPK794  Antique Copper Bow Handle  A close-up of a handle  Description automatically generated | HPK794  Antique Copper Bow Handle  A close-up of a handle  Description automatically generated | HPK794  Antique Copper Bow Handle  A close-up of a handle  Description automatically generated |
| HPK797  Gloss Black Square Handle  Text, whiteboard  Description automatically generated | HPK796  Brushed Bronze Arched Bridge Handle  A picture containing tool  Description automatically generated | HPK796  Brushed Bronze Arched Bridge Handle  A picture containing tool  Description automatically generated | HPK907  Camden Matt Black Handle  A black handle on a white background  Description automatically generated |
| HPK859  Matt Brass Arched Bridge Handle  A close-up of a handle  Description automatically generated | HPK860  Matt Brass Square Handle  Text, arrow, whiteboard  Description automatically generated | HPK860  Matt Brass Square Handle  Text, arrow, whiteboard  Description automatically generated | HPK859  Matt Brass Arched Bridge Handle  A close-up of a handle  Description automatically generated |
| Wall units to Turin/Urban ranges will not be fitted with handles and will be inset handleless. | | | |

# Upgrade 22mm Laminate Work Surfaces & Upstands

These choices are available at extra charge through your Extras and represent a range of thinner 22mm laminate work surfaces.

|  |  |  |  |
| --- | --- | --- | --- |
| A close-up of different colors of a stone  Description automatically generated | A close-up of different colors of a stone  Description automatically generated | A close-up of different colors of a stone  Description automatically generated | A close up of a wood floor  Description automatically generated |

# Upgrade 20mm Silestone® Work surfaces & Upstands †

These choices are available at extra charge through your Extras and represent a premium range of 20mm composite quartz work surfaces.

† Different colour choices may vary in price, these items will be priced on request

|  |  |  |  |
| --- | --- | --- | --- |
| Blanco Norte (PB1)A picture containing ground  Description automatically generated | Gris Expo (PB1)A close up of a grey surface  Description automatically generated with low confidence | Marengo (PB1)Background pattern  Description automatically generated | Nero Tabas (PB1)A picture containing night sky  Description automatically generated |
| Coral Clay (PB2)Background pattern  Description automatically generated with low confidence | Niebla (PB2)A close-up of a white surface  Description automatically generated | Stellar Snow (PB2)A picture containing ground  Description automatically generated | White Storm (PB2)Background pattern  Description automatically generated |

Worktops are supplied in maximum lengths depending on the range chosen, which may result in joints, some of which may be conspicuous due to adjacent angles and the variation of pattern and colour within each finsh.

# Choice of glass panel splashback (behind hob)

Toughened glass splashbacks are manufactured with 6mm heat and UV resistant glass and come with polished edges for safety. Additional/non-standard sizes may not be toughened glass and will incur additional cost due to additional templating and installation requirements.

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| Silver | Cashmere | Dusky Pink | Merlot | White Sparkle |
| Metallic Charcoal | Dakar Yellow | Platinum | Mineral | Anthracite |
| Blue | Storm Blue | Indigo | Mono Bride | Mono Pewter |
| Mono White | Mono Ebony |  |  |  |

On screen and printed colours may vary slightly from the actual product, please refer to physical samples for colour matching.

# Sinks and Taps

|  |  |
| --- | --- |
| Kitchen: | Rangemaster Glendale GL9502 stainless steel 1½ bowl sink with Bristan Ruby monobloc sink mixer with single flow spout |
| Utility Room (where applicable and fitted): | Rangemaster Glendale GL9501 stainless steel 1 bowl sink sink with Bristan Ruby monobloc sink mixer with single flow spout |

# Appliances

Fitted as standard is a black electric oven, electric induction hob, contemporary style extractor hood and an integrated fridge/freezer.

|  |  |
| --- | --- |
| - | Smeg SF6100VB3 - single black fan oven |
| - | Smeg SI2641D 60cm/SI2741D 75cm induction hob **or** HOBD472D 70cm/HOBD472D venting induction hob, depending on layout |
| - | Smeg KI52E3 52cm **or** KSG70E 73cm canopy recirculation extractor hood, depending on layout |
| - | Smeg UKC8174NE 70/30 tall fridge/freezer |

At an additional charge an upgrade to some of the kitchen/utility room packages can be fitted. This may be subject to house type and can include additional appliances i.e. combination microwave/oven, integrated dishwasher, and/or a free-standing washer/dryer – please ask the Sales Adviser for details.

# Wall and floor tiling

# Bathrooms, En suites & WCs

Whilst the choice of wall tiling is entirely your own, we recommend that you consider the size of individual tiles when considering locations, as this may have an effect on both the visual appearance, and also the need for ‘cut’ tiles upon installation.

Where orientation is not specifically confirmed on your colour choice requests, these will be fitted ‘portrait’ to bathrooms/en suites, where applicable. This may have an effect on the visual appearance, as noted above.

N.B. Whilst all floor (available as an upgrade through your Extras) tiles listed are suitable for general internal floor use, further advice must be sought with regard to slip ratings if these are to be installed in a ‘wet’ floor environment.

# Standard range wall tiling [PORCELANOSA](https://unionsquare.scotia-homes.co.uk/DMS/view_document.aspx?ID=465878&Latest=true)

| Range/Colour | | Tile size | Trim (not in Utility rooms/cupboards) | Grout/Sealant | Upgrade Floor Tile (recommended) | |
| --- | --- | --- | --- | --- | --- | --- |
| Park Lineal Gris | <http://www.porcelanosa.com/finder/resources/img/high/100157376.jpg> | 250x443mm | 10.0 mm White | Gris (grey) | Park Gris (443x443mm)  Grout = Manhattan | <http://www.porcelanosa.com/finder/resources/img/high/100157370_001.jpg> |
| Jersey Mix | http://www.porcelanosa.com/finder/resources/img/high/100105160.jpg | 250x443mm | 10.0 mm White | Gris (grey) | Bali Nieve (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100140438.jpg |
| Shine Dark | http://www.porcelanosa.com/product_finder/resources/img/high/100084617.jpg | 250x443mm | 10.0mm White | Antracita | Ferroker  (443x443mm)  Grout = Antracita | http://www.porcelanosa.com/product_finder/resources/img/high/100161750.jpg |
| Shine Aluminio | http://www.porcelanosa.com/product_finder/resources/img/high/100085827.jpg | 250x443mm | 10.0mm White | Manhattan | Ferroker Aluminio  (443x443mm)  Grout = Manhattan | http://www.porcelanosa.com/product_finder/resources/img/high/100162358.jpg |
| Japan Blanco | http://www.porcelanosa.com/finder/resources/img/high/100160371.jpg | 250x443mm | 10.0 mm White | Blanco (white) | Japan Blanco (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100140546.jpg |
| Japan Marine | http://www.porcelanosa.com/finder/resources/img/high/100160372.jpg | 250x443mm | 10.0 mm White | Cemento (cement grey) | Japan Marine (443x443mm)  Grout = Cemento | [CERAMIC TILES - JAPAN MARINE 44,3X44,3 - 100140547](http://www.porcelanosa.com/finder/resources/img/high/100140547.jpg) |
| Madgascar Blanco | http://www.porcelanosa.com/finder/resources/img/high/100123693.jpg | 250x443mm | 10.0 mm White | Blanco (white) | Madagascar Blanco (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100169544.jpg |
| Madagascar Natural | http://www.porcelanosa.com/finder/resources/img/high/100124197.jpg | 250x443mm | 10.0 mm White | Gris (grey) | Madagascar Natural (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100162376.jpg |
| Malaga Beige | Background pattern  Description automatically generated | 250x443mm | 10,0mm White | Blanco (white) | See further options below |  |
| Malaga Acero | Background pattern  Description automatically generated with medium confidence | 250x443mm | 10,0mm White | Blanco (white) | See further options below |  |
| Malaga Ocean | A picture containing application  Description automatically generated | 250x443mm | 10,0mm White | Blanco (white) | See further options below |  |
| Malaga Blanco | A picture containing text, white  Description automatically generated | 250x443mm | 10,0mm White | Blanco (white) | See further options below |  |
| Crystal Blanco (previously Formas Blanco) | http://www.porcelanosa.com/finder/resources/img/high/100159593.jpg | 250x443mm | 10.0 mm White | Blanco (white) | See further options below |  |

# Upgrade range wall tiling [PORCELANOSA](http://www.porcelanosa.com/uk/index.php)

These tiles are available at extra charge through your client Extras and different choices may vary in price, please see your Sales Adviser for further information.

| Range/Colour | | Tile size | Trim (not in Utility rooms/cupboards) | Grout/Sealant | Upgrade Floor Tile (recommended) | |
| --- | --- | --- | --- | --- | --- | --- |
| Retro Blanco | [http://www.porcelanosa.com/finder/resources/img/high/100000837.jpg](http://www.porcelanosa.com/finder/Ceramic_Tiles_13/Retro_Blanco_10x20.html) | 100x200mm | 10.0 mm White | Blanco(white) | See further options below |  |
| Calpe Blanco | http://www.porcelanosa.com/finder/resources/img/high/100174475.jpg | 75x300mm | 10.0 mm White | Blanco(white) | See further options below |  |
| Calpe Seagreen | http://www.porcelanosa.com/finder/resources/img/high/100174438.jpg | 75x300mm | 10.0 mm White | Gris (grey) | See further options below |  |
| Calpe Warm Grey | http://www.porcelanosa.com/finder/resources/img/high/100174482.jpg | 75x300mm | 10.0 mm White | Blanco(white) | See further options below |  |
| Retro Blanco, Calpe Blanco, Calpe Seagreen and Calpe Warm Grey tiles above will be fitted in brick-bond format. | | | | | | |
| China Blanco | http://www.porcelanosa.com/finder/resources/img/high/100157410.jpg | 316x592mm | 10.0 mm White | Blanco(white) | See further options below |  |
| Marmol Carrara Blanco | http://www.porcelanosa.com/product_finder/resources/img/high/100200370.jpg | 316x592mm | 10.0mm white | Blanco (white) | Carrara Blanco Brillo  Grout = Manhattan | http://www.porcelanosa.com/product_finder/resources/img/high/100137736.jpg |
| Rodano Lineal Acero | Background pattern  Description automatically generated with medium confidence | 316x592mm | 10.0mm white | Gris (grey) | Rodano Acero (443x443mm)  Grout = Manhattan | http://www.porcelanosa.com/finder/resources/img/high/100123817.jpg |
| Rodano Acero | http://www.porcelanosa.com/finder/resources/img/high/100126636.jpg | 316x592mm | 10.0 mm White | Manhattan (mid grey) | Rodano Acero (443x443mm)  Grout = Manhattan | http://www.porcelanosa.com/finder/resources/img/high/100123817.jpg |
| Mosaico Rodano Acero | <http://www.porcelanosa.com/finder/resources/img/high/100124082.jpg> | 316x592mm | 10.0 mm White | Manhattan (mid grey) | Rodano Acero (443x443mm)  Grout = Manhattan | http://www.porcelanosa.com/finder/resources/img/high/100123817.jpg |
| Rodano Caliza | http://www.porcelanosa.com/finder/resources/img/high/100126637.jpg | 316x592mm | 10.0 mm White | Gris (grey) | Rodano Caliza (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100123818.jpg |
| Rodano Lineal Caliza | http://www.porcelanosa.com/finder/resources/img/high/100177523.jpg | 316x592mm | 10.0 mm White | Gris (grey) | Rodano Caliza (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100123818.jpg |
| Dover Caliza | http://www.porcelanosa.com/finder/resources/img/high/100157356_001.jpg | 333x592mm | 10.0 mm White | Gris (grey) | Dover Caliza (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100157357_001.jpg |
| Madagascar Natural | http://www.porcelanosa.com/finder/resources/img/high/100115437.jpg | 333x592mm | 10.0 mm White | Gris (grey) | Madagascar Natural (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100162376.jpg |
| Madagascar Blanco | http://www.porcelanosa.com/finder/resources/img/high/100115436.jpg | 333x592mm | 10.0 mm White | Blanco(white) | Madagascar Blanco (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100169544.jpg |
| Dover Antique | U:\unionsquare.scotia-homes.co.uk\Dover Antique.jpg | 316x592mm | 10.0 mm White | Cemento (cement grey) | Dover Caliza (443x443mm)  Grout = Gris | http://www.porcelanosa.com/finder/resources/img/high/100157357_001.jpg |

# Upgrade range floor tiling (where a complementary choice is not detailed above) [PORCELANOSA](http://www.porcelanosa.com/uk/index.php)

These tiles are available at extra charge through your client Extras and different choices may vary in price, please see your Sales Adviser for further information.

|  |  |  |  |
| --- | --- | --- | --- |
| Range/Colour | Tile size | Grout/Sealant |  |
| Bali Nieve | 443x443mm | Gris (grey) | http://www.porcelanosa.com/finder/resources/img/high/100140438.jpg |
| Ferroker | 443x443mm | Antracita (anthracite grey) | http://www.porcelanosa.com/product_finder/resources/img/high/100161750.jpg |
| Ferroker Aluminio | 443x443mm | Manhattan (mid grey) | http://www.porcelanosa.com/product_finder/resources/img/high/100162358.jpg |
| Carrara Blanco Brillo | 446x446mm | Manhattan (mid grey) | http://www.porcelanosa.com/product_finder/resources/img/high/100137736.jpg |
| Nast Blanco | 443x443mm | Manhattan (mid grey) | A picture containing outdoor  Description automatically generated |
| The following tiles are from premium ranges and will incur additional pricing: | | | |
| Oxford Acero | 193x1200mm  (tiles will be fitted in brick-bond format) | Manhattan (mid grey) | http://www.porcelanosa.com/product_finder/resources/img/high/100104705.jpg |
| Antique Silver | 596x596mm | Cemento (cement grey) | A close-up of a stethoscope on a stethoscope  Description automatically generated with low confidence |
| Dover Antique | 596x596mm | Cemento (cement grey) | A picture containing furniture, rug  Description automatically generated |

# Sanitary ware and fitments

Sanitary ware colour will be – White.

|  |  |
| --- | --- |
| Ground floor Toilet (where applicable) | Armitage Shanks i.life range white 1 tap hole wall mounted basin with semi pedestal or corner basin. |
| Bristan Prism basin mixer with chrome waste kit. |
| Armitage Shanks i.life range white close-coupled W.C. complete with soft-close seat and cover. |
| Bathroom | Armitage Shanks i.life range white 1700x700mm 1 tap hole bath |
| Ideal Standard Unilux E3194 white bath panel. |
| Bristan Prism bath filler. |
| Chrome plated luxury bath pop-up waste kit. |
| Bristan Prism thermostatic dual control shower valve and quadrant shower kit (where fitted) |
| Armitage Shanks i.life range white 1 tap hole wall mounted basin with semi pedestal. |
| Bristan Prism basin mixer with chrome waste kit. |
| Armitage Shanks i.life range white back to wall WC with concealed cistern, dual flushing button, soft-close seat and cover. |
| Lakes Classic or Novellini Aurora 3 – 2 panel 960mm x 1500mm clear glass bath splash screen (where fitted)  (Where a separate shower cubicle is also fitted, please see En suite detail) |
| En suite  (where applicable) | Armitage Shanks i.life range white 1 tap hole wall mounted basin with semi pedestal. |
| Bristan Prism basin mixer with chrome waste kit. |
| Armitage Shanks i.life range white back to wall WC with concealed cistern, dual flushing button, soft-close seat and cover. |
| Just Fusion shower tray with wall panel & Ideal Standard Synergy chrome/clear glass enclosure. |
| Bristan Prism thermostatic dual control shower valve and adjustable riser. |

# En suite shower paneling (where applicable)

The feature wet wall paneling within the shower enclosure will be Gloss White 8100.

Please consult your Sales Adviser for further information. Not all items/details will be applicable to every situation, please review plot specific drawings when considering these options.

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