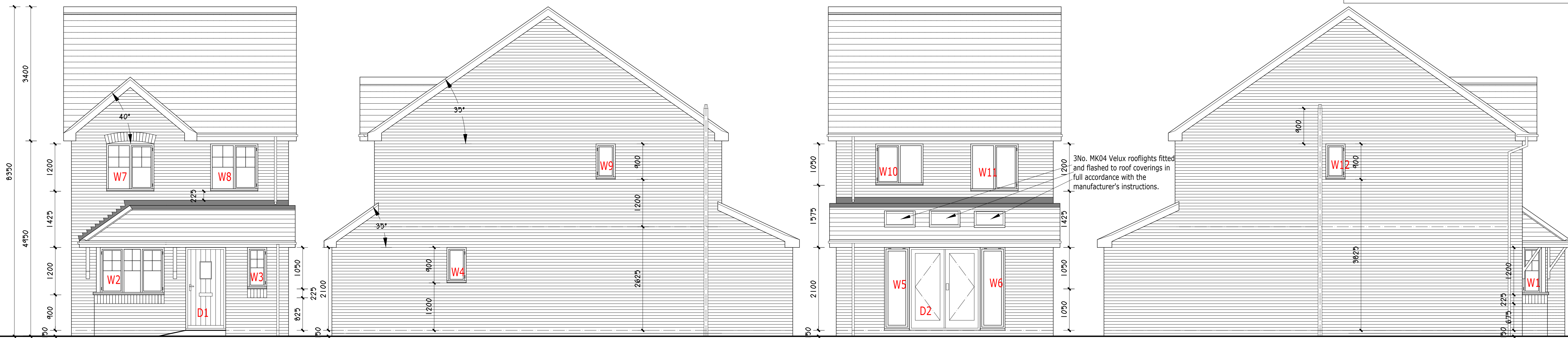


DO NOT SCALE FROM THIS DRAWING.

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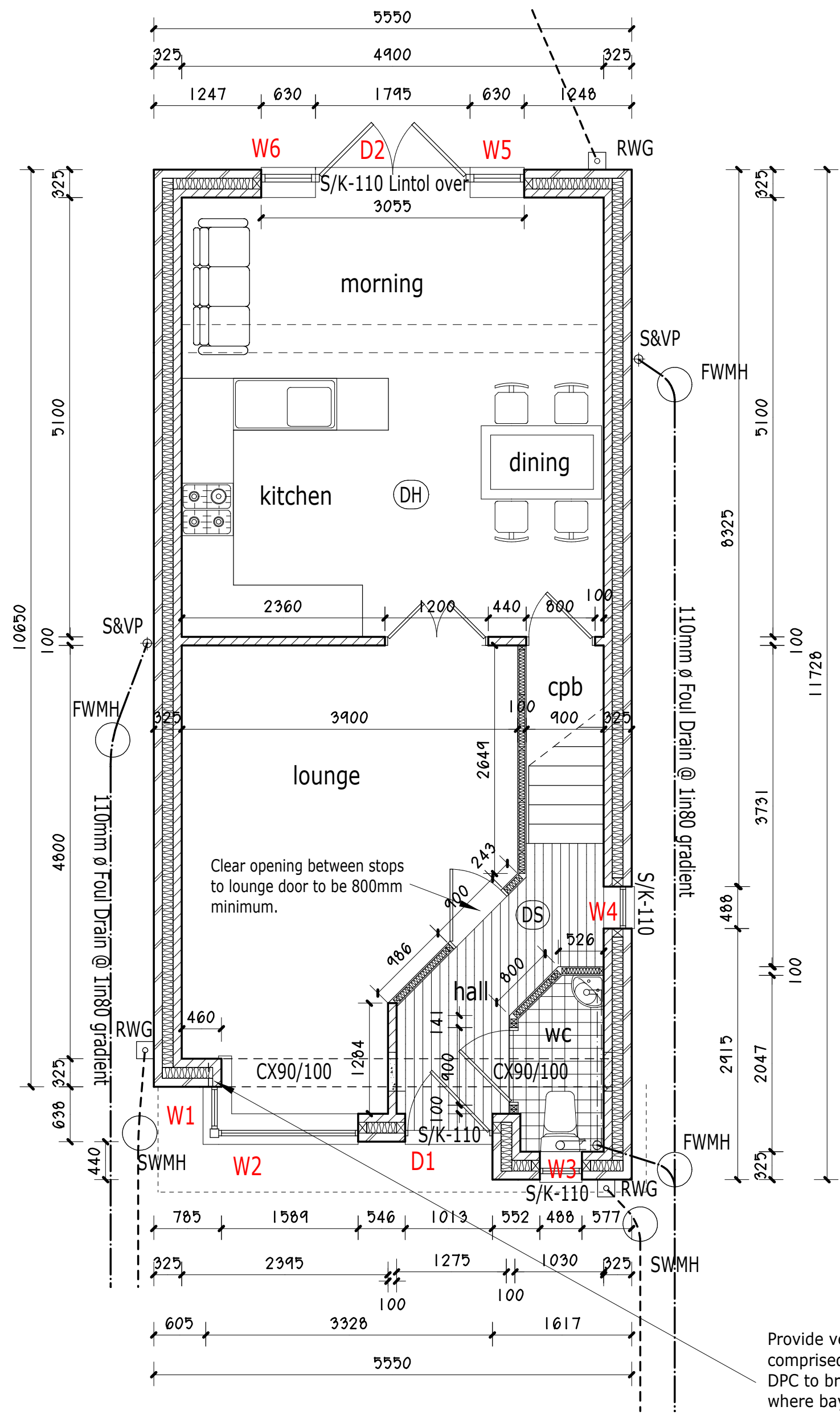


FRONT ELEVATION.

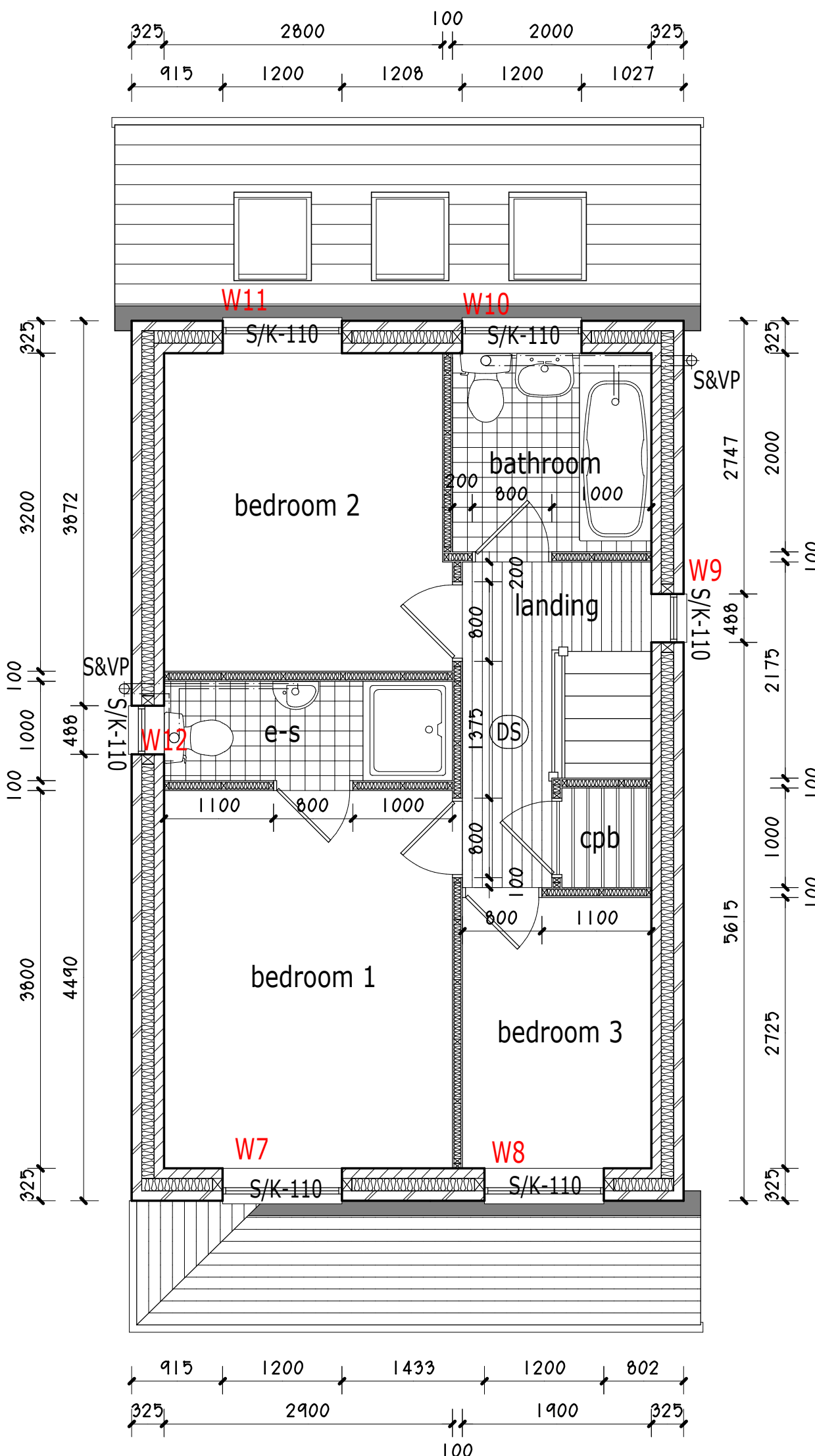
SIDE ELEVATION.

REAR ELEVATION.

SIDE ELEVATION.



PROPOSED GROUND FLOOR PLAN.



PROPOSED FIRST FLOOR PLAN.

EXTERNAL MATERIALS.
Roof coverings to comprise smooth grey interlocking concrete roofing tiles, type "Edgemere" by Marley. Ridge tiles to be terracotta in contrast.

Fascias, soffits and barge boards to comprise uPVC products all coloured white.

Facing brick to main elevations to comprise Grainger Antique by Ibstock subject to supplying samples and LPA approval. Bricks to be laid in stretcher bond with natural toned mortar with a struck pointing finish. Provide smooth red brick-on-edge detailing above and below window openings to front elevation only as indicated.

Windows to comprise sealed double glazed units set in uPVC frames coloured white to match adjoining properties in opening layouts / frame styles as indicated.

Rainwater goods to comprise uPVC half round gutters and circular downpipes coloured black.

Internal Floor Area =
92.4m² (994sq ft).



EDWARDS
— HOMES —

Project.
PROPOSED RESIDENTIAL DEVELOPMENT on land at THE NORTHERN QUARTER, GLYNDWR UNIVERSITY, PLAS COCH ROAD, WREXHAM, LL11 2BZ.

Title. **THE STRATFORD - PLANS & ELEVATIONS.**

Drawing No. 10408.Str.01.dsj

Date. Jan 2021. Scale. 1:50@A1.

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