



Front Elevation



Side Elevation



Rear Elevation

IMPORTANT NOTE:

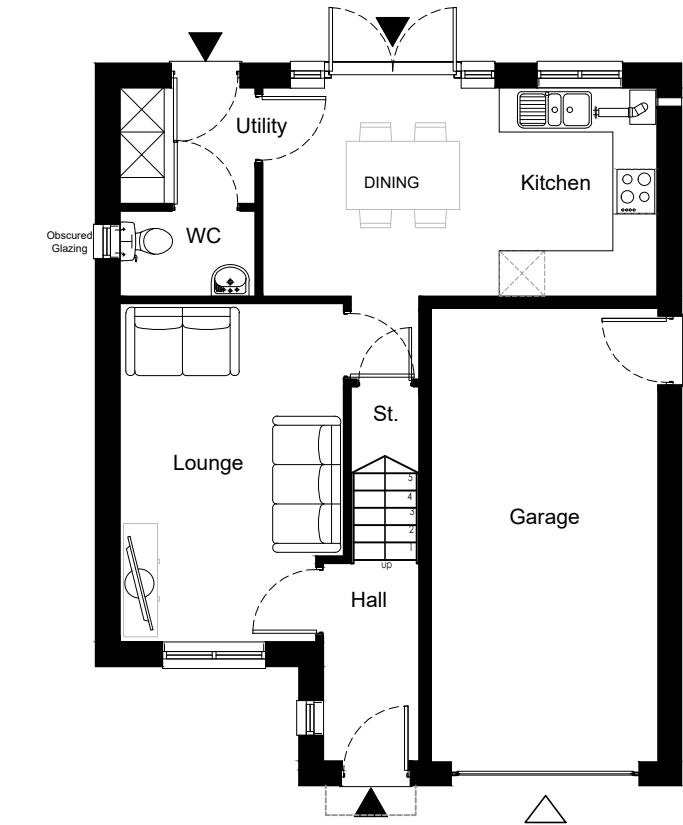
ALL DIMENSIONS AND LEVELS SHOWN ON THIS DRAWING ARE TO BE CHECKED BY THE CONTRACTOR/ MANUFACTURER PRIOR TO THE COMMENCEMENT OF ANY WORKS ON SITE OR THE MANUFACTURE OF ANY SITE COMPONENTS.

THIS DRAWING IS NOT TO BE SCALED.

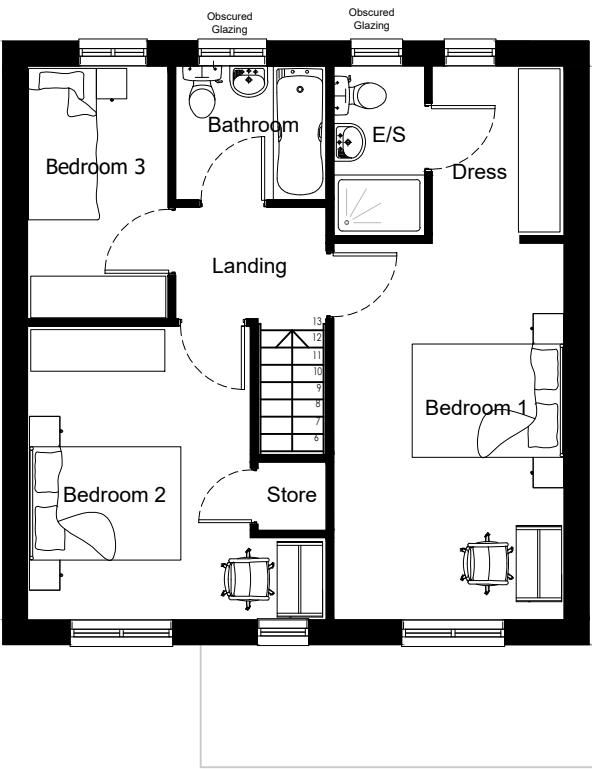
DIMENSIONS ARE INDICATED IN MILLIMETRES UNLESS CLEARLY STATED OTHERWISE.

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- Finishes Schedule
- 01. Red Engineering Brick below DPC
 - 02. Red/Brown Facing Brick
 - 03. Soldier Brick to Heads & Cills - Colour tbc
 - 04. Eurocell door _ Style - Litton_Colour tbc
 - 05. White Upvc Windows & French Doors
 - 06. 2No. 20mm Projecting Band course
 - 07. Black/White rainwater goods - colour tbc
 - 08. Upvc Fascia/Soffit & Barge board - colour tbc
 - 09. Slate Grey/Red roof tiles - refer to Material Schedule
 - 10. Up & Over Garage door - manufacturer/colour tbc
 - 11. 2 Course Detail Cill - colour tbc



Ground Floor Plan



First Floor Plan



Side Elevation

Revision:	By:	Date:

PRELIMINARY ISSUE

Baldwin Design Consultancy Ltd 4 Marina Walk, Pennington Wharf, Plank Lane, Leigh, WN7 4EZ e-mail: enquiries@baldwindesign.net www.baldwindesign.net	Client:	Watkin Jones HOMES	
	Project Title:	Residential Development	
	Address:	Llay, Wrexham	
	Drawing Title:	House Type 3B/983 Floor Plans & Elevations	
	Drawing No:	WJ/HTS/HT/3B983/01	
Dwn:	Ckd:	Date:	
AH	ST	28/01/2021	
Scale:	Paper Size:	Rev:	
1:100	A3	P1	

Housetype	3B/983	Variation	Option
Bedrooms	3	Persons	5
Sq.ft	983	Sq.m	91.6

IMPORTANT NOTE:

ALL FURNITURE AND KITCHEN LAYOUTS ON THIS DRAWING ARE SHOWN AS INDICATIVE ONLY. PLEASE REFER TO KITCHEN MANUFACTURERS DESIGNS FOR ACTUAL LAYOUT & SIZES.

