

Proposed Material Schedule

Roof - Grey fibre profile 'Galway' concrete roof tiles
 Walls - White smooth cement render, grey Minky Cedar
 cement fibre cladding, grey facing brick base course
 Windows and Doors - Attractive grey UPVC
 Garage Door - Attractive grey powder coated aluminium
 Soffits, Fascias and Verges - Attractive grey UPVC
 Rainwater Goods - Black UPVC

Do not build from this drawing
 All work to be checked on site prior to ordering of materials and construction.
 Any discrepancies to be notified in writing immediately.
 This drawing and all work pertaining to this project are copyright of the author.
 This drawing is issued solely for the purpose of obtaining approval submission only.
 No liability will be accepted for any omission on this drawing should be used for construction purposes.
 The information contained within these construction drawings do not represent complete structural details for the

Plot 1 Holywood, Dumfries, DG2 0RH 3 Bedrooms | Offers over £300,000

PROPERTY DESCRIPTION

Construction is underway to build a luxury and contemporary 3 bedroom detached home with integral garage. The anticipated completion date is June 2021. This architect designed new build home shall be finished to a high standard throughout. Downstairs accommodation comprises entrance vestibule, hallway, spacious lounge, open plan luxury bespoke dining kitchen and family room, utility room and bathroom. Access to the garden from patio doors in the family room and rear door from the utility room. Upper floor accommodation comprises landing, bathroom and 3 double bedrooms :- the master bedroom has en-suite facilities and a dressing area, bedroom 2 has en-suite facilities and fitted wardrobes and bedroom 3 is en-suite and has fitted wardrobes. This property is set in the pleasant rural village of Holywood with local amenities and Primary School. Holywood is only 3.7 miles from Dumfries Town Centre which offers a range of amenities including supermarkets, restaurants, Primary and Secondary Schools. There is easy access to the A76 and to Dumfries by-pass for commuters travelling to Ayr, Edinburgh, Glasgow or south to Carlisle and beyond.

You will find attached to these sales particulars detailed floor plans, architect drawings and 3 D video footage of the property.

RoomSketcher Live 3D Floor 1 3.mp4

RoomSketcher Live 3D Floor 2 3.mp4

Viewings contact selling Agent on (01387) 266250

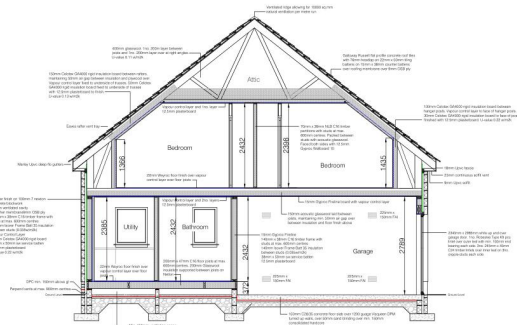
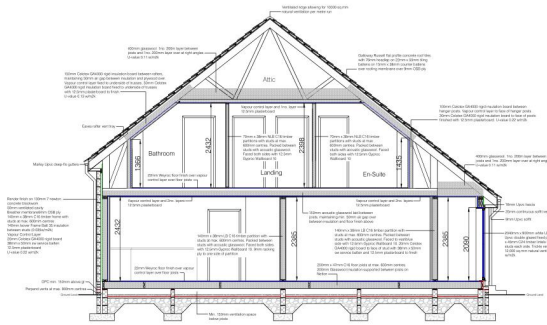
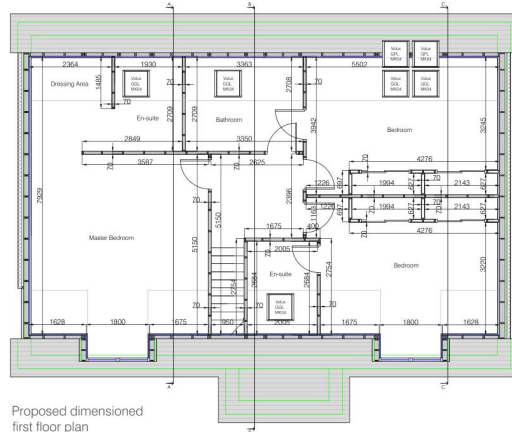
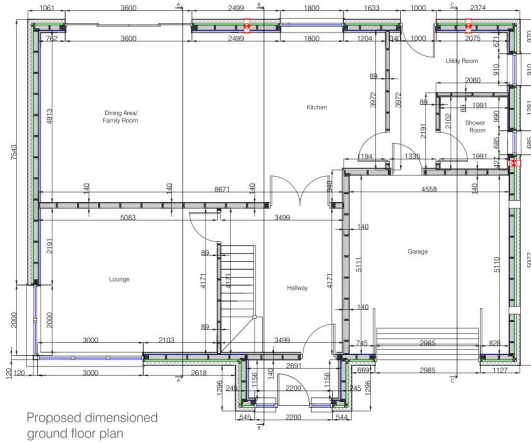
KEY FEATURES


- Double glazed throughout
- Air sourced heating
- 3 bedrooms all en-suite
- Driveway
- Garage
- Rural location

GGM&W

FLOOR PLANS

Plot 1



 Viewfield, Craichapel, Closeburn, Thornhill, DG3 5HJ Mob: 07796 684 236 E-mail: homeryoungdesign@gmail.com	Client Address Holywood Developments, 6 Dercongal Road, Holywood	Project Proposed Erection of 2no. Detached Dwelling Houses	Application Stage 2 Building Warrant	Scale 1:50 @ A1	Date November 2020
	Site Address Former Holywood Hall Site, Holywood, Dumfries	Drawing Title Proposed Dimensioned Floor Plans and Sections B-B and C-C - Plot 1	Drawing No. 0009.20/BW/010	Drawn By Homer Young BSc Hons	Revision

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