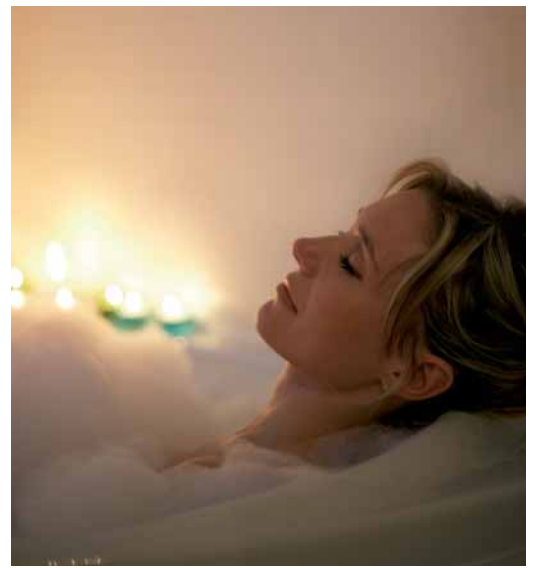




2 bed apartments
2, 3 & 4 bed homes
Connaught Green, Anfield

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Existing Development



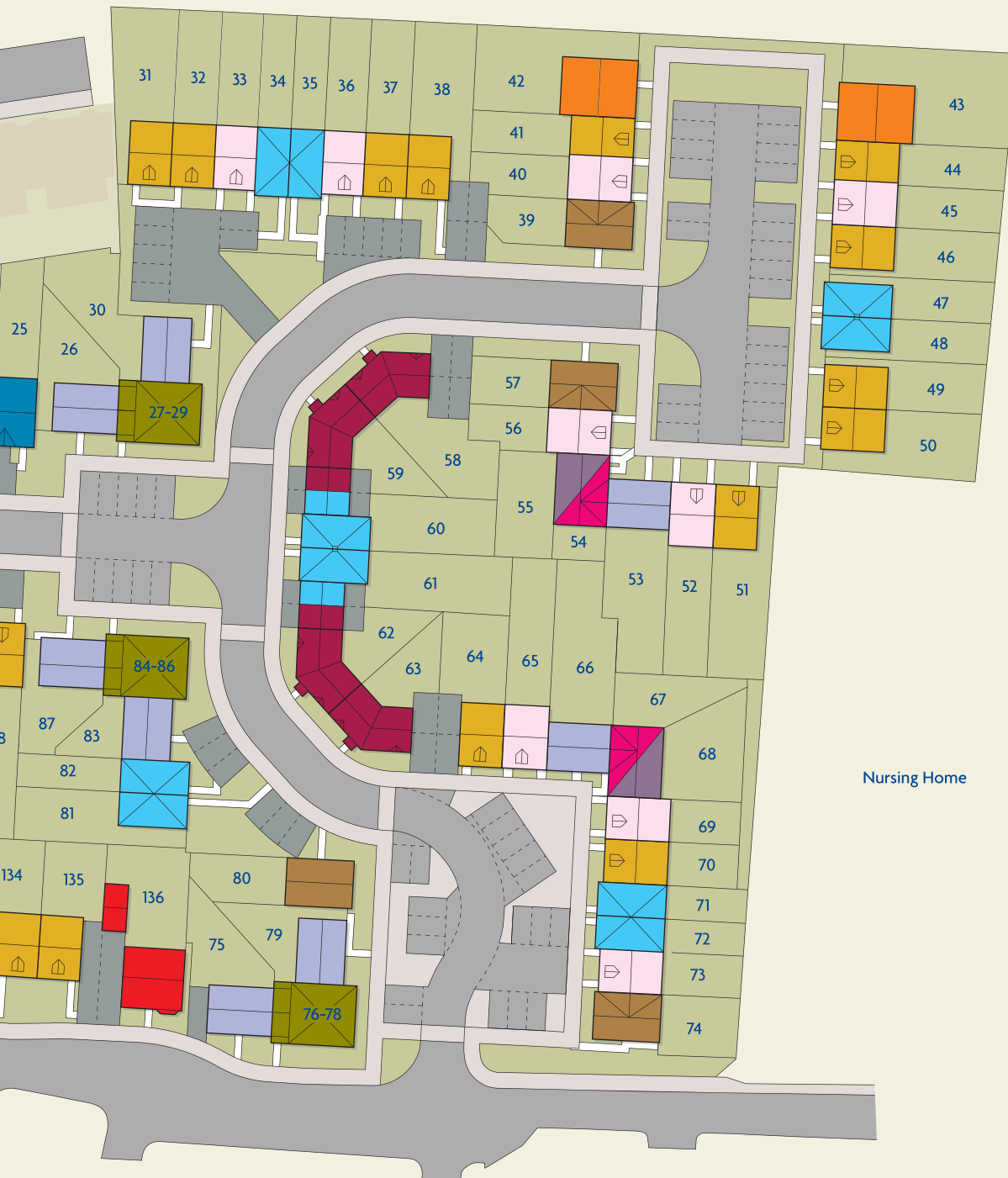
Existing Development



Connaught Green Plot information

Less than two miles from the vibrant centre of Liverpool, European City of Culture 2008, and with a wide choice of parks and green spaces within walking distance, Connaught Green brings stylish, modern housing into the Victorian residential terraces of Anfield. Close to the conservation area of Newsham Park, and just fifteen minutes walk from the Liverpool and Everton football grounds, this is an ideal urban base in a wonderfully stimulating city.

Existing Development



Existing Buildings

The Appleton see page 02
The Carrington see page 02
The Castlewood see page 05
The Richmond see page 06
The Edgeworth 1 see page 07
The Edgeworth 2 see page 07
The Belmont see page 10
The Tolkien see page 11
The Darwin see page 12
The Darwin Special see page 13
The Collins see page 14
The Kipling see page 15
The Price see page 16
The Beckett see page 17
The Tarporley see page 18
The Radcliffe see page 19

The artist's impressions (computer-generated graphics) have been prepared for illustrative purposes and are indicative only. They do not form part of any contract, or constitute a representation or warranty. External appearance may be subject to variation upon completion of the project. Please note that the site plan is not drawn to scale.

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- 01 Welcome home
- 02 Apartment floor plans
- 08 Apartment specification
- 10 Housetype floor plans
- 20 Housetype specification
- 22 Location
- 24 Other developments

2 bed apartments The Appleton

Plots

GF: 27,76,84*,95,108,114,119*
FF: 28,77,85*,96,109,115,120*
SF: 29,78,86*,97,110,116,121*

Key features

dual-aspect windows to living area
en-suite shower room

Designed for the urban professional lifestyle, these enormously practical apartments focus on an open-plan living area, brightly lit by dual-aspect windows and incorporating an expertly planned and fitted kitchen. The master bedroom includes a convenient en-suite shower room, and the corridor-style hallway presents a perfect setting for family pictures or favourite antiques.

2 bed apartments The Carrington

Plots

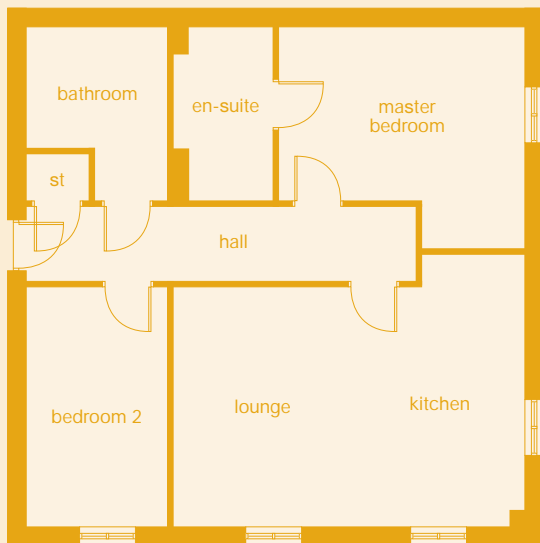
GF: 93,98,101,105,111
FF: 94,99,102,106,112
SF: 100,103,107
TF: 104

Key features

generous storage space
en-suite shower room

The harmonious symmetry of this striking building, with its contrasting brick banding and arched windows, reflects the attention to detail found throughout the apartments. L-shaped hallways and unusually angled walls have been introduced to create stimulating interior spaces. Features like the large en-suite shower and the generous storage space ensure that these homes are as practical as they are attractive.

The Appleton



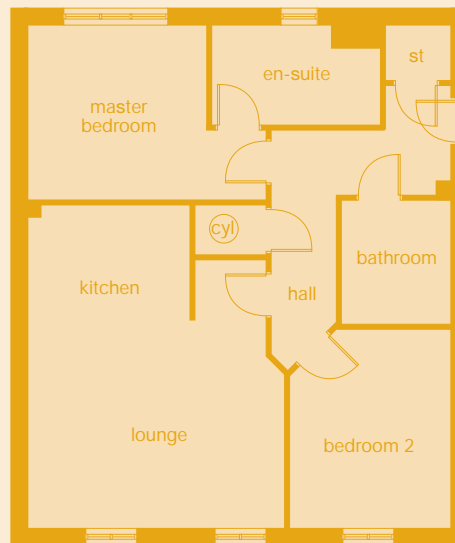
The Appleton

room dimensions:

lounge/kitchen	5.015m x 3.870m	16'5" x 12'8"
master bedroom	3.522m x 3.132m	11'7" x 10'3"
en-suite	2.532m x 1.420m	8'4" x 4'8"
bedroom 2	3.350m x 1.987m	11'0" x 6'6"
bathroom	2.532m x 1.960m	8'4" x 6'5"

*Plots are a mirror-image of plans shown above.

The Carrington



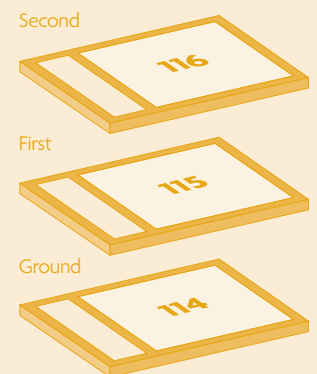
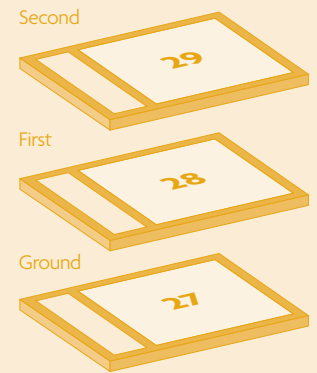
The Carrington

room dimensions:

lounge/kitchen	5.029m x 3.956m	16'6" x 13'0"
master bedroom	3.664m x 2.685m _{max}	12'0" x 8'10"
en-suite	2.630m x 1.500m	8'8" x 4'11"
bedroom 2	3.063m x 2.510m	10'1" x 8'3"
bathroom	1.960m x 1.700m	6'5" x 5'7"

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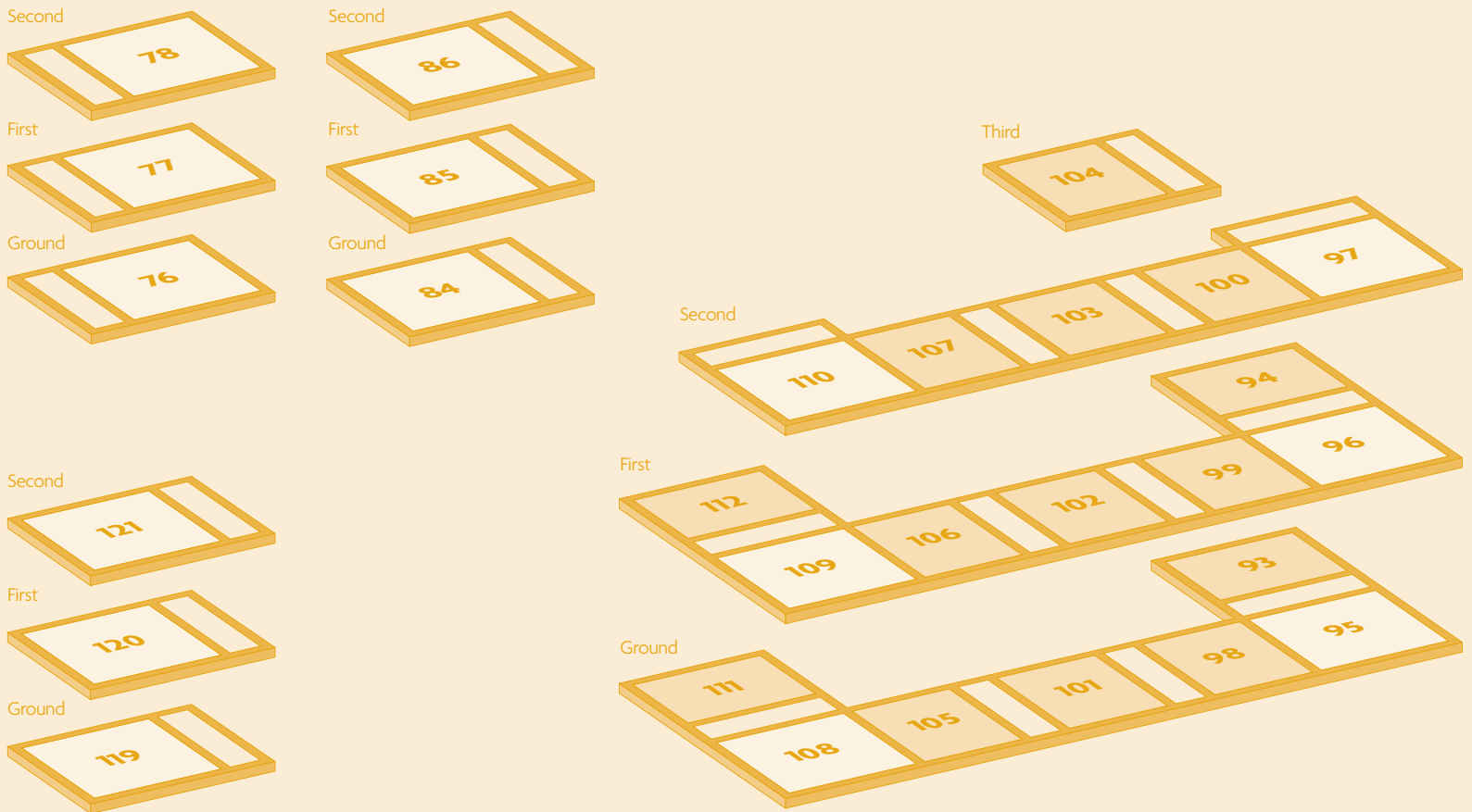
Exploded View of Appleton Blocks





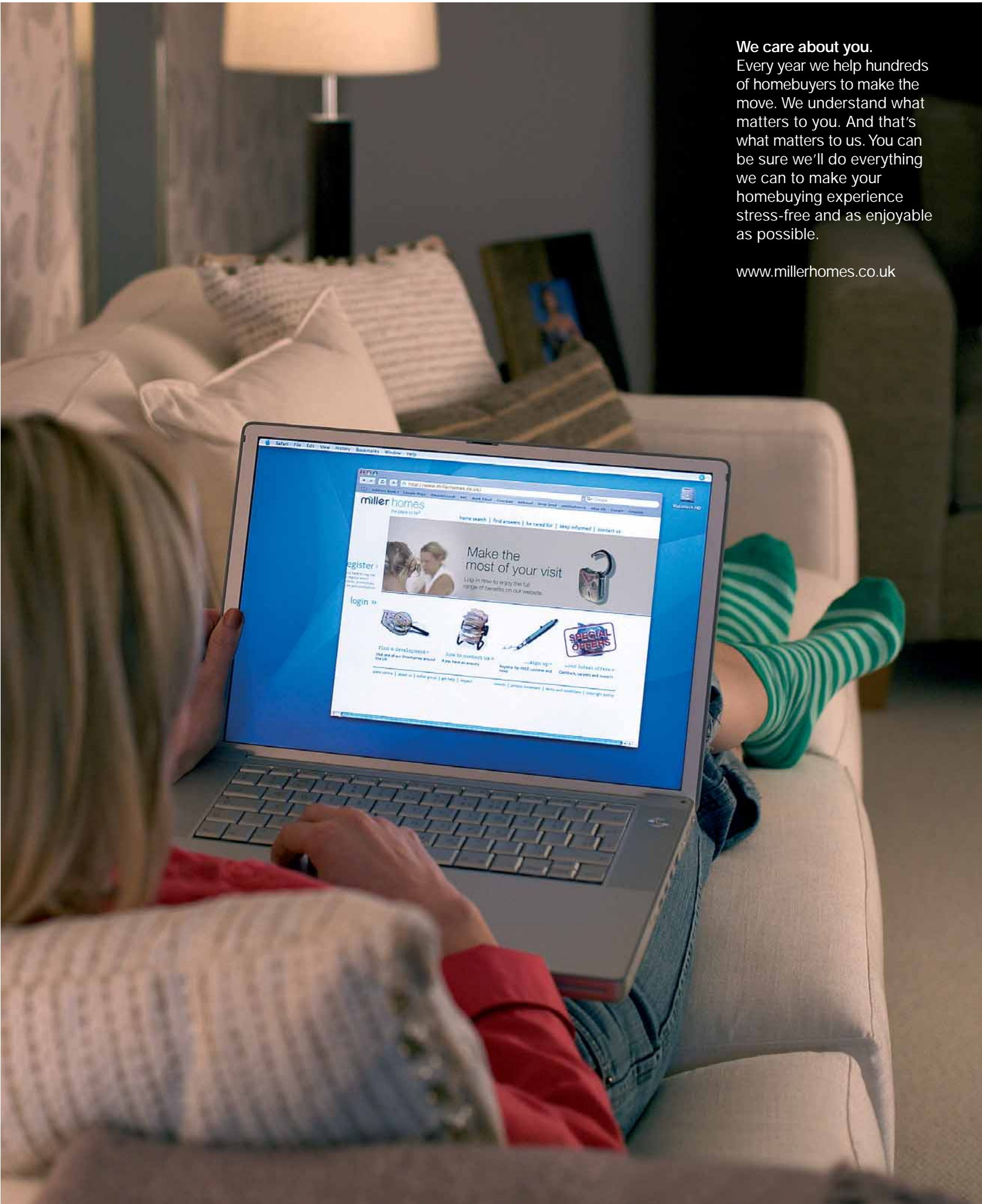
Please note: image shows elevation for plots 93-112 only.
Please see Sales Adviser for further details.

Exploded View of Appleton/Carrington Block



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Please note: elevational treatments may vary.

2 bed apartments The Castlewood

Plots

GF: 1,2

FF: 3,4

SF: 5,6

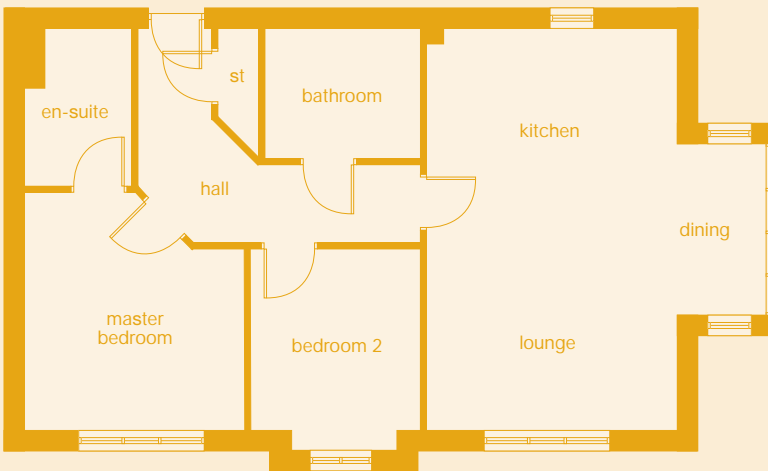
Key features

L-shaped hallway

dining bay with triple windows

Entered via a broad angled hallway, the Castlewood apartments focus on an excitingly innovative living area featuring panoramic, dual-aspect windows and a charming dining bay with windows on three sides. The convenience of the open-plan layout is complemented by the bright, unusual interior space, to make this an apartment in which leisurely, relaxed entertaining will be an enormous pleasure.

The Castlewood



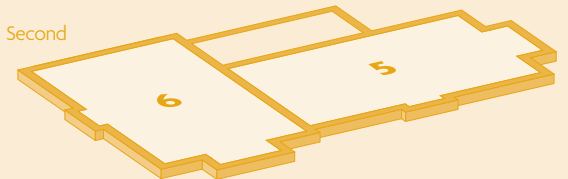
The Castlewood

room dimensions:

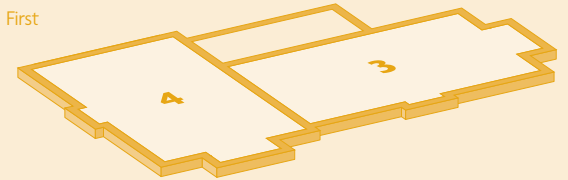
lounge/dining/kitchen	5.555m x 4.753m _{max}	18'3" x 15'7"
master bedroom	3.280m x 3.010m	10'9" x 9'11"
en-suite	2.175m x 1.445m	7'2" x 4'9"
bedroom 2	2.807m x 2.395m _{max}	9'3" x 7'10"
bathroom	2.175m x 1.800m	7'2" x 5'11"

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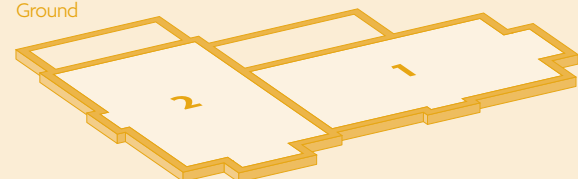
Second



First



Ground



2 bed apartments The Richmond

Plots

GF: 7
FF: 8
SF: 9

Key features

secure cycle store
en-suite to master bedroom

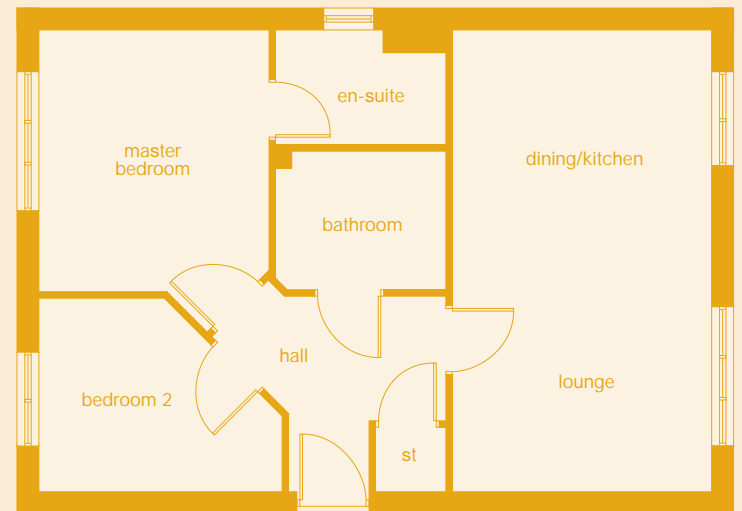
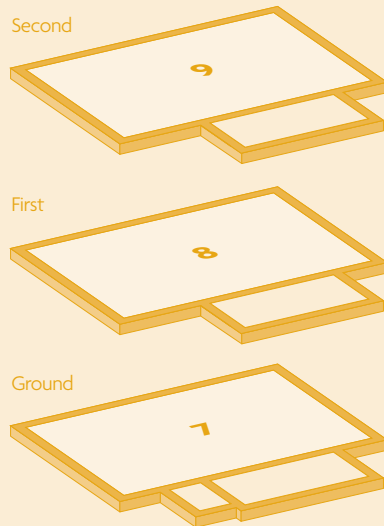
With its bright entrance lobby and stairwell giving access to just three homes, this delightful building has an inviting sense of individuality. Each apartment features a hallway that broadens out from an entry vestibule to a welcoming pentagonal space, and the shape of the hall is carried through to create a fascinating second bedroom and an attractive angled entrance set into the master bedroom.



Please note: elevational treatments may vary.



The Richmond



The Richmond

room dimensions:

lounge/dining/kitchen	5.950m x 3.375m	19'6" x 11'1"
master bedroom	3.373m x 2.975m	11'1" x 9'9"
en-suite	2.200m x 1.475m	7'3" x 4'10"
bedroom 2	3.152m x 2.477m	10'4" x 8'2"
bathroom	2.200m x 1.800m	7'3" x 5'11"

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Please note: elevational treatments may vary.

2 bed apartments The Edgeworth 1 & 2

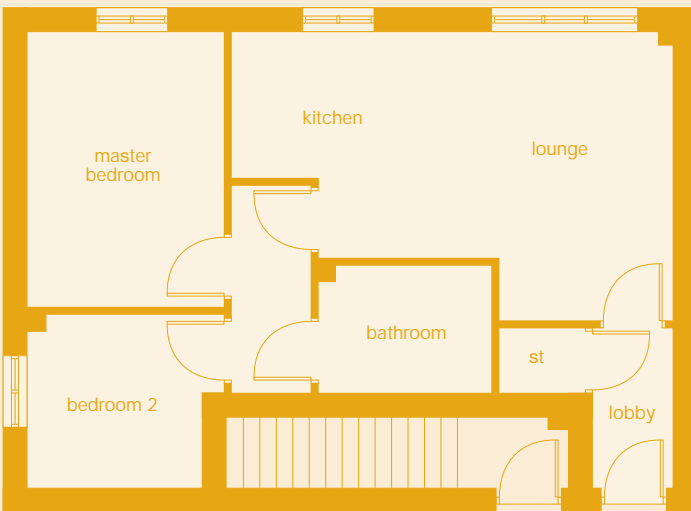
Plots
GF: 54, 67
FF: 55, 68

Key features
private courtyard parking
private back garden

While they share a stimulating, modern approach to residential design, the Edgeworth apartments are strikingly different in layout, giving each its own distinctive character. The ground floor home incorporates an entrance lobby opening on to a living area which leads in turn to a second hallway, while the upper dwelling is arranged around a large gallery landing. A delightful archway into the kitchen combines open-plan convenience with a dash of elegance.

The Edgeworth 1 – Ground Floor

The Edgeworth 2 – First Floor



The Edgeworth 1 – Ground Floor

room dimensions:

lounge	3.074m x 3.985m _{max}	10'1" x 13'1"
kitchen	2.835m x 3.075m _{max}	9'4" x 10'1"
master bedroom	2.600m x 3.725m	8'6" x 12'3"
bedroom 2	2.300m x 2.300m	7'7" x 7'7"
bathroom	2.300m x 1.700m	7'7" x 5'7"

The Edgeworth 2 – First Floor

room dimensions:

lounge	3.139m x 3.725m	10'4" x 12'3"
kitchen/breakfast	2.470m x 3.725m	8'1" x 12'3"
master bedroom	2.800m x 3.725m	9'2" x 12'3"
bedroom 2	2.800m x 2.300m	9'2" x 7'7"
bathroom	1.700m x 2.300m	5'7" x 7'7"

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Apartment Specification

Connaught Green

	Appleton	Carrington	Castlewood	Richmond	Edgeworth
Kitchens and utilities					
stainless steel canopy extractor hood	✓	✓	✓	✓	✓
stainless steel splashback	✓	✓	✓	✓	✓
① stainless steel single electric oven	✓	✓	✓	✓	✓
black glass electric or gas hob	✓	✓	✓	✓	✓
plumbed space for washing machine	✓	✓	✓	✓	✓
space for fridge-freezer	✓	✓	✓	✓	✓
3-spot chrome track ceiling lights	✓	✓	✓	✓	✓
② plastic switches and sockets	✓	✓	✓	✓	✓
stainless steel 1½ sink and monobloc tap (where layouts permit)	✓	✓	✓	✓	✓
plumbing for dishwasher	✓	✓	✓	✓	✓
post-formed or square-edged worktops with upstand	✓	✓	✓	✓	✓
upstand on worktop and stainless steel splashback behind hob	✓	✓	✓	✓	✓
Bathrooms and en-suites					
③ minimum of one complete shower	✓	✓	✓	✓	✓
bathrooms without separate shower will have a rinser/mixer handset	✓	✓	✓	✓	✓
④ 'Bristan Club' chrome taps	✓	✓	✓	✓	✓
'Sandringham' sanitaryware	✓	✓	✓	✓	✓
450mm high tiling above bath and 150mm above basin	✓	✓	✓	✓	✓
full-height tiling around shower enclosures	✓	✓	✓	✓	✓
white ceiling downlighters	✓	✓	✓	✓	✓
Electrical					
TV sockets in lounge and master bedroom	✓	✓	✓	✓	✓
telephone sockets in lounge and master bedroom	✓	✓	✓	✓	✓
ready installed digital Sky+ ready aerial	✓	✓	✓	✓	✓

- ✓ yes
- optional extra
- not available



	Appleton	Carrington	Castlewood	Richmond	Edgeworth
Security					
door entry system	✓	✓	✓	✓	✓
double-locking front door system	✓	✓	✓	✓	✓
uPVC fascias, soffits and bargeboards (where planning permits)	✓	✓	✓	✓	✓
dry roofing systems to ridges, verges and hips	✓	✓	✓	✓	✓
Heating					
double-glazing to all windows	✓	✓	✓	✓	✓
gas-fired wet radiators or electric wall panel heaters	✓	✓	✓	✓	✓
⑤ thermostatically controlled radiators to all rooms (except where roomstat is fitted)	✓	✓	✓	✓	✓
Decorative					
smooth finish ceilings	✓	✓	✓	✓	✓
French doors (where applicable)	✓	✓	✓	✓	✓
house numbers ready fitted	✓	✓	✓	✓	✓
woodwork painted White	✓	✓	✓	✓	✓
walls painted Gardenia or Barley White	✓	✓	✓	✓	✓
stop-chamfered spindles to stairs	✓	✓	✓	✓	✓
⑥ Jeldwen MDF foil wrapped semi-solid or fire-rated doors (room specific)	✓	✓	✓	✓	✓
100mm skirting and 50mm architrave	✓	✓	✓	✓	✓

All customer choices and optional extras can only be included at an early stage of building construction. Please check with the Sales Adviser for specific details.

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Photography represents typical Miller Homes' fittings and options.



2 bed home The Belmont

Plots
42,43*

Key features

decorative entrance canopy
French doors
en-suite shower room

With its ornamental entrance canopy surmounted by an attractive pediment that enlivens the roof line, the Belmont has classic appeal that introduces a comfortable and attractive interior. The welcoming L-shaped hallway leads through to a spacious lounge dominated by French doors that add a fresh, light character to the room, and the en-suite master bedroom is a delightful synthesis of style and practicality.



Please note: elevational treatments may vary.



Ground Floor



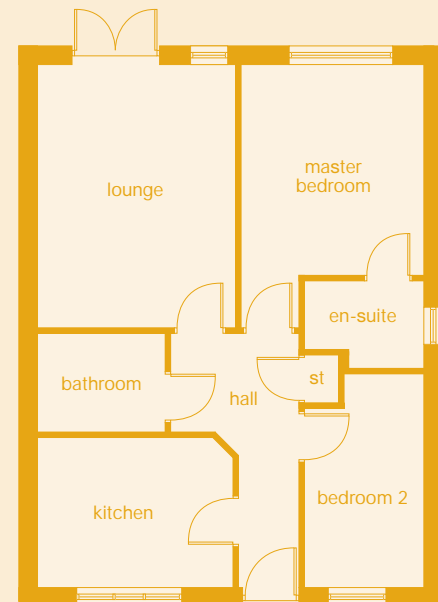
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Ground Floor

room dimensions:

lounge	4.482m x 3.375m	14'8" x 11'1"
kitchen	3.382m x 2.568m	11'1" x 8'5"
master bedroom	3.175m x 4.482m _{max}	10'5" x 14'8"
en-suite	2.075m x 1.500m	6'10" x 4'11"
bedroom 2	3.688m x 2.075m	12'0" x 6'10"
bathroom	2.175m x 1.700m	7'2" x 5'7"

*Plot is a mirror-image of plan shown above.

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Please note: elevational treatments may vary.

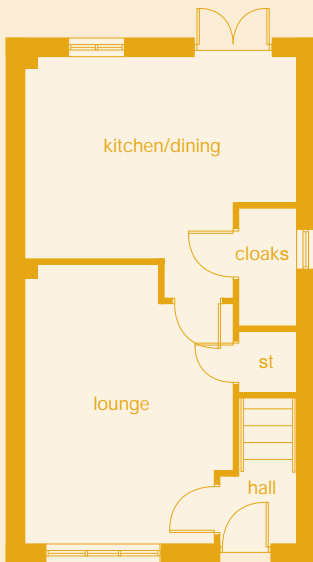
3 bed home The Tolkien

Plots
11*,12

Key features
French doors
duplex master bedroom
en-suite shower room
dormer window

The Tolkien features a fascinating duplex master bedroom that incorporates a bright entry vestibule on the first floor and an integral staircase rising to a charming dormer room with en-suite shower, creating an exciting blend of the traditional and the innovative. On the ground floor, the arrangement of the lounge and the adjoining kitchen, with its light, airy dining area opening on to the garden, presents an enormously practical setting for family life.

Ground Floor



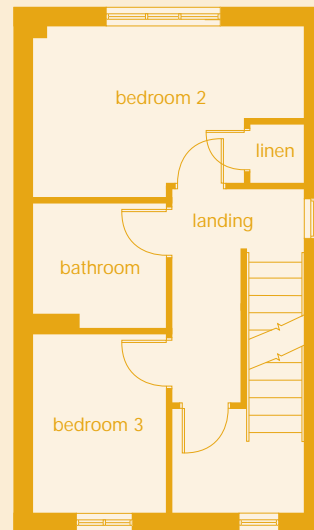
Ground Floor

room dimensions:

lounge	3.185m x 4.255m	10'5" x 14'0"
kitchen/dining	4.140m x 3.075m	13'7" x 10'1"
cloakroom	0.855m x 1.800m	2'10" x 5'11"

*Plot is a mirror-image of plans shown above.

First Floor

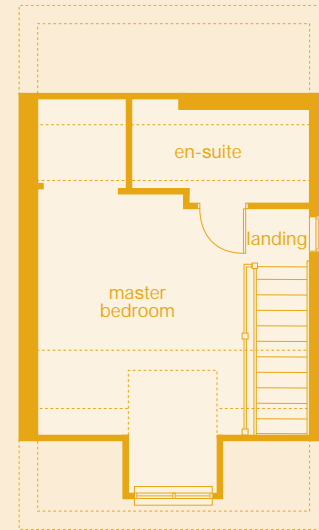


First Floor

room dimensions:

bedroom 2	4.140m x 2.596m	13'7" x 8'6"
bedroom 3	2.015m x 2.724m	6'7" x 8'11"
bathroom	2.015m x 1.910m	6'7" x 6'3"

Second Floor



Second Floor

room dimensions:

master bedroom	3.128m x 3.624m	10'3" x 11'11"
en-suite	2.677m x 1.544m	8'9" x 5'1"

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3 bed home The Darwin

Plots

14,19*, 26, 30, 53, 66, 75, 79, 83*, 87, 113*, 117, 118*, 122, 127

Key features

twin French doors
gallery landing
en-suite shower room

The brick window arches and decorative entrance canopy make an inviting first impression that is reinforced as you explore the Darwin. The wonderfully bright, flexible lounge, with its front-facing window and French doors, offers plenty of space for entertaining, and the second set of French doors in the dining area not only carry the bright, fresh ambience throughout the public rooms, they help to integrate the garden into the living space.

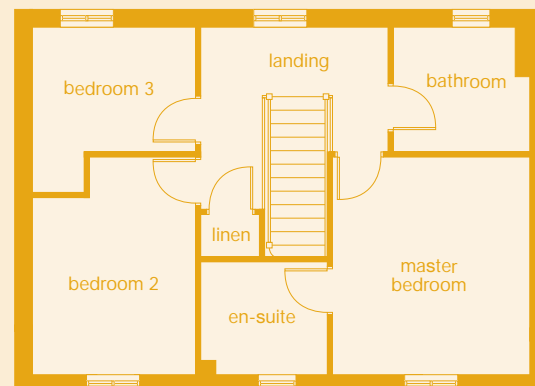
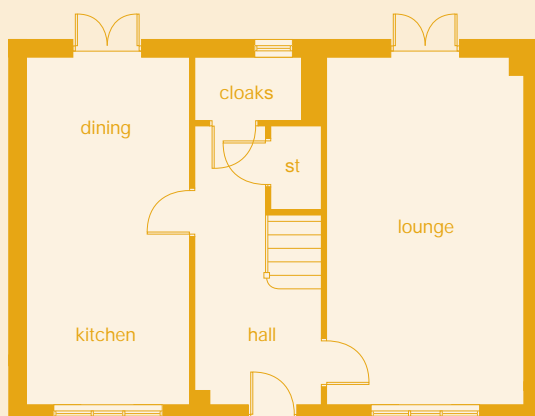


Please note: image shows elevation for plots 14, 19, 26, 30, 83, 87, 113 & 117 only.
Please see Sales Adviser for further details.



Ground Floor

First Floor



Ground Floor

room dimensions:

lounge	3.080m x 5.450m	10'1" x 17'11"
kitchen/dining	2.565m x 5.450m	8'5" x 17'11"
cloakroom	1.637m x 0.938m	5'4" x 3'1"

*Plots are a mirror-image of plans shown above.

First Floor

room dimensions:

master bedroom	3.130m x 3.450m	10'3" x 11'4"
en-suite	1.905m x 1.760m	6'3" x 5'9"
bedroom 2	2.565m x 2.574m _{max}	8'5" x 8'5"
bedroom 3	2.565m x 3.500m _{max}	8'5" x 11'6"
bathroom	2.084m x 1.900m	6'10" x 6'3"

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Please note: image shows elevation for plots 39 & 57 only.
Please see Sales Adviser for further details.

3 bed home The Darwin Special

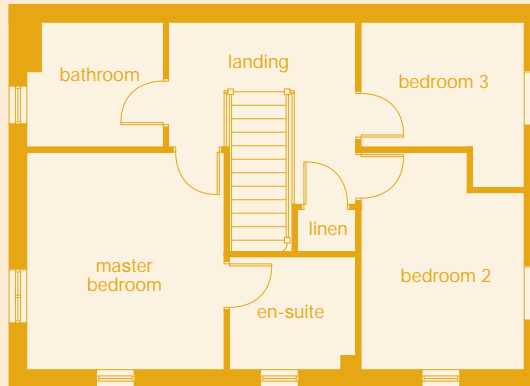
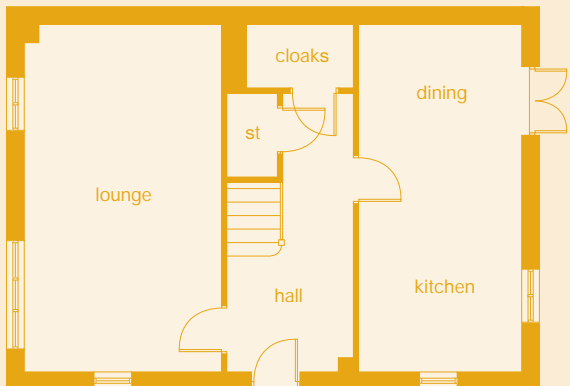
Plots
39*, 57, 74, 80, 124, 126

Key features
French doors
gallery landing
en-suite shower room

The dual-aspect windows that introduce such a welcoming feel into the lounge of this superb family home are echoed by further dual-aspect views from the kitchen and two of the bedrooms, giving the whole house a really special sense of light and space. And the French doors that open out from the dining area create a wonderful setting for leisurely dining followed, in summer, by coffee on the lawn.

Ground Floor

First Floor



Ground Floor

room dimensions:

lounge	3.080m x 5.450m	10'1" x 17'11"
kitchen/dining	2.565m x 5.450m	8'5" x 17'11"
cloakroom	1.637m x 0.938m	5'4" x 3'1"

* Plot is a mirror-image of plans shown above.

First Floor

room dimensions:

master bedroom	3.130m x 3.450m	10'3" x 11'4"
en-suite	1.905m x 1.760m	6'3" x 5'9"
bedroom 2	2.565m x 2.574m _{max}	8'5" x 8'5"
bedroom 3	2.565m x 3.500m _{max}	8'5" x 11'6"
bathroom	2.084m x 1.900m	6'10" x 6'3"

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3 bed home The Collins

Plots

34, 35*, 47, 48*, 60†, 61*†, 71, 72*, 81, 82*

Key features

decorative entrance canopy

French doors

en-suite shower room

dressing area

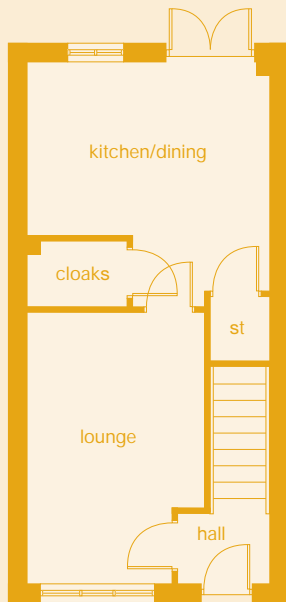
The entire second floor of the Collins is given over to a luxurious master bedroom with a feature archway leading through into a separate dressing area set alongside the en-suite shower room, producing an immensely comfortable and stylish personal space. The bright landing presents an ideal setting for favourite pictures, and the third bedroom offers the potential to create a practical home office or computer suite.



Please note: elevational treatments may vary.



Ground Floor



Ground Floor

room dimensions:

lounge	2.770m x 4.179m	9'1" x 13'9"
kitchen/dining	3.725m x 3.751m	12'3" x 11'9"
cloakroom	1.555m x 1.000m	5'1" x 3'3"

*Plots are a mirror-image of plans shown above.

†Please note: plots 60 & 61 have an attached garage.

First Floor

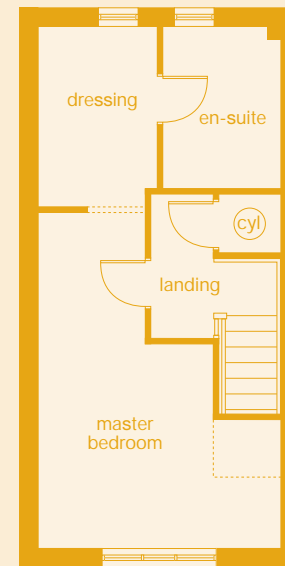


First Floor

room dimensions:

bedroom 2	3.725m x 3.486m	12'3" x 11'5"
bedroom 3	1.700m x 3.032m	5'7" x 9'11"
bathroom	1.700m x 2.158m	5'7" x 7'1"

Second Floor



Second Floor

room dimensions:

master bedroom	3.725m x 5.170m	12'3" x 17'0"
en-suite	1.793m x 2.486m	5'11" x 8'2"
dressing	1.832m x 2.780m	6'0" x 9'1"

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Please note: elevational treatments may vary.

3 bed home The Kipling

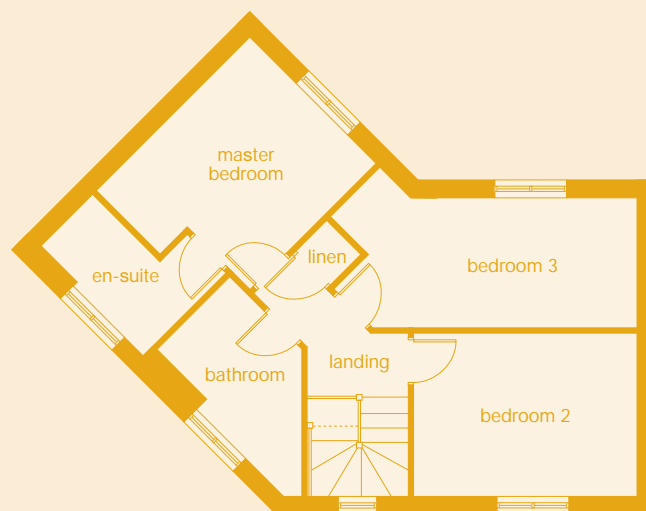
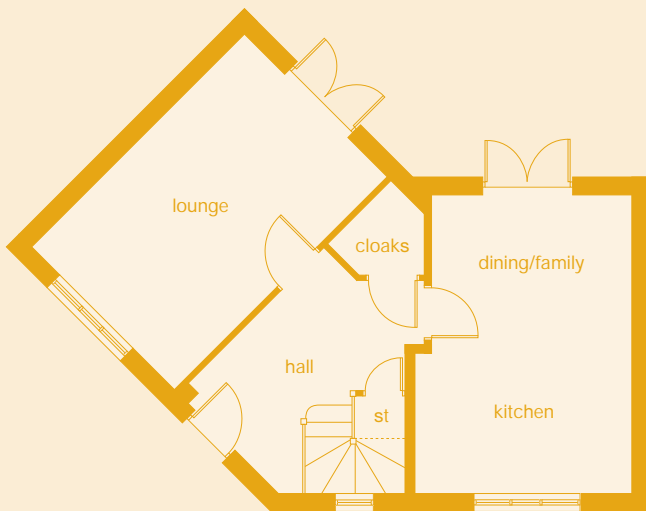
Plots
58*, 59, 62*, 63

Key features
twin French doors
downstairs cloakroom
en-suite to master bedroom

The angled frontage of the Kipling is reflected in a number of fascinating interior spaces, from the inviting hallway to the unusual bathroom. Both the lounge and the spacious kitchen and dining/family area have front-facing windows complemented by French doors opening out to the garden.

Ground Floor

First Floor



Ground Floor

room dimensions:

lounge	3.220m x 4.964m	10'11" x 16'3"
dining/family	3.350m x 2.639m	11'0" x 8'8"
kitchen	3.650m x 2.325m	12'0" x 7'8"
cloakroom	1.445m x 1.489m	4'9" x 4'11"

*Plots are a mirror-image of plans shown above.

First Floor

room dimensions:

master bedroom	2.971m x 2.938m	9'9" x 9'8"
en-suite	1.926m x 2.477m	6'4" x 8'2"
bedroom 2	3.700m x 2.704m	12'2" x 8'10"
bedroom 3	4.439m x 2.160m	14'7" x 7'1"
bathroom	3.253m x 1.926m	10'8" x 6'4"

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3 bed home

The Price

Plots

18*, 33, 36*, 40, 45*, 52, 56*, 65, 69*, 73*, 92*, 129

Key features

French doors
gallery landing
en-suite shower room

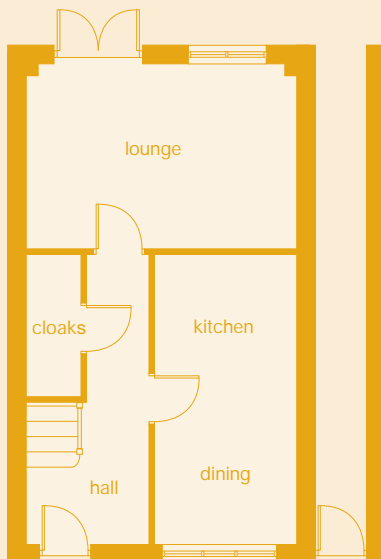
The French doors that distinguish the broad lounge of the Price not only add an attractive focal point to the room, they soften the barrier between the interior and the garden. In summer, the fresh air and scents of outdoors can be brought flooding into the home, and in winter the garden birds can be enjoyed in cosy comfort. On the second floor, the dormer master bedroom has a charm all of its own.



Please note: elevational treatments may vary.



Ground Floor

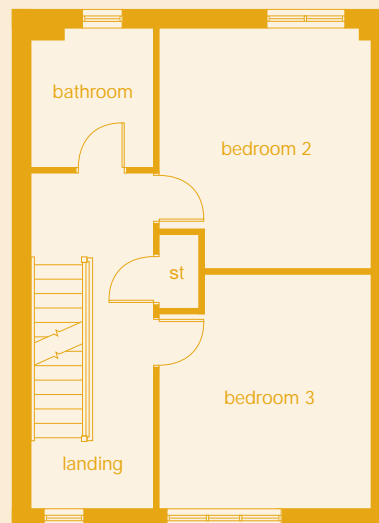


Ground Floor

room dimensions:

lounge	4.150m x 2.860m	13'7" x 9'5"
kitchen/dining	4.470m x 2.165m	14'8" x 7'1"
cloakroom	0.855m x 2.205m	2'10" x 7'3"

First Floor

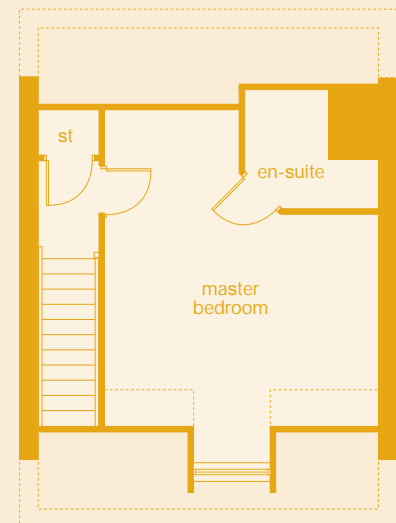


First Floor

room dimensions:

bedroom 2	3.720m x 3.358m	12'2" x 11'0"
bedroom 3	3.610m x 3.358m	11'10" x 11'0"
bathroom	2.150m x 1.885m	7'1" x 6'2"

Second Floor



Second Floor

room dimensions:

master bedroom	4.824m x 4.318m	15'10" x 14'2"
en-suite	2.160m x 1.770m	7'1" x 5'10"

*Plots are a mirror-image of plans shown above.

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Please note: elevational treatments may vary.

4 bed home The Beckett

Plots

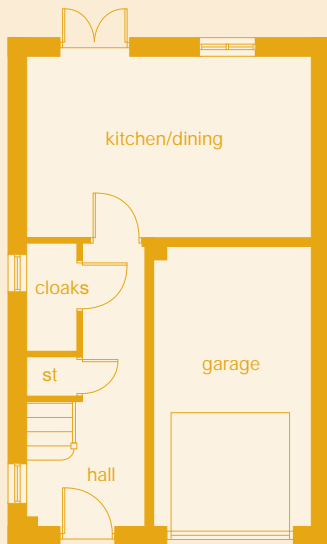
16,17*, 23, 24, 25*, 89, 90*, 91*, 130, 131, 132*

Key features

integral garage
French doors and French windows
en-suite to master bedroom

This superb family home features a broad, comfortable lounge into which the French window and attractive Juliet balcony bring a delightful focal point, as well as a bright, open atmosphere. With its ground-floor dining-room and a master bedroom which boasts the luxury of en-suite facilities, the Beckett has a genuinely distinctive character.

Ground Floor



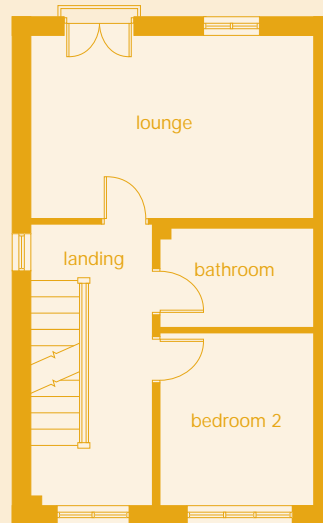
Ground Floor

room dimensions:

kitchen/dining	4.840m x 3.105m	15'11" x 10'2"
cloakroom	0.855m x 1.815m	2'10" x 5'11"

*Plots are a mirror-image of plans shown above.

First Floor

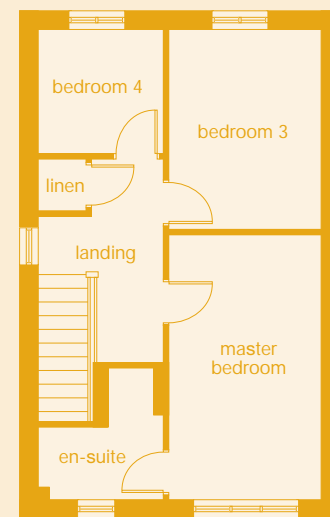


First Floor

room dimensions:

lounge	4.840m x 3.150m	15'11" x 10'4"
bedroom 2	2.625m x 2.950m	8'7" x 9'8"
bathroom	2.625m x 1.700m	8'7" x 5'7"

Second Floor



Second Floor

room dimensions:

master bedroom	2.600m x 4.500m	8'6" x 14'9"
en-suite	2.140m x 2.230m	7'0" x 7'4"
bedroom 3	2.600m x 3.450m	8'6" x 11'4"
bedroom 4	2.140m x 2.150m	7'0" x 7'1"

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4 bed home

The Tarporley

Plots

13,15,20*,31,32,37*,38*,41*,44,46*,
49,50*,51,64,70,88,133*,134,135*

Key features

decorative entrance canopy
French doors to dining area

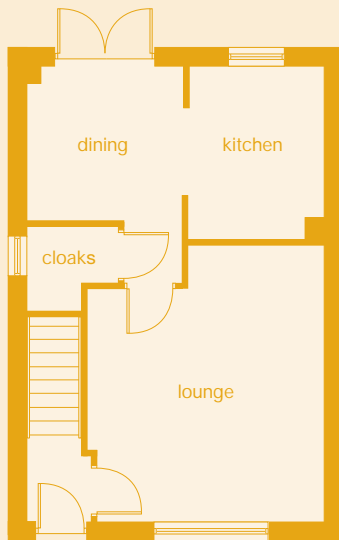
A spacious, welcoming family home, the Tarporley has a host of attractive features. The subtle division between kitchen and dining area brings open-plan convenience, allowing you to chat to guests while fetching the coffee, yet keeping the household chores out of the way. In the superb master bedroom that occupies the whole top floor, the en-suite shower room makes queuing for the bathroom during the morning rush a thing of the past.



Please note: elevational treatments may vary.



Ground Floor



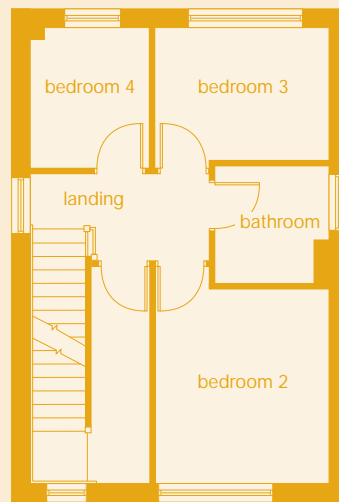
Ground Floor

room dimensions:

lounge	4.480m x 3.862m	14'8" x 12'8"
kitchen	2.800m x 2.200m	9'2" x 7'3"
dining	2.537m x 2.500m	8'4" x 8'2"
cloakroom	1.450m x 1.337m	4'9" x 4'5"

*Plots are a mirror-image of plans shown above.

First Floor

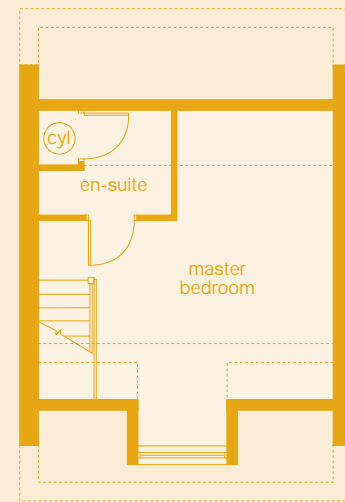


First Floor

room dimensions:

bedroom 2	3.115m x 2.860m	10'3" x 9'5"
bedroom 3	2.852m x 2.185m	9'4" x 7'2"
bedroom 4	2.292m x 1.885m	7'6" x 6'2"
bathroom	1.900m x 1.897m	6'3" x 6'3"

Second Floor



Second Floor

room dimensions:

master bedroom	4.850m x 4.100m	15'11" x 13'5"
en-suite	2.188m x 1.670m	7'2" x 5'6"

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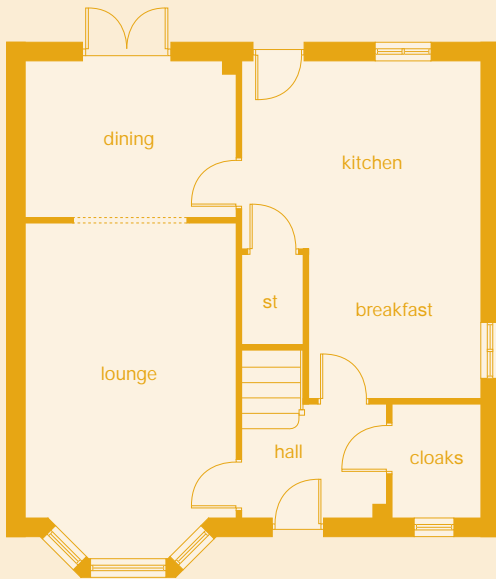
4 bed home The Radcliffe

Plots
10*, 21, 22, 123, 125*, 128*, 136*

Key features
bay window
feature archway into dining-room
French doors
en-suite shower room

Complementing the large family kitchen with its spacious informal dining area, sure to become the busy hub of family life, the superb lounge of the Radcliffe features a traditional bay window and an elegant archway leading to a bright dining area, forming an impressive suite that will add great pleasure to entertaining. And with four bedrooms upstairs, there is always space for privacy when the mood demands it.

Ground Floor



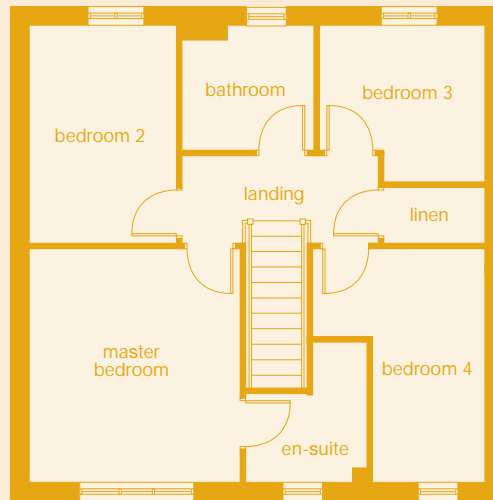
Ground Floor

room dimensions:

lounge	3.250m x 5.153m _{max}	10'8" x 16'11"
kitchen/breakfast	3.650m x 5.190m	12'0" x 17'0"
dining	3.250m x 2.390m	10'8" x 7'10"
cloakroom	1.310m x 1.760m	4'4" x 5'9"

* Plots are a mirror-image of plans shown above.

First Floor



First Floor

room dimensions:

master bedroom	3.300m x 3.590m	10'10" x 11'9"
en-suite	1.830m x 2.147m	6'0" x 7'1"
bedroom 2	2.250m x 3.360m	7'5" x 11'0"
bedroom 3	2.560m x 2.390m	8'5" x 7'10"
bedroom 4	2.620m x 3.590m	8'7" x 11'9"
bathroom	2.040m x 1.900m	6'8" x 6'3"

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Housetype Specification

Connaught Green

Kitchens and utilities

	Belmont	Tolkien	Darwin	Darwin Special	Collins	Kipling	Price	Beckett	Tarporley	Radcliffe
integrated hood	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
① stainless steel single electric oven	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
② stainless steel 4-ring gas hob	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
plumbed space for washing machine	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
space for fridge-freezer	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
strip-lights under wall units	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3-spot track ceiling lights	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
plastic switches and sockets	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
stainless steel 1½ sink and monobloc tap	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
base unit for dishwasher (not plumbed)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
post-formed or square-edged worktops	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
wall tiling above worktop	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

Bathrooms and en-suites

③ minimum of one complete shower	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
bath/shower rinser handset (except where shower over bath)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
'Bristan Club' chrome taps	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
'Sandringham' sanitaryware	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
④ 450mm height tiling above bath, full height tiling above wall with shower and halfway along the adjacent wall	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
150mm height tiling above basins	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
white ceiling downlighters	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
splashback wall tiling in WC	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

Electrical

TV sockets in lounge	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
telephone sockets in lounge	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
digital co-axial cable to roof space	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
front porch light ready-fitted with PIR	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
front doorbell and chimes ready-fitted	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
double socket and light in garage	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

- ✓ yes
- optional extra
- not available



Security

	Belmont	Tolkien	Darwin	Darwin Special	Collins	Kipling	Price	Beckett	Tarporley	Radcliffe
multi-point locking front door system	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
uPVC fascias, soffits and bargeboards (where planning permits)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
dry roofing systems to ridges, verges and hips	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

Heating

double-glazing to all windows	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
gas central heating throughout	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5 thermostatically controlled radiators to all rooms (except where roomstat is fitted)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
gas or electric point for fire	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

Decorative

smooth finish ceilings	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
French doors (where local ground conditions permit)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
house numbers ready fitted	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
woodwork painted White	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
walls painted Gardenia or Barley White	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
stop-chamfered spindles to stairs	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
6 semi-solid 6-panel colonial-style internal doors with chrome plated levers	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
150mm skirting and 50mm architrave	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

External

post and rail or 1.8m solid boundary fence	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
turfed front garden	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

All customer choices and optional extras can only be included at an early stage of building construction. Please check with the Sales Adviser for specific details.

These sales particulars do not constitute a contract, form part of a contract or a warranty.

Please refer to the 'Important Notice' section at the back of this brochure for more information.

Photography represents typical Miller Homes' fittings and options.



Make yourself at home in Anfield.

Quality of life is about the details of everyday living. From the little things, like knowing the nearest place to pick up a pint of milk, to more important matters like finding the right school or having a health centre nearby, you need to know that the community you're moving to will support you and your family, as well as be a pleasant place to live. So here's some useful information about the area around Connaught Green.

Outdoor activities

Connaught Green is just five minutes walk from Newsham Park and within a short walk of Stanley Park and Walton Hall Park, three of Liverpool's celebrated Victorian public green areas. And around two miles to the north-west, the superb Croxteth Hall and Country Park includes mile after mile of countryside and woodland, much of it essentially unchanged for over one hundred years. Croxteth Park supports a rich diversity of flora and fauna as well as a working farm with livestock and small animals, a Victorian walled garden and a superb country house offering a fascinating glimpse of life in Edwardian Liverpool. For more adventurous days out, watching exotic animals in natural surroundings, the Knowsley Safari Park is only around seven-and-a-half miles away.

Croxteth Hall & Country Park
Muirhead Avenue
0151 233 6910

Sport and leisure

There are two sports and fitness centres around a mile from Connaught Green. The Lifestyles David Lloyd centre, to the east of the development and the Lifestyles Everton Park centre to the west both offer swimming pools, fitness suites, saunas and sports activities. There is also a local sports and community centre in Breckside Park, around 500 yards away, that provides a venue for activities such as martial arts instruction. Around three-and-a-half miles to the north-west, the West Derby Golf Club has a mature wooded 18-hole parkland course, over 100 years old and celebrated as one of the best in Merseyside.

Anfield Sports and Community Centre
Breckside Park, Lower Breck Road
0151 263 6186

Lifestyles David Lloyd
Bankfield Road
0151 254 1968

Lifestyles Everton Park
Great Homer Street
0151 207 1921

West Derby Golf Club
Yew Tree Lane
0151 220 5478

Entertainment

With easy access to the lively city centre of Liverpool, internationally renowned for the quality and diversity of its culture and night life, Connaught Green offers an enormous, cosmopolitan choice of entertainment ranging from classical concerts at the magnificent Philharmonic Hall, home of the Royal Liverpool Philharmonic Orchestra, to rock and traditional music at a host of small venues and pubs. Alongside world famous art galleries and museums and theatres like the Royal Court, the Everyman and the Liverpool Empire, the city has a vibrant atmosphere that encourages busking and the avant-garde. There is a wide choice of bars, as well as a Cineworld multiscreen and a Hollywood Bowl, within fifteen minutes walk of the development. Liverpool Echo Arena, a state of the art 10,000 plus seater arena used for major concerts, is also a short distance from the development.

Royal Philharmonic Hall
Hope Street
0151 210 2895

Empire Theatre
Lime Street
0151 708 3232

Cineworld
Edge Lane Retail Park
0871 220 8000

Hollywood Bowl
Edge Lane Retail Park
0151 228 1048

Shopping

Connaught Green is served by a wide assortment of local retailers, restaurants and take-away food shops, including a mini market and an Iceland supermarket, in areas like Breck Street, Lower Breck Road and West Derby Road. Central Liverpool has an exceptional selection of shops, many of them situated in stylish centres like the Cavern Walks Shopping Complex, the Met Quarter, St John's and Clayton Square. The soon-to-be opened Liverpool One shopping and leisure district in the heart of the city, currently the biggest retail development in Europe, will include some major flagship stores.

Holly's Mini Mart
58 Lower Breck Street
0151 263 4955

Transport

In addition to being in easy reach of the city centre, with excellent public transport links, Connaught Green is well placed for access to the M57, M58 and M62. John Lennon Airport is a short drive away and there are also regular ferry services to Belfast and Dublin from the city.

Education

There is an extensive choice of nursery, primary and secondary schools within walking distance of Connaught Green, including the following.

Anfield Infant and Nursery School
Anfield Road

St Margaret's C of E Primary School
Lower Breck Road

St Michael's RC Primary School
Guion Street

North Liverpool Academy
Priory Road

Health care

There is a large medical centre in Belmont Grove, virtually adjacent to Connaught Green, staffed by six GPs and offering a spectrum of specialist clinics. The local chemist is also located in Belmont Grove. There are smaller surgeries in Radnor Place and Penvalley Crescent, both within a few minutes walk, and a major dental practice less than half a mile away in Priory Road.

Priory Medical Centre
Belmont Grove

Radnor Medical Centre
2 Radnor Place

Benim Medical Centre
2 Penvalley Crescent

Anfield Dental Centre
7 Priory Road

J H Williams, Chemist
Belmont Grove



Consider these...

Why not drop into one of our other developments across the North West.



2 bed apartments
3, 4 & 5 bed homes
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off Liverpool Road
Great Sankey
Warrington WA5 1DS
01925 423 692



2 bed luxury apartments
Zen Buildings
Overdale Drive
off Chorley New Road
Bolton BL1 5BF
01204 847 310



1 & 2 bed apartments
4 bed homes
Brookes Park
Clifton Road, Monton
Manchester M30 9GG
0845 676 0201



2 bed apartments
3 & 4 bed homes
Urban Space
Warrington WA1 3QU
0845 676 0218



1 & 2 bed apartments
4 bed homes
The Birches
Heaton Avenue
Bolton BL4 7BN
0845 676 0207



1 & 2 bed apartments
3 & 4 bed homes
Finley Park
Topp Street
Farnworth BL4 9AU
0845 676 0217



2 bed apartments
3 & 4 bed homes
Latham Park
Liverpool Road
Irlam M44 5GQ
0845 676 0209



1 & 2 bed apartments
2, 3, 4 & 5 bed homes
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Anyon Street
Darwen BB3 3AA
0845 676 0204



1 & 2 bed apartments
3 & 4 bed homes
Greenwich Gardens
Leigh Road
Leigh WN7 1SH
0845 676 0215



2 bed apartments
3, 4 & 5 bed homes
Cavendish Gardens
Derby Road
Widnes WA8 9LQ
0845 676 0216



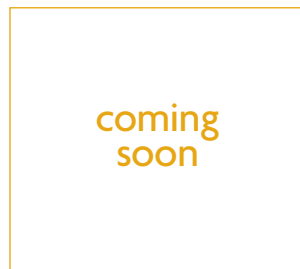
2 bed apartments
3, 4 & 5 bed homes
Whittle-le-Park
Buckshaw Village
Chorley PR7 7DX
0800 840 8524



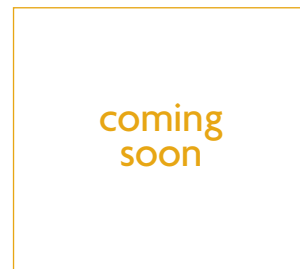
2 bed apartments
2, 3, 4 & 5 bed homes
Birkacre Park
Lower Burgh Way
Chorley PR7 3QQ
0800 840 8525



2 bed apartments
3 bed homes
Bridgewater Park
Brownbill Bank
Netherley L27 7AE
0800 840 8522



2 bed apartments
4 & 5 bed homes
Scholars Way
Windle, Hamblett School
Rainford Road
St. Helens WA10 6BX
0800 840 8532



1 & 2 bed apartments
3 bed homes
The Foundry
Jubits Lane
St. Helens WA9 4TY
0800 840 8531



5 bed luxury homes
 The Lymes
 Robin Lane
 Macclesfield SK11 7SP
 0845 676 0211



4 & 5 bed detached luxury homes
 Greenwood
 Stafford Road
 Eccles M30 9EG
 0845 676 0214



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2, 3, 4 & 5 bed homes
 Unity Quarter, Salford
 Former Kersal High School
 off Oaklands Road
 Salford M7 3GP
 0845 676 0220



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 Derby Road, Wesham
 Kirkham PR4 3AJ
 0845 676 0213



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 Millers Green
 Heysham, Middleton Road
 LA3 2WW
 0845 676 0205



2 bed apartments
3, 4 & 5 bed homes
 Orchard Green
 Leigh Road
 Westhoughton
 Bolton BL5 2JN
 0800 840 8523

Important Notice:

Although every care has been taken to ensure the accuracy of all the information given, the contents do not form part of any contract, or constitute a representation or warranty, and, as such, should be treated as a guide only. Interested parties should check with the Sales Adviser and confirm all details with their solicitor. The developer reserves the right to amend the specification, as necessary, without prior notice, but to an equal or higher standard. Please note that items specified in literature and show homes may depict appliances, fittings and decorative finishes that do not form part of the standard specification. The project is a new development which is currently under construction. Measurements provided have not been surveyed on-site. The measurements have been taken from architect's plans, and, as such, may be subject to variation during the course of construction. Not all the units described have been completed at the time of going to print and measurements and dimensions should be checked with the Sales Adviser and confirmed with solicitors.

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How to find us.
 We are open Thursday – Monday
 10:30am – 5:30pm
 Telephone: 0800 840 8526



From the M62

From junction 4 of the M62, the western end of the motorway, carry on to join the A5080 (Bowring Park Road and Edge Lane Drive) then at the Edge Lane intersection carry straight on to join the A5047 (Edge Lane) following signs for Liverpool. Around a mile beyond the Edge Lane intersection, turn right to join Holt Road (B5173) and at the next T-junction turn right on to the A57 (Kensington Street) then at the traffic lights turn left into Sheil Road. After approximately half a mile, at the junction with the A5049 carry straight ahead into Belmont Road then take the second right turn into Belmont Grove. Connaught Green is on the left.

From the north

At the intersection of the M57 and M58 join the A59 southbound following signs for Liverpool. After around three-and-a-half miles, at the traffic lights bear left into Kirkdale Vale (A5050) then take the next left into Everton Valley (A5089). Take the next left into Walton Breck Road and stay on the A5089 for a little over a mile as it becomes Oakfield Road and Belmont Road then, just past the trees on the left, turn left into Belmont Grove. Connaught Green is on the left.

Satellite Navigation reference

L6 4EJ

● Connaught Green

find out more about this area on page 22



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