



PROSPERITY



AT OSMASTON, DERBY DE23 8LD



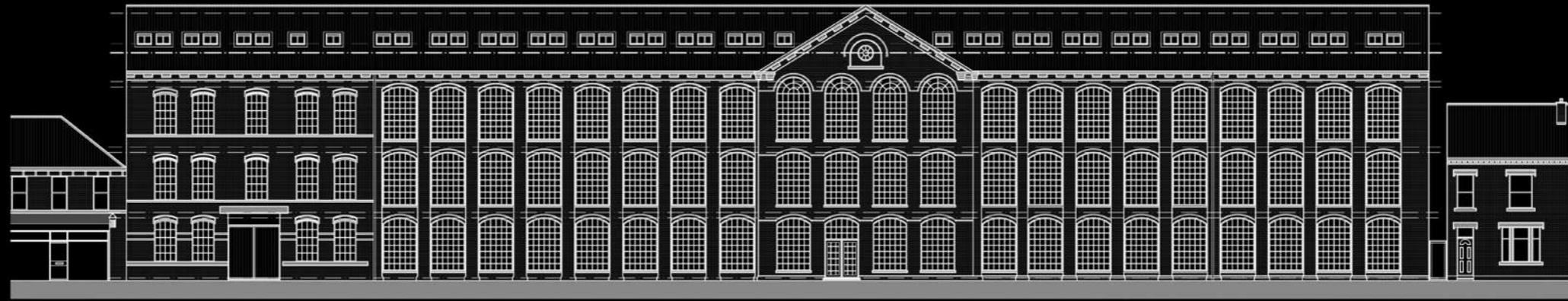
# OSM MILL

18

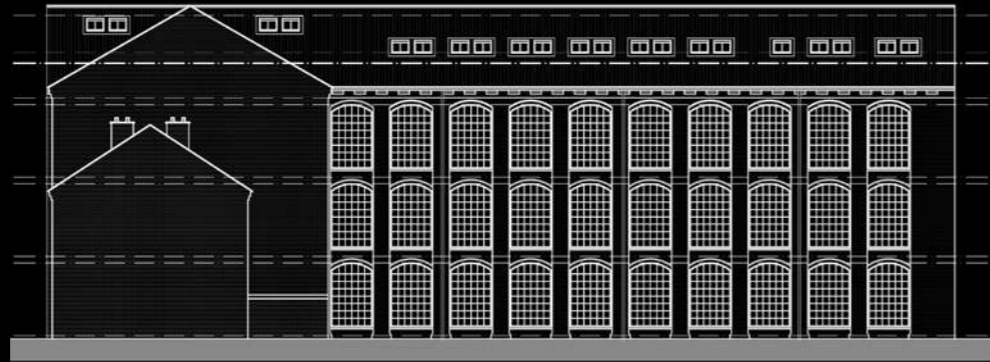
96

PLANS + SPECIFICATION





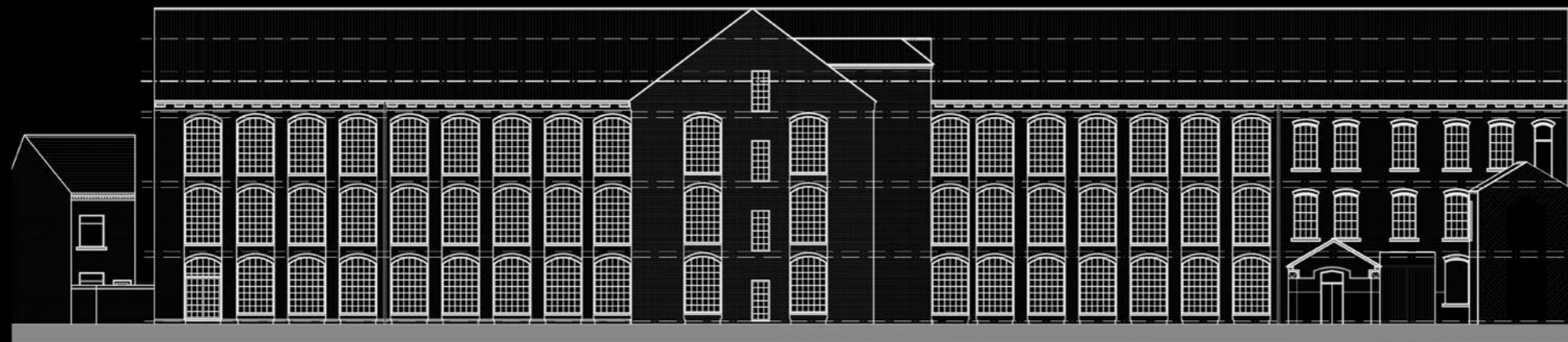
Front Elevation



Side Elevation I



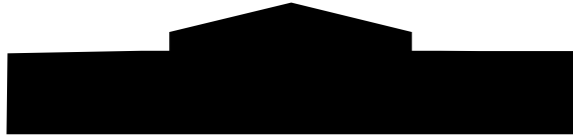
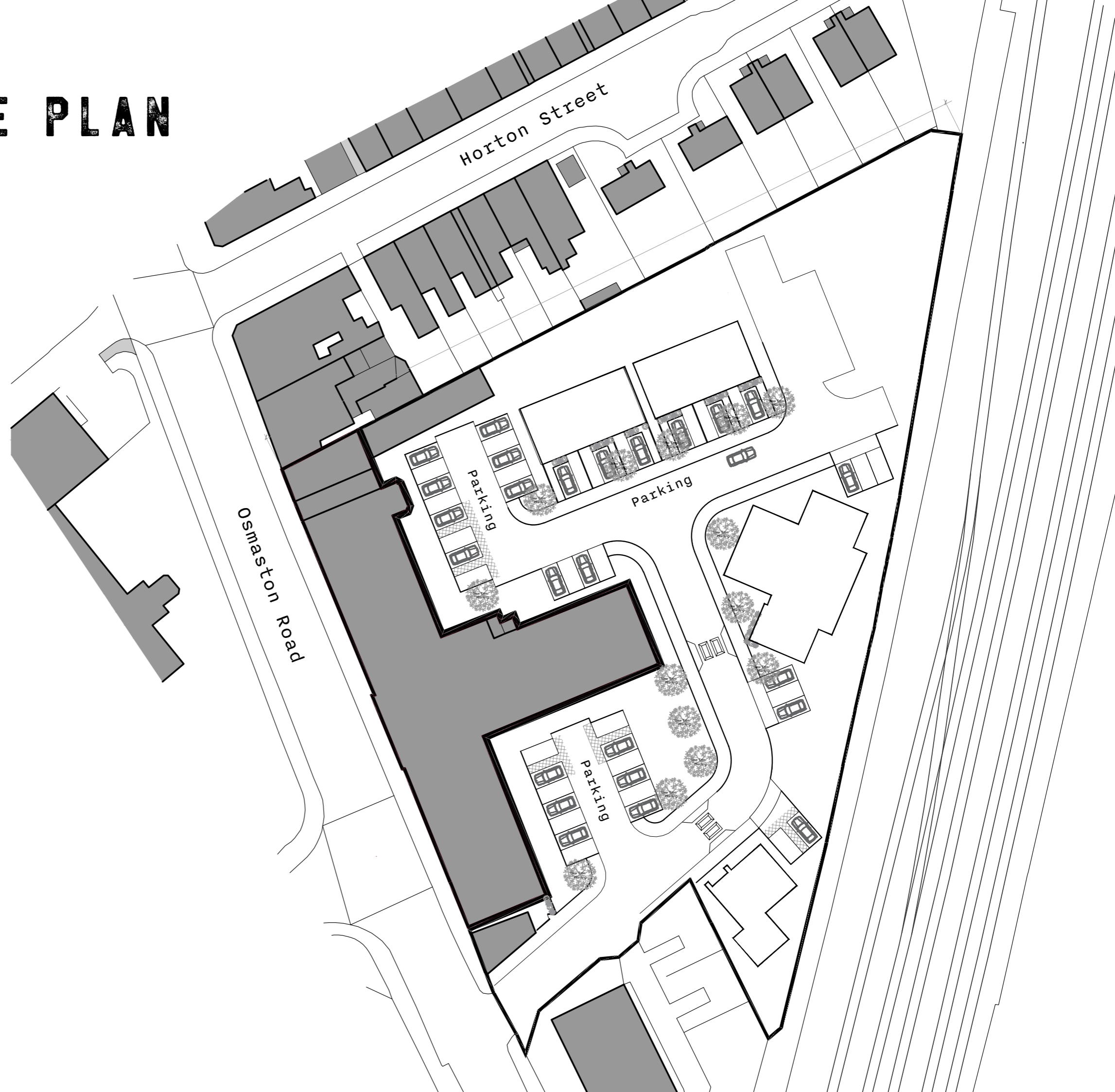
Side Elevation II



Rear Elevation



# THE MILL-SITE PLAN

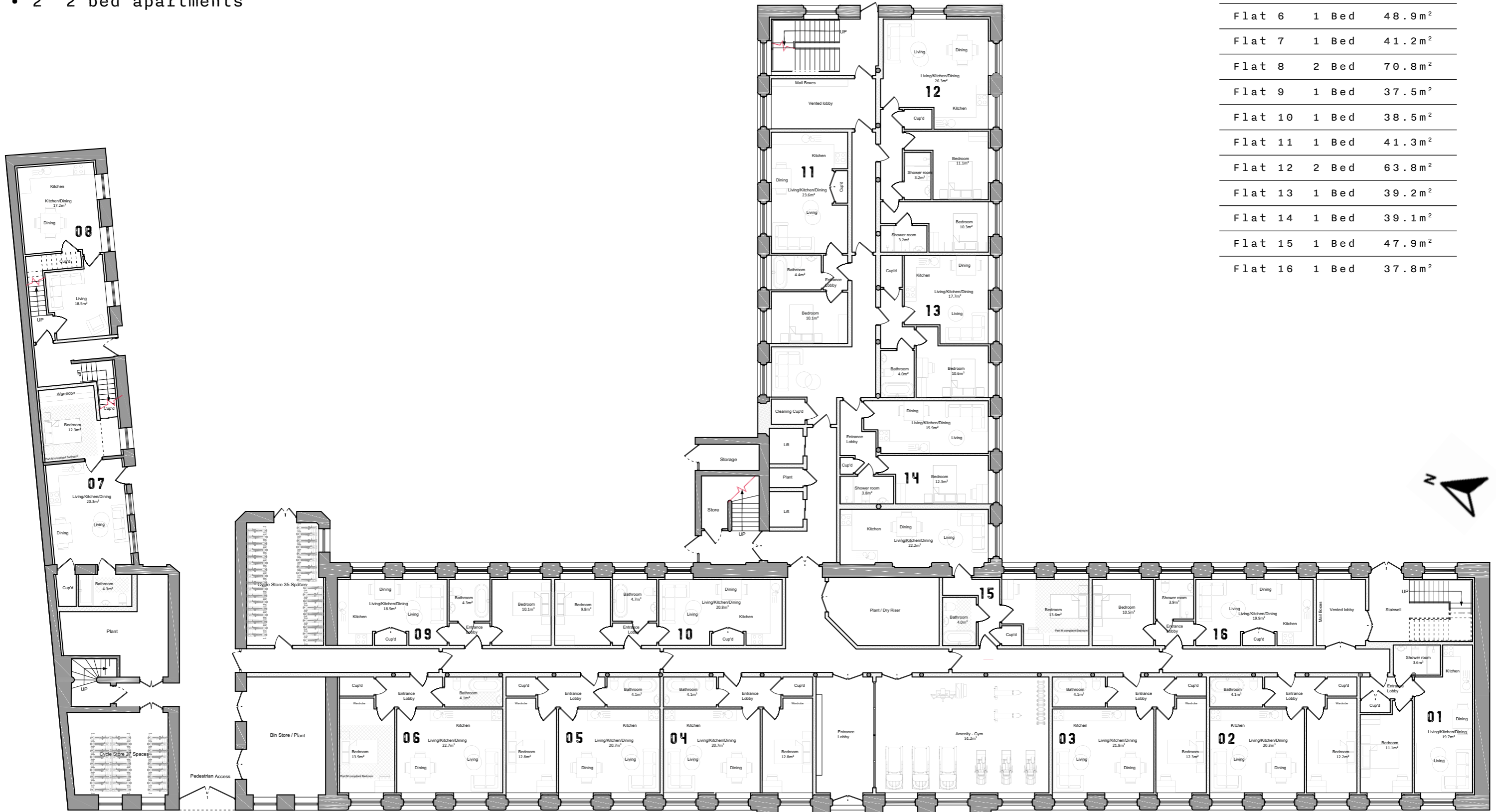


# THE MILL-GRD FLOOR

- 16 1 bed apartments
- 2 2 bed apartments



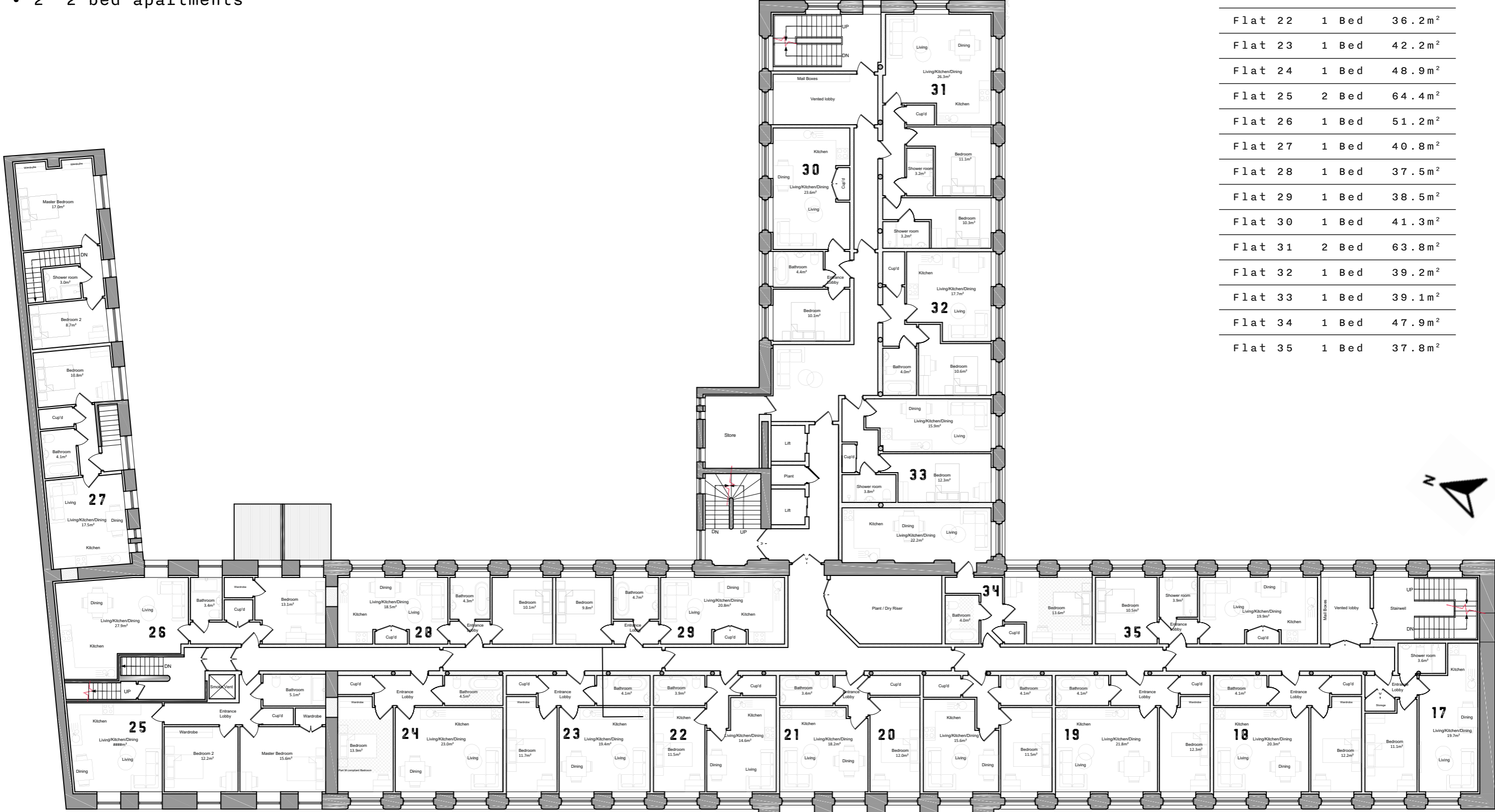
Flat 1	1 Bed	39.8m <sup>2</sup>
Flat 2	1 Bed	43.6m <sup>2</sup>
Flat 3	1 Bed	45.6m <sup>2</sup>
Flat 4	1 Bed	44.2m <sup>2</sup>
Flat 5	1 Bed	43.6m <sup>2</sup>
Flat 6	1 Bed	48.9m <sup>2</sup>
Flat 7	1 Bed	41.2m <sup>2</sup>
Flat 8	2 Bed	70.8m <sup>2</sup>
Flat 9	1 Bed	37.5m <sup>2</sup>
Flat 10	1 Bed	38.5m <sup>2</sup>
Flat 11	1 Bed	41.3m <sup>2</sup>
Flat 12	2 Bed	63.8m <sup>2</sup>
Flat 13	1 Bed	39.2m <sup>2</sup>
Flat 14	1 Bed	39.1m <sup>2</sup>
Flat 15	1 Bed	47.9m <sup>2</sup>
Flat 16	1 Bed	37.8m <sup>2</sup>





# THE MILL - 1ST FLOOR

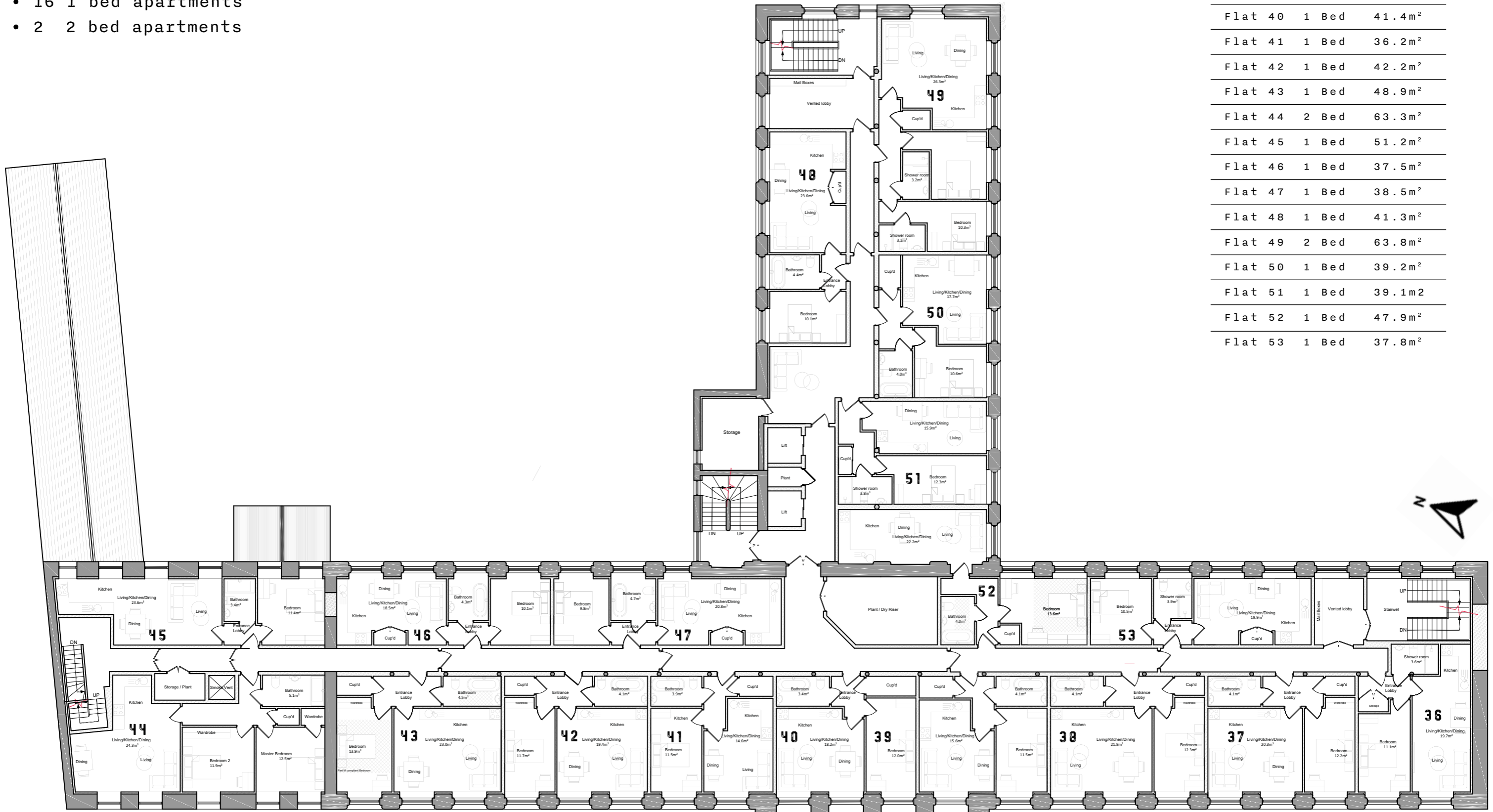
- 17 1 bed apartments
- 2 2 bed apartments



Flat 17	1 Bed	39.8 m <sup>2</sup>
Flat 18	1 Bed	43.6 m <sup>2</sup>
Flat 19	1 Bed	45.6 m <sup>2</sup>
Flat 20	1 Bed	37.9 m <sup>2</sup>
Flat 21	1 Bed	41.4 m <sup>2</sup>
Flat 22	1 Bed	36.2 m <sup>2</sup>
Flat 23	1 Bed	42.2 m <sup>2</sup>
Flat 24	1 Bed	48.9 m <sup>2</sup>
Flat 25	2 Bed	64.4 m <sup>2</sup>
Flat 26	1 Bed	51.2 m <sup>2</sup>
Flat 27	1 Bed	40.8 m <sup>2</sup>
Flat 28	1 Bed	37.5 m <sup>2</sup>
Flat 29	1 Bed	38.5 m <sup>2</sup>
Flat 30	1 Bed	41.3 m <sup>2</sup>
Flat 31	2 Bed	63.8 m <sup>2</sup>
Flat 32	1 Bed	39.2 m <sup>2</sup>
Flat 33	1 Bed	39.1 m <sup>2</sup>
Flat 34	1 Bed	47.9 m <sup>2</sup>
Flat 35	1 Bed	37.8 m <sup>2</sup>

# THE MILL - 2ND FLOOR

- 16 1 bed apartments
- 2 2 bed apartments

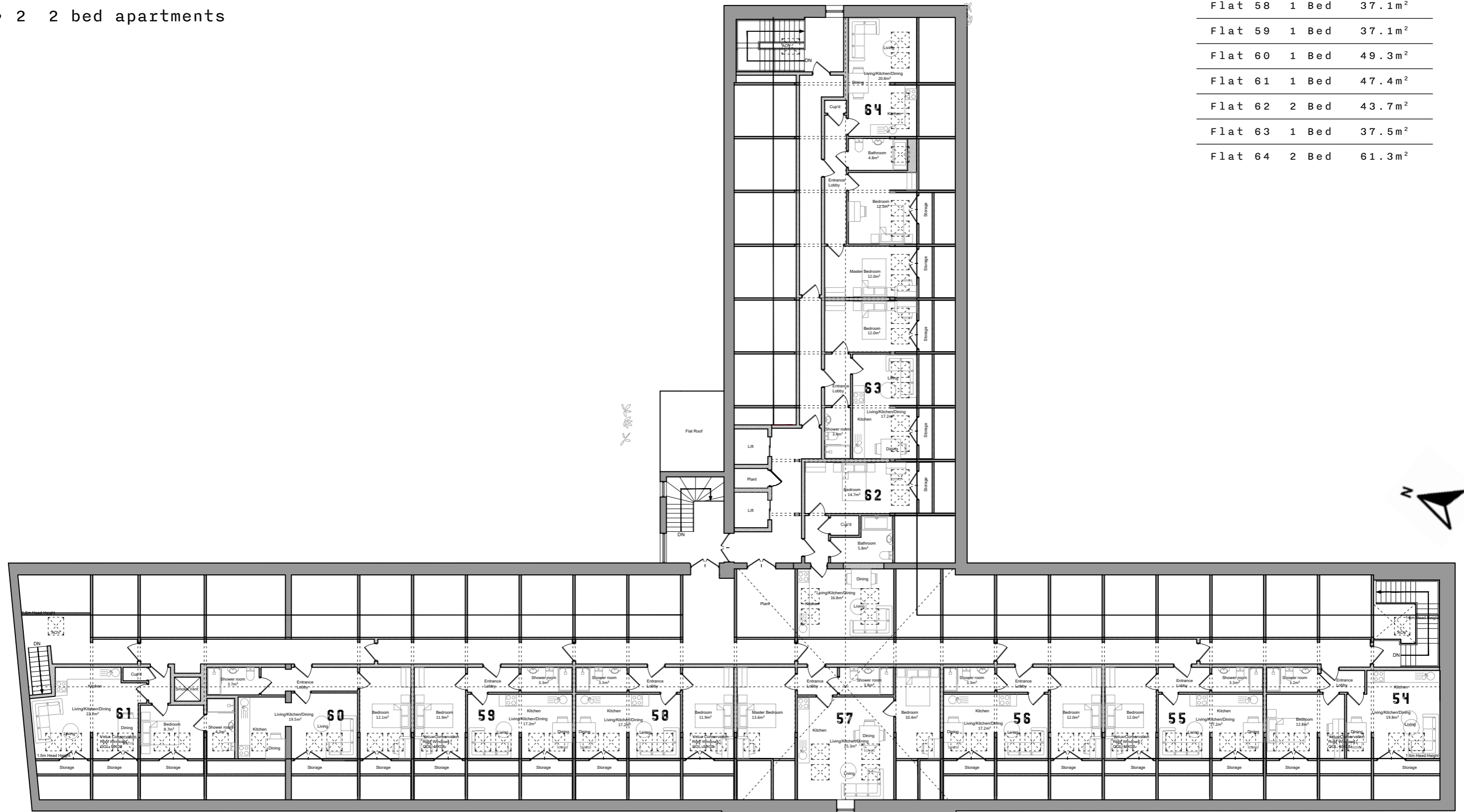


Flat 36	1 Bed	39.8m <sup>2</sup>
Flat 37	1 Bed	43.6m <sup>2</sup>
Flat 38	1 Bed	45.6m <sup>2</sup>
Flat 39	1 Bed	37.9m <sup>2</sup>
Flat 40	1 Bed	41.4m <sup>2</sup>
Flat 41	1 Bed	36.2m <sup>2</sup>
Flat 42	1 Bed	42.2m <sup>2</sup>
Flat 43	1 Bed	48.9m <sup>2</sup>
Flat 44	2 Bed	63.3m <sup>2</sup>
Flat 45	1 Bed	51.2m <sup>2</sup>
Flat 46	1 Bed	37.5m <sup>2</sup>
Flat 47	1 Bed	38.5m <sup>2</sup>
Flat 48	1 Bed	41.3m <sup>2</sup>
Flat 49	2 Bed	63.8m <sup>2</sup>
Flat 50	1 Bed	39.2m <sup>2</sup>
Flat 51	1 Bed	39.1m <sup>2</sup>
Flat 52	1 Bed	47.9m <sup>2</sup>
Flat 53	1 Bed	37.8m <sup>2</sup>

# THE MILL - 3RD FLOOR

- 9 1 bed apartments
- 2 2 bed apartments

Flat 54	1 Bed	40.0m <sup>2</sup>
Flat 55	1 Bed	37.1m <sup>2</sup>
Flat 56	1 Bed	37.1m <sup>2</sup>
Flat 57	2 Bed	62.7m <sup>2</sup>
Flat 58	1 Bed	37.1m <sup>2</sup>
Flat 59	1 Bed	37.1m <sup>2</sup>
Flat 60	1 Bed	49.3m <sup>2</sup>
Flat 61	1 Bed	47.4m <sup>2</sup>
Flat 62	2 Bed	43.7m <sup>2</sup>
Flat 63	1 Bed	37.5m <sup>2</sup>
Flat 64	2 Bed	61.3m <sup>2</sup>







## SPECIFICATION

### FLOORING

- Safetred anti-slip vinyl flooring
- Bedroom areas fitted with contemporary carpeting

### KITCHENS

- Double base units, double and single wall units
- One and a half sink unit with chrome mixer tap
- Laminate worktop
- Tiled or glass splashback
- Brushed metal handles to kitchen units
- Fully integrated appliances to include oven, ceramic hob, extractor, and fridge freezer as per kitchen supplier's proposals

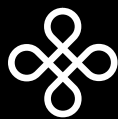
### BATHROOMS

- Contemporary bathroom suite
- Self-contained sliding door shower cubicle with tray and overhead adjustable shower head
- Full height tiling panel to the back and side of shower cubicle
- Contemporary WC to match
- Pedestal basin with high quality chrome mixer tap with tiles as a splashback
- Mirror over basin
- Downlights or single ceiling light of high quality positioned as per electrical layout-switch control
- Ceiling/wall mounted extraction fan
- Electric ladder towel rail



THE MILL

@ OSMASTON



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Invest with us

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