



## LUXURY KITCHEN AND BREAKFAST ROOM ALTERATIONS

### Location:

4 bedroom 1940s house set in a prestigious road in Canford Cliffs, Dorset

### The Brief:

*TO CREATE A NEW LARGER KITCHEN/BREAKFAST ROOM AND LIVING AREA FROM THE EXISTING KITCHEN AND DINING ROOM.*

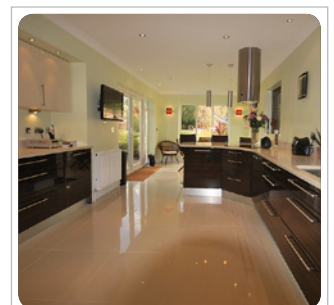
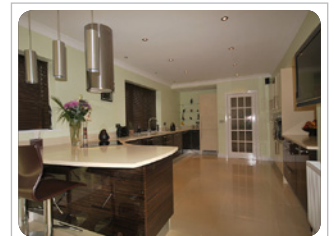
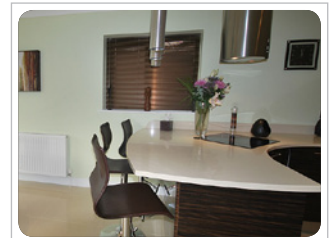
The client wanted to incorporate both their kitchen and dining room into one room to make a large kitchen breakfast room. The existing wall was removed and the room opened up and a luxury kitchen fitted to create the perfect area for eating and socialising.

### The requirements for single storey extension:

- Removal of divide wall between rooms
- Removal of fireplace, chimney breast and supports and larder cupboard
- Alter existing windows and doors
- Fit patio door set and picture window to open up the room and allow good views of the garden area
- Alter electrics and plumbing to new kitchen plan
- Alter drainage
- Plaster and tile throughout area
- Replace and reposition new boiler to garage and replace hot water cylinder

### The transformation:

The removal of the internal wall completely opened up the room to form a large kitchen dining area with breakfast bar. The room was further enhanced by the patio doors and picture window giving stunning views of the garden and a bright and open feel to the room.



### Testimonial:

**"Tony is highly competent and very experienced. Arnold Snell Building are very reliable and literally care more about the end result than you do. You live with the results for a long time so choose your builder carefully. We couldn't recommend Tony and his builders more highly".**