



Persona Homes

by Home Group

## WATERLOO SIDINGS

LEEDS

CLIFDEN

3-bedroom house

*A stylish home with a bright living room, open-plan kitchen/diner, en-suite to the main bedroom, and handy storage. This home is ideal for growing families or anyone needing more space.*



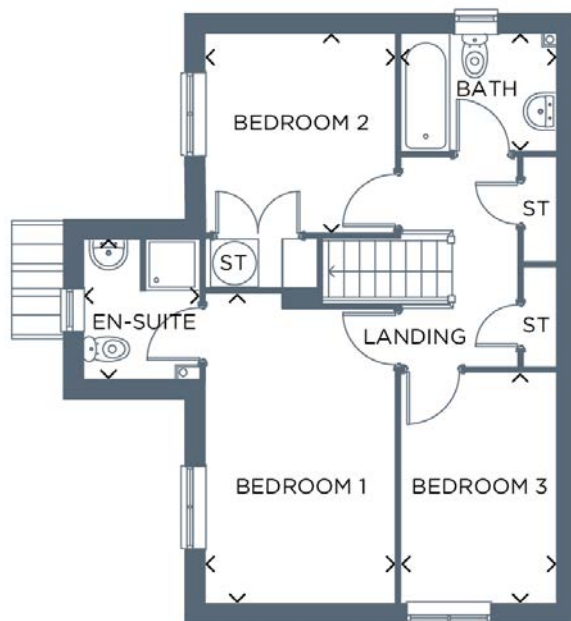
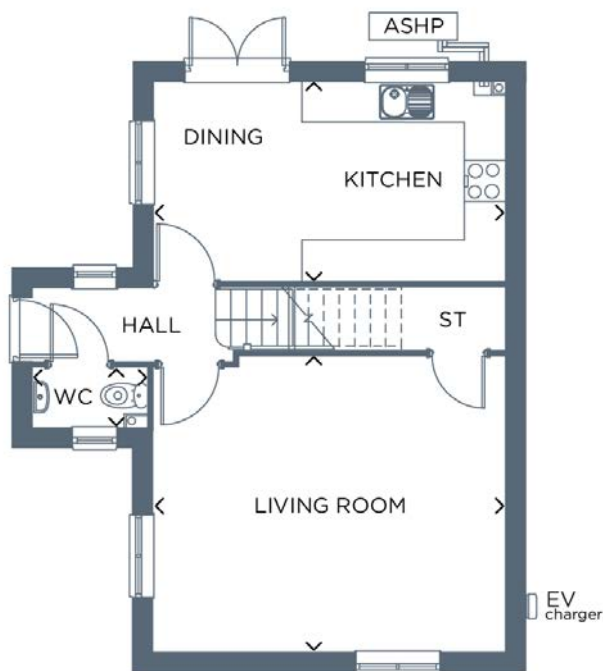
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Halton Moor Avenue, Leeds, LS9 0JY



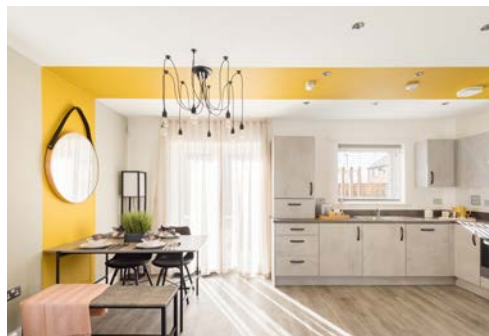
\*This home may or may not be fitted with an EV charger.  
Please confirm with your Sales Executive before reservation.

## Ground floor

Kitchen/living room	5.08m x 2.90m
Living room	5.08m x 4.30m
WC	1.66m x 0.88m

## First floor

Bedroom 1	5.32m x 2.75m
En-suite	2.01m x 1.66m
Bedroom 2	2.90m x 2.75m
Bedroom 3	3.36m x 2.23m
Bathroom	2.23m x 1.71m
<b>Total area</b>	<b>91.44m<sup>2</sup></b>



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## WATERLOO SIDINGS

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### GRANGE

4-bedroom house

*A spacious home with a generous living room, showstopping kitchen/diner, utility room, and en-suite to the main bedroom. The perfect home for family life, entertaining, and making memories.*



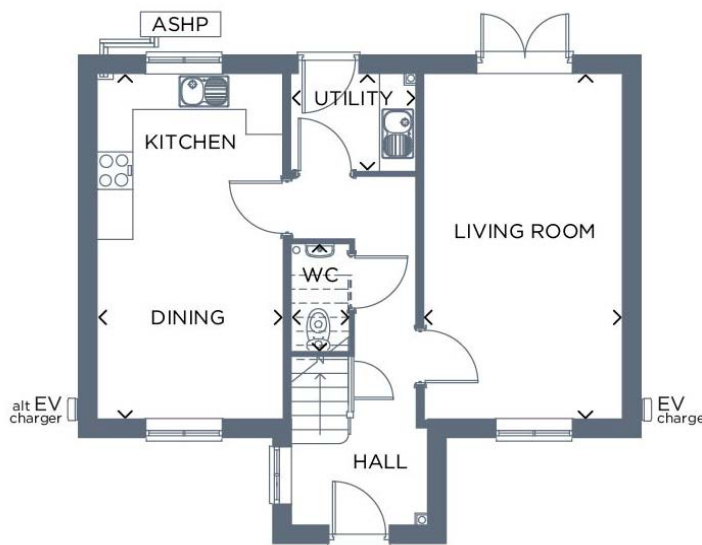
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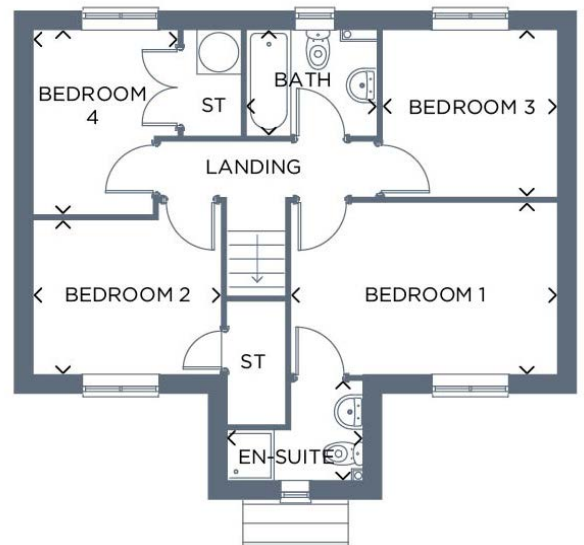
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## Ground floor

Kitchen/dining room	5.53m x 2.95m
Living room	5.53m x 3.13m
Utility	1.98m x 1.56m
WC	1.70m x 0.91m



## First floor

Bedroom 1	4.25m x 2.75m
En-suite	2.15m x 1.59m
Bedroom 2	2.47m x 3.00m
Bedroom 3	2.81m x 2.68m
Bedroom 4	2.28m x 2.96m
Bathroom	2.05m x 1.70m
<b>Total area</b>	<b>99.58m<sup>2</sup></b>



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## WATERLOO SIDINGS

LEEDS

### GREYSTONES

2-bedroom house

*A smartly designed home with a cosy living room, open-plan kitchen/diner, and sleek bathroom. Great for first-time buyers or downsizers wanting comfort without compromise.*



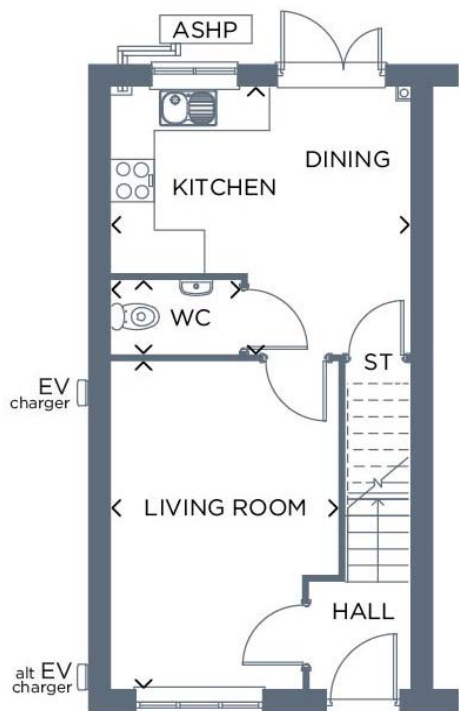
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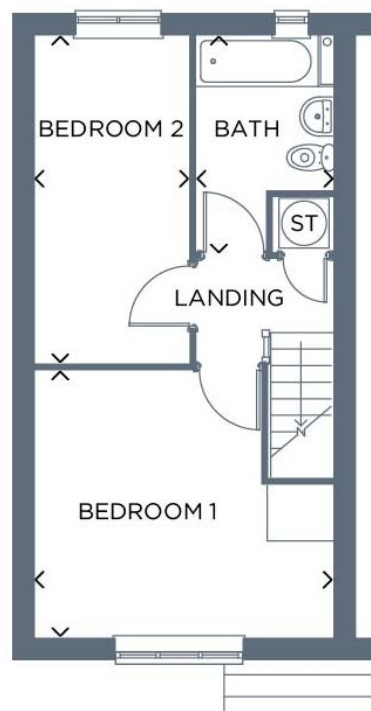
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## Ground floor

Kitchen/dining room	4.14m x 3.74m
Living room	4.59m x 3.16m
WC	1.80m x 1.05m



## First floor

Bedroom 1	3.76m x 4.14m
Bedroom 2	4.58m x 2.15m
Bathroom	3.02m x 1.90m
Total area	
70.04m <sup>2</sup>	



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## WATERLOO SIDINGS

LEEDS

LEITRIM

2-bedroom house

*This home blends comfort and style with a spacious living room, modern kitchen/diner, and built-in storage. The Leitrim is perfect for first-time buyers, downsizers, or anyone looking for a low-maintenance space that doesn't compromise on comfort or style.*



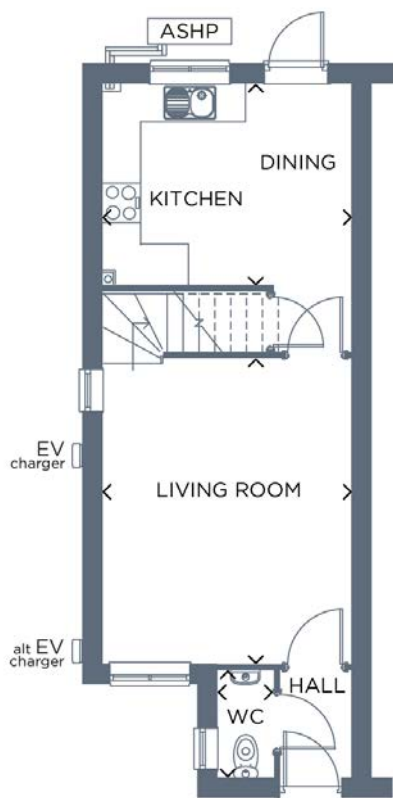
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## Ground floor

Kitchen/dining room	3.77m x 3.04m
Living room	3.77m x 4.65m
WC	1.60m x 0.86m



## First floor

Bedroom 1	3.77m x 3.07m
Bedroom 2	2.87m x 3.7m
Bathroom	2.61m x 1.68m
<b>Total area</b>	<b>70.01m<sup>2</sup></b>



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## WATERLOO SIDINGS

LEEDS

LIMERICK

3-bedroom house

*A bright and spacious home with a generous living room, open-plan kitchen/diner, and EV charger. With 3 well-proportioned bedrooms, this home is flexible making it easy to create a comfortable family setup, guest rooms, or a home office.*



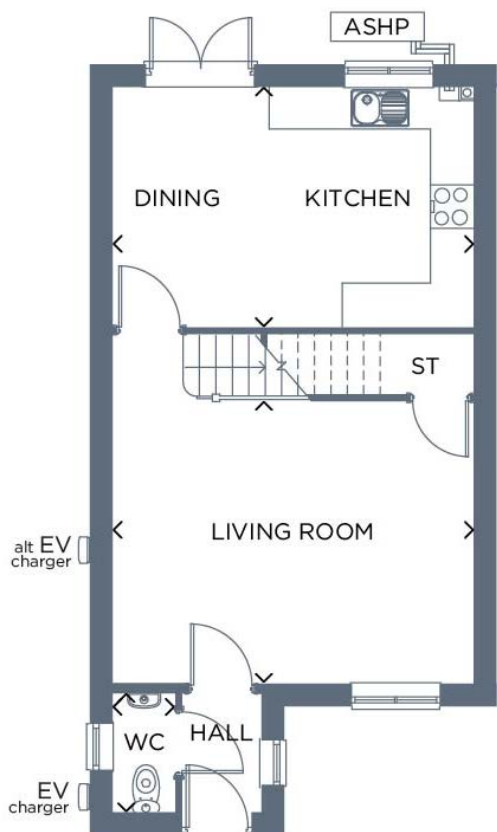
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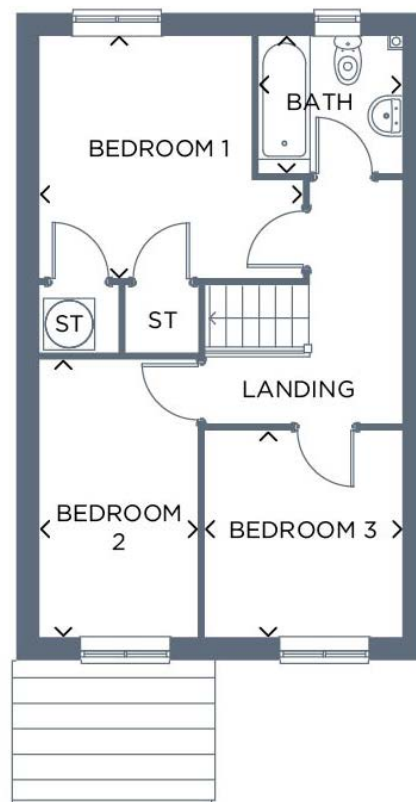
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## Ground floor

Kitchen/dining room	4.93m x 3.28m
Living room	4.93m x 3.87m
WC	0.86m x 1.60m



## First floor

Bedroom 1	3.58m x 3.30m
Bedroom 2	3.77m x 2.15m
Bedroom 3	2.68m x 2.80m
Bathroom	1.95m x 1.87m
<hr/>	
<b>Total area</b>	<b>84.04m<sup>2</sup></b>



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## WATERLOO SIDINGS

LEEDS

LUCAN

3-bedroom house

*A well-planned home with a spacious living room, sociable kitchen/diner, and smart storage. With 3 comfortable bedrooms and a modern family bathroom, we expect this home to be popular!*



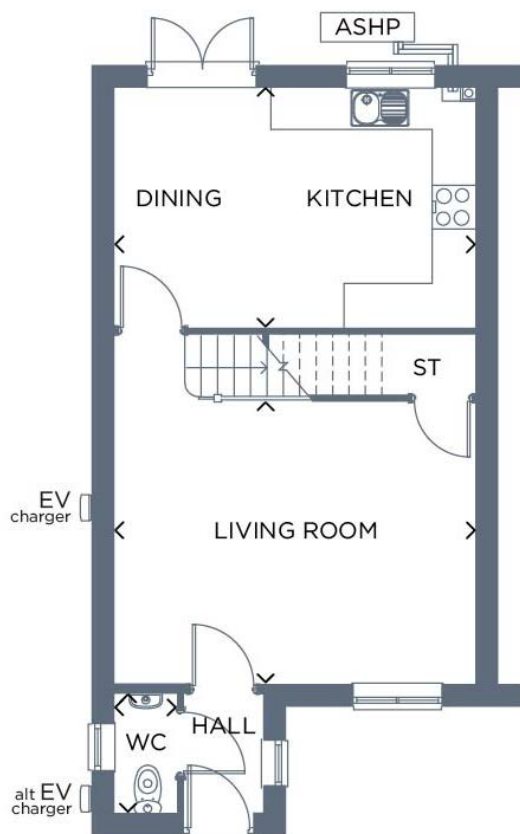
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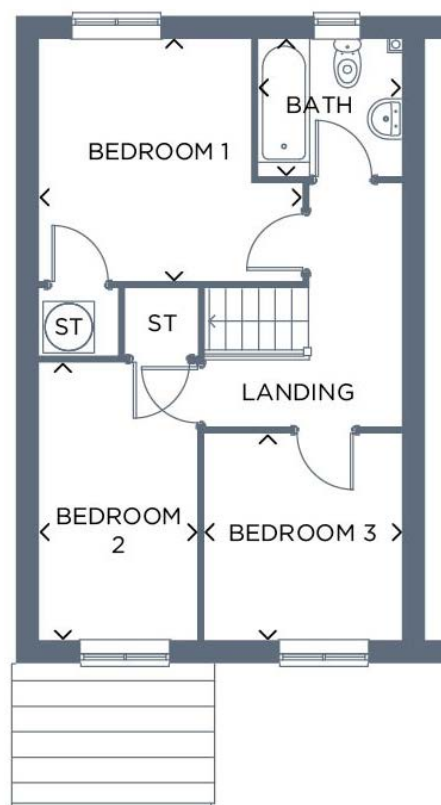
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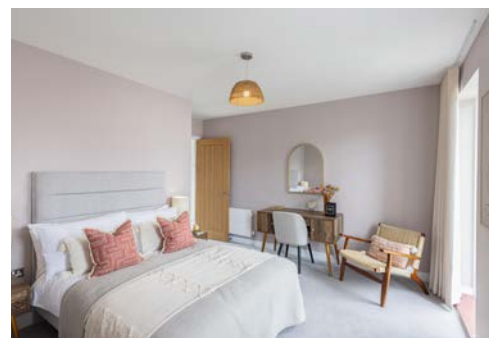
## Ground floor

Kitchen/dining room	4.93m x 3.28m
Living room	4.93m x 3.87m
WC	1.60m x 0.86m



## First floor

Bedroom 1	3.58m x 3.30m
Bedroom 2	3.77m x 2.15m
Bedroom 3	2.80m x 2.68m
Bathroom	1.95m x 1.87m
<b>Total area</b>	<b>84.04m<sup>2</sup></b>



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## WATERLOO SIDINGS

LEEDS

MILFORD

3-bedroom house

*A modern home with a bright living room, open-plan kitchen/diner, an en-suite to the main bedroom, and energy-efficient features. Great for families or anyone wanting easy, stylish living.*



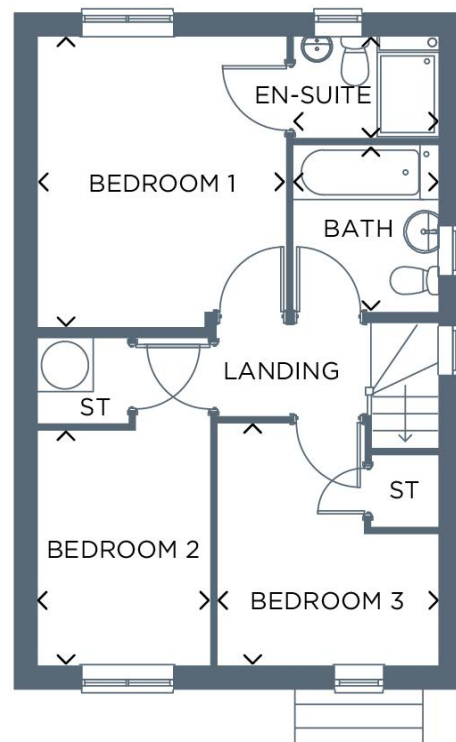
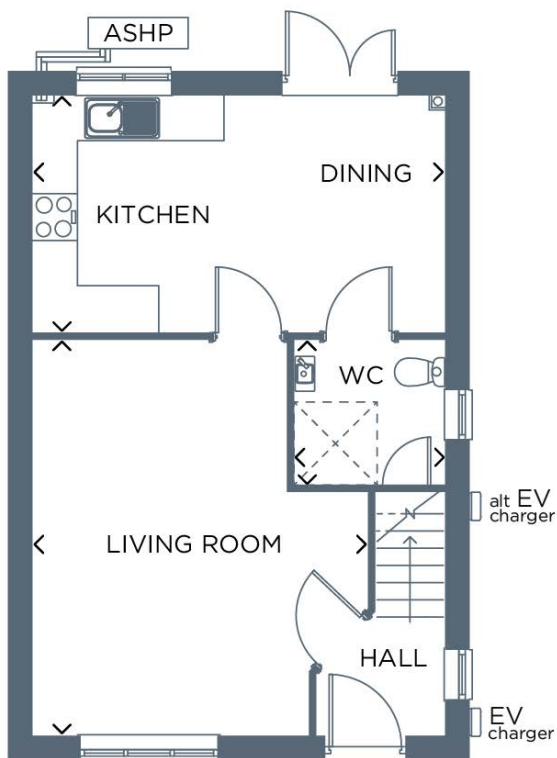
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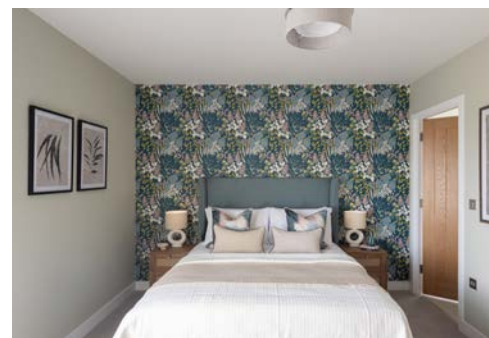
\*This home may or may not be fitted with an EV charger.  
Ground floor shower provision or location may differ.  
Please confirm with your Sales Executive before reservation.

## Ground floor

Kitchen/dining room	5.24m x 3.00m
Living room	5.00m x 4.27m
Utility	1.88m x 1.80m

## First floor

Bedroom 1	3.79m x 3.25m
En-suite	1.89m x 1.30m
Bedroom 2	2.20m x 3.03m
Bedroom 3	3.14m x 2.95m
Bathroom	1.90m x 2.21m
<b>Total area</b>	<b>85.4m<sup>2</sup></b>



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## WATERLOO SIDINGS

LEEDS

TALLOW

2-bedroom house

*Boasting a modern kitchen-diner and a separate living room, creating a flexible living space. Upstairs, you'll find two great-sized bedrooms and a modern, family bathroom.*



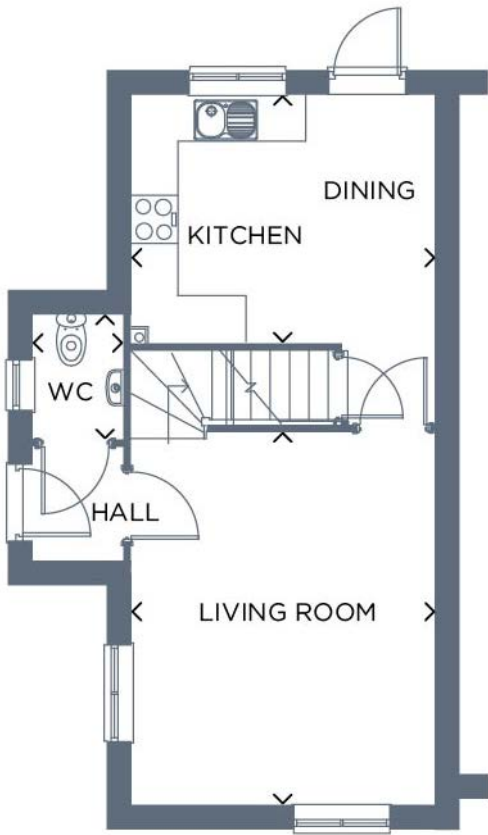
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## Ground floor

Kitchen/dining room	3.76m x 3.07m
Living room	4.64m x 3.76m
WC	1.07m x 1.56



## First floor

Bedroom 1	3.76m x 3.07m
Bedroom 2	3.76m x 2.85m
Bathroom	2.60m x 1.90m
<b>Total area</b>	<b>70.01m<sup>2</sup></b>



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# Persona Homes

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## WATERLOO SIDINGS

LEEDS

GLIN

3-bedroom house

*A stunning home with a spacious open-plan kitchen-diner, a large living area, three versatile bedrooms, and a family bathroom. What more could you want!*



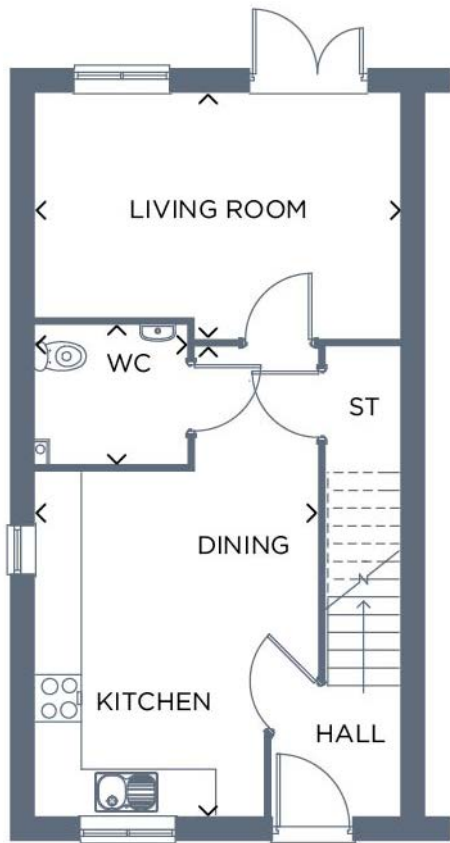
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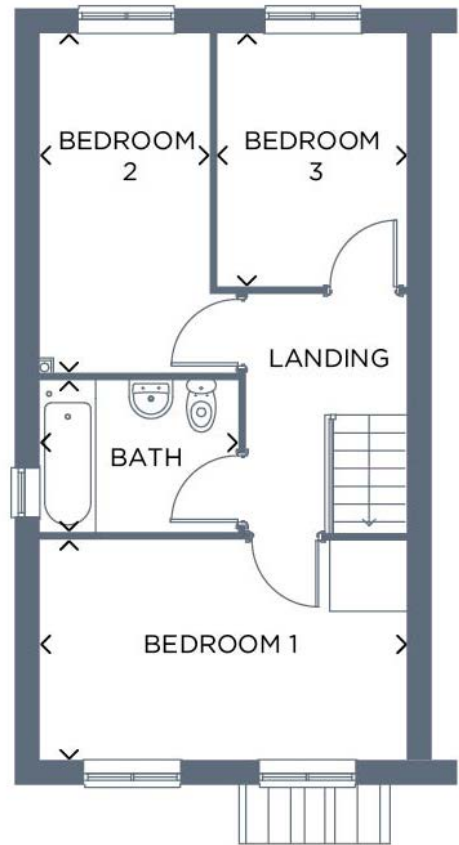
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## Ground floor

Kitchen/dining room	5.93m x 3.56m
Living room	4.59m x 3.11m
WC	1.91m x 1.77m



## First floor

Bedroom 1	4.59m x 2.75m
Bedroom 2	4.24m x 2.14m
Bedroom 3	3.18m x 2.35m
Bathroom	2.48m x 1.90m
Total area	
84.04m <sup>2</sup>	



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