

# Quality Inclusions

- Stainless Steel 600mm Under-bench Oven
- Stainless Steel 600mm Gas Hotplates
- Stainless Steel 600mm Sliding Rangehood
- Ducted Heating to 5 Points
- One Panel Solar Hot-Water Unit OR Instantaneous Hot-Water Unit where Grey-Water connection is required
- Dishwasher & Microwave Space
- 20mm Stone Benchtops
- Melamine Kitchen and Vanities
- Modern Square Mixer taps throughout
- 900 x 900 Shower to Ensuite & Bathroom
- White bathroom and ensuite products
- Modern square vanity basins
- Mirrors in ensuite and bathroom
- Clear and Pivot shower screens
- Exhaust fans to bathroom and Ensuite
- Walk in Robe to Master Bedroom
- Built in Robes to bedrooms 2 and 3
- Spacious Linen cupboard
- Front Door PMAD 104 Clear Glass
- Flush Internal doors
- Painted Skirts and Architrave
- Tiled Skirts to Wet Areas
- Chrome Door Furniture
- Bayonet socket fittings to each room (globes not supplied)
- Floor Tiles to Entry, Hallways, Kitchen, Meals, Family & Wet Areas
- Carpet from Builders range
- Washable Wall Paints
- Locking aluminium windows throughout
- Tiled Roof
- Colorbond Fascia and Gutters
- Render to Front Piers & Garage Front
- All Plans and Specifications
- Soil Report
- Engineer Class M Slab, engineered edge beams at 200mm
- Gas & Electrical underground works only
- Sewer up to 45 meters
- Storm water up to 60 meters
- Fall Allowance 300mm
- Concrete pump and temporary fencing as required
- Circuit Breaker and Smoke Detector
- Garden Taps Front and Rear
- Termite Protection
- Solid Pine Frame
- Insulation as required as per 6-star energy rating report
- Now includes bushfire rating of 12.5 if required
- Three Month Defect Period
- Ten Year Structural Guarantee
- Single garage with automated front Panel lift Door

All inclusions listed form part of your base house price. Predetermined upgrades are available at an additional cost. All items are subject to manufacturers/suppliers availability and are beyond the control of the builder. The builder reserves the right to replace or substitute any of the listed items with equal or greater value (if required).

