

# Quality Inclusions

- Stainless Steel 900mm Underbench Oven
- Stainless Steel 900mm Gas Hotplates
- Stainless Steel 900mm Sliding Rangehood
- Ducted Heating to 9 (10 for 30.8sq) Points
- Instantaneous Hot-Water Unit
- Grey-Water connection to Toilets & Laundry where available
- Dishwasher & Microwave Space
- Melamine Kitchen and Vanities
- 20mm Stone Benchtops
- Custom Made Breakfast Bar
- Overhead Cupboards
- 2 Sets of 3 Pot Draws to Kitchen
- Walk in Pantry with Melamine shelving
- Square Mixer taps throughout
- White Bathroom and Ensuite products
- 1200 x 900 Tiled Shower to Ensuite
- 900 x 900 Tiled Shower to Bathroom
- Modern Square Vanity Basins
- Double Vanity to Ensuite with a set of Draws
- Mirrors in Bathroom and Ensuite
- Clear and Pivot Shower screens
- Exhaust fans to Bathroom and Ensuite
- Laundry Bench with Insert Trough
- Double Walk in Robes to Master Bedroom
- Robes to Balance of Bedrooms
- Spacious Linen & Broom cupboard
- Corinthian Front Door PMAD 104 920mm Clear Glass
- MOTP 3D Internal doors
- Chrome Door Furniture
- Painted Skirts and Architrave
- 10 x LED Downlights Included, Bayonet socket fittings to each room (globes not supplied)
- Alfresco with plain concrete flooring
- Laminate Flooring to Entry, Hallways, Kitchen, Family & Meals
- Floor tiles to Wet Areas
- Carpet from Builders Range
- Render to Garage Front
- Raised Portico with Render
- Eaves to Front
- Mock Casement Windows to Front
- Locking aluminum windows throughout
- Tiled Roof
- Colorbond Fascia and gutter
- All Plans, Specifications & Soil Report
- Engineer Class M Slab, engineered edge beams at 200mm
- Fall Allowance 300mm
- Gas and Electrical underground works only
- Sewer up to 45 meters
- Storm water up to 60 meters
- Concrete pump and temporary fencing as required
- Circuit Breaker and Smoke Detector
- Garden Taps Front and Rear
- Termite Protection
- Solid Pine Frame
- Insulation as per 7 star energy rating report
- 3.5kw Solar Power
- Ten Year Structural Guarantee
- Double garage with automated Panel Lift Door
- 2.7m High Ceilings Included

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).



# YES! INCLUDED

## BATT PACK

- INSULATION BATTS TO CEILING & EXTERNAL WALLS
- STAINLESS STEEL DISHWASHER INSTALLED
- 3 X TV POINTS & ANTENNA
- \*WHERE APPLICABLE*
- 1 X PHONE POINT INCLUDING TRENCH
- LED DOWNLIGHT TO FRONT PORCH
- 2 X STAINLESS STEEL LIGHTS TO FRONT
- FLURO SINGLE LIGHT TO GARAGE
- 1 X SINGLE EXTERNAL POWER POINT
- DUCTED HEATING TIMER
- TRANSLUCENT GLASS UPGRADE TO ENS, BATH & TOILET WINDOWS
- \*WHERE APPLICABLE*
- DOOR STOPS THROUGHOUT
- 2 X TOWEL RAILS & TOILET ROLL HOLDERS

## KNOCK OUT PACK

- 20MM STONE BENCHTOPS TO KITCHEN, LAUNDRY & VANITIES
- \*PANTRY IS DESIGN SPECIFIC*
- SHEEN OR WOODMATT FINISH TO KITCHEN & VANITY CUPBOARD DOORS INCLUDED
- \*AS PER POLYTEC MELAMINE DOORS & PANEL RANGE*
- AUTO PANEL LIFT STYLE GARAGE DOOR TO FRONT
- SQUARE METRO BATH

## TICKLED PINK PACK

- MODERN SQUARE PROFILE MIXER TAPS THROUGHOUT
- \*EXCLUDES WASHING MACHINE TAPS*
- ICONIC RANGE TV, PHONE, DATA, POWER POINTS & LIGHT SWITCHES (CHOICE OF 3 COLOURS)
- POLISHED EDGE MIRRORS
- MODERN WHITE SQUARE LOOK EXHAUST FANS
- SOFT-CLOSE DOORS & DRAWERS TO KITCHEN & VANITIES
- 720MM HIGH OVERHEAD CUPBOARDS WITH 2 SHELVES & BULKHEAD ABOVE.
- \*HOME DESIGN MUST ALREADY HAVE OVERHEAD CUPBOARDS AS STANDARD*
- 900MM WIDE BREAKFAST BAR
- \*EXCLUDING BLOCK DESIGN*
- PULL OUT BIN IN KITCHEN CUPBOARD
- \*IF KITCHEN IS ALTERED FROM STANDARD DESIGN THE BIN MAY NOT FIT AND WILL BE REMOVED FROM KITCHEN*
- SQUARE MODERN VANITY BASINS