

# Quality Inclusions

- Stainless Steel 900mm Gas Hotplates
- Stainless Steel 900mm Slideout Rangehood
- Stainless Steel 900mm Under-bench Oven
- Floor Tiles to Entry, Meals and Wet Areas
- Carpet from Builders range
- Panel Lift Garage Door
- 20mm Stone Benchtops to Kitchen and Vanities
- Ducted Heating to 8 Points
- Fly wire screens to all windows
- Square Basins
- Square Profile Mixer Taps
- Stainless Steel Look Light Covers & Power Points (excluding TV, PH & Data)
- Stainless Steel Look Exhaust fans
- Polished Edge Mirrors
- Soft Close draws & doors to kitchen and vanities
- 900mm wide breakfast bar
- Pull Out Bin to Kitchen
- Soft Closing Doors & Drawers to Kitchen and Vanities
- Hand Held Shower Rail to Bath & ENS
- 1200 x 900 Shower to ensuite
- 900 x 900 shower to bathroom
- One Panel Solar Hot-Water Unit OR 170L stored Hot-Water Unit where Grey-Water connection is required
- Laminated Kitchen and Vanities GLOSS
- Walk in Robes to bedrooms 2 and 3
- Spacious linen/broom cupboard
- Bushfire rated Feature Front WIN 3VBG
- Deco 3s Internal doors
- Painted Skirts and Architrave
- Bayonet socket fittings to each room (globes not supplied)
- Washable Wall Paints
- Locking aluminum windows throughout
- Tiled Roof
- Colorbond Fascia and gutter
- Render to Portico
- All Plans and Specifications
- Soil Report
- Engineer Class M Slab, engineered edge beams at 200mm
- Gas and Electrical underground works only
- 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
- Bushfire rating upto 12.5
- Three Month Defect Period
- Ten Year Structural Guarantee

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).

