

# Quality Inclusions

- Stainless Steel 900mm Underbench Oven
- Stainless Steel 900mm Gas Hotplates
- 900mm Curved Glass Canopy Rangehood
- Ducted Heating to 7 Points
- Instantaneous Hot-Water Unit
- Grey-Water connection TO Toilet & Laundry where available
- Dishwasher & Microwave Space
- 20mm Stone Benchtops
- 20mm Stone Waterfall ends to Island bench
- Melamine Kitchen and Vanities
- Double bowl Kitchen sink
- Walk in Pantry with 20mm Stone benchtop & Single Bowl Sink
- 1 x Set of Pot Draws to Kitchen
- Modern Square Mixer taps throughout
- 1200 x 900 Tiled Insitu Shower to Ensuite
- 900 x 900 Tiled Insitu Shower to Bathroom
- Niche to Ensuite & Bathroom Shower
- White bathroom and ensuite products
- Freestanding Bath
- Modern square vanity basins
- Mirror in Ensuite and Bathroom
- Clear and Pivot shower screens
- Exhaust fans to Bathroom & Ensuite
- Laundry Bench with Insert Trough
- Walk in Robe to Master Bedroom
- Built in Robes with sliding doors to bed 2, 3 & 4
- Spacious Linen cupboard with sliding doors
- Front Door PMAD 106 920mm Clear Glass with 2 Aluminum side lights
- Deco 11S Internal doors
- Painted Skirts and Architrave (white upgrade)
- Tiled Skirts to Wet Areas
- Chrome Door Furniture
- Alfresco area with plain concrete flooring
- Bayonet socket fittings to each room (globes not supplied)
- Laminate Flooring to Entry, Hallways, Kitchen, Pantry, Meals & Family
- Floor Tiles to Wet Areas
- Carpet from Builders range
- Washable Wall Paints
- Locking aluminum windows throughout
- Tiled Roof
- Colorbond Fascia and Gutters
- Render to Piers, Master Bedroom Front & 1m Return
- Eaves to Front
- All Plans, 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 Detectors
- Garden Taps Front and Rear
- Termite Protection
- Solid Pine Frame
- Insulation as per 7 star energy rating report
- 3.5kw Solar Power
- Three Month Defect Period
- Ten Year Structural Guarantee
- Double garage with auto front Panel lift Door
- 2.7m High Ceilings with Bricks above Windows

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