



LOWER PLAN



UPPER PLAN

INCLUSIONS

PEACE OF MIND

- ✔ 6 Months Service Warranty
- ✔ HIA Lump Sum Fixed Price Building Contract
- ✔ Housing and Indemnity Insurance
- ✔ Quality Products and Services used Throughout Every Home
- ✔ Built by Quality Tradespeople
- ✔ WA Owned and Independent Builder
- ✔ Building Permit & Water Corporation Fees included
- ✔ Contour Survey Included

ELECTRICAL

- ✔ Synergy Approved Electrical Safety Switch (RCD) Hardwired Smoke Detectors
- ✔ LED Lighting and Double Power Points throughout (excluding Fridge Recess - which is a Single)
- ✔ Home Technology Pack with Phone, TV and Data Point Fibre Optic Network Provision for NBN
- ✔ Flumed Exhaust Fans to Bathrooms
- ✔ Stylish Clipsal Iconic Light Switches and Power Points

KITCHEN

- ✔ Engineered Stone Benchtops or equivalent
- ✔ Soft Close Cupboards and Drawers
- ✔ Double Bowl Stainless Steel Sink with Designer Chrome Sink Mixer to Kitchen
- ✔ 600mm Stainless Steel Appliances, Hotplate, Under Bench Oven & Canopy Rangehood to Kitchen
- ✔ ABS Edging to All Cabinets Dishwasher
- ✔ Recess with Power and Water Tiled Splashback to Kitchen (\$44 p/sqm)

EXTERNAL FEATURES

- ✔ Paving to Driveway, Path, Porch & Alfresco
- ✔ 25 Degree Pitched Colorbond
- ✔ Jason Windows Aluminium Windows & Sliding Doors
- ✔ Flyscreens to all Opening Windows & Sliding Doors
- ✔ Termite Protection
- ✔ Garage with remote controllers as per plan
- ✔ R4.1 Ceiling Insulation Batts
- ✔ Quality Architectural External and Internal Door Handles (Privacy Latch to Bathroom & WC) Weather Seals to External Doors
- ✔ Colorbond Fascia, Downpipes and Gutters
- ✔ Steel Framed Construction
- ✔ Front and Rear Landscaping (Paving, Turf, Garden Beds)
- ✔ External Garden Taps
- ✔ Colorbond gates

BATHROOMS/LAUNDRY

- ✔ Victoria Closed Coupled Toilet Suites
- ✔ High Quality Vitreous China Basins
- ✔ Quality Ceramic Wall & Floor Tiles to Bathroom, Ensuite and Laundry (\$44 p/sqm)
- ✔ 2m High Tiling to Shower Recess
- ✔ Hobless Showers
- ✔ Framed Clear Safety Glass for Bathroom & Ensuite Shower Screens
- ✔ Chrome Floor Wastes to Laundry, Bathroom & Ensuite Mirrors Above Vanities in Bathroom and Ensuite Double Towel Rails to Bathroom & Ensuite
- ✔ Toilet Roll Holders to WC & Ensuite
- ✔ Tightform Formica benchtops to Bathroom & Laundry
- ✔ 45L Stainless Steel Laundry Trough with Cupboard

TURNKEY FEATURES

- ✔ 28c Ceilings Throughout
- ✔ Quality Carpet and Underlay to Bedrooms & Theatre (if applicable) from Builders' Standard Range
- ✔ Quality Vinyl Sheet Flooring to Entry, Living Area and Rear Hallway from Builders' Standard Range
- ✔ Roller Blinds to Sliding Doors and Windows (excluding Wet Areas)
- ✔ Fully Painted Ceilings, Doors, Door Frames, Timberwork, Eaves & Meter Box
- ✔ Protective Corner Beads to Trafficable Corners
- ✔ Instantaneous Gas Hot Water System
- ✔ Walk in or Built in Robes with Vinyl Sliding Doors (where shown on plan) including Lined Shelf & Hanging Rail Walk in or Built in Linen Cupboard (where shown on plan) with 4 x Lined Shelves
- ✔ Internal Wall Painting Throughout
- ✔ 2 Split system Air Conditioning Units
- ✔ Letterbox & Clothesline

