



- 205m²
- Contemporary style
- 3 double bedrooms
- 1 study
- 2 bathrooms
- Large living and dining rooms
- Feature fire



INCLUSIONS

STANDARD
INCLUSIONS
WORTH AROUND
\$40,000

Pre Construction and Foundations

- Mesh throughout entire concrete floor

Windows, Bricks, Fascia and Roof

- Metal Line roof
- Metal Line fascia and spouting
- Monier brick range
- Stella range front door
- Double glazed windows with colour matched hardware

Interior

- 100 x 50mm framing
- Flush panel doors throughout
- Designer door furniture
- Wardrobes with custom made shelving systems
- 10mm Gib
- Aqua Line Gib to wet areas
- Pink Batts insulation
- Designer door stops

Floor Coverings

- Tiled bathroom, entry, kitchen, ensuite
- 100% wool carpet

Fixtures/Fittings/Taps

- Cashmere vanities
- 3 outside taps
- Caroma Armada range of tapware
- Caroma Lusso range toilet roll holder
- Andorra dual flush china toilet suites
- Custom made laundry cabinet
- Sliding shower rose
- Tiled showers (ensuite)
- Mirrors above vanities

Electrical

- SMEG appliances
- 600 Series Waste Master
- 5 TV points, 5 phone points
- 3 smoke alarms
- Square halogens throughout home
- Ceiling fans in bathrooms
- 2 heated towel rails

Kitchen

- Designer kitchen
- Coloured glass splashback
- Double sink and draining tray

Decorating

- Interior designed colours
- Quality paints (white based colours)
- Wallpaper feature walls

Heating

- Rinnai Infinity 24 litre gas hot water
- Rinnai 35ETR in-built gas fire

Services

- Drainage as per plan
- Telecom and water

Other

- 7 year Registered Master Builders Federation guarantee
- Building permit
- Builders' risk insurance
- Qualified builders
- Internal and external clean prior to handover
- Brick letter box

