



STANDARD LUXURY INCLUSIONS

PEACE OF MIND

- 12 Month Service Warranty
- 25 Year Structural Guarantee
- HIA Fixed Price Building Contract
- HIA Housing Indemnity Insurance
- Built by qualified and experienced tradespeople
- Complimentary in-house finance advisory service
- Shire and Water Corporation building application fees
- Contour survey of your home site
- Fully certified energy efficient home

EXTERNAL FEATURES

- Paving to driveway, porch/verandah and alfresco (if applicable)
- Feature elevation with two tone render
- 25 degree pitch COLORBOND® steel roof available in 22 designer colours
- COLORBOND® steel fascia, downpipes and quarter round gutters
- Fly screens to all opening windows and sliding doors
- Termite protection
- Double garage with remote sectional door or carport (where shown on plan)
- Quality R4.1 ceiling insulation batts
- Feature front entry door
- Deadlock to front door and garage entry door (if applicable)
- Draught weather seals to front entry external door
- Selection of external 2 course face bricks
- Cream mortar with rolled joints
- Two external garden taps

KITCHEN

- Caesarstone benchtops
- Westinghouse 900mm stainless steel electric under bench oven with gas burner hot plate and canopy rangehood
- Soft close cupboards and drawers, with a wide selection of laminate colours
- 1¾ bowl stainless steel inset sink with mixer tap
- Selection of brushed chrome cupboard/drawer handles
- Built-in or walk-in pantry to kitchen
- Tiled splashback to kitchen
- Fully serviced dishwasher recess

BATHROOM, ENSUITE & LAUNDRY

- Stylus WELS 4 Star rated toilet suites with dual flush vitreous china cisterns
- Hobless showers with pivot door
- Clear safety glass to bathroom and ensuite shower screens
- High quality vitreous china basins
- Ceramic tiling to bathroom, ensuite, laundry and WC including floors
- Laminated benchtops
- Soft close cupboards and drawers, with a wide selection of laminate colours
- Selection of brushed chrome cupboard/drawer handles
- 2m high tiling to showers
- Mirrors and towel rails to bathroom and ensuite
- Toilet roll holder to WC and ensuite
- Stainless steel laundry trough with cabinet under and automatic washing machine taps
- Privacy latch to bathroom, ensuite and WC doors
- Chrome tiling edge to all external corners

ELECTRICAL

- LED downlights to kitchen and living area
- Synergy approved electricity safety switch
- Hardwired electronic smoke detectors
- Ample light and double power points throughout
- Home Technology Pack with phone, TV and data point
- Fibre Optic Network provision for NBN access (where available)

ADDITIONAL FEATURES

- Quality floor coverings included
- Jason Windows sliding doors and windows
- Vertical blinds to sliding doors & windows (excluding wet areas)
- High quality external and internal door handles
- Protective corner beading to all trafficable wall corners
- 130L Gas 5 Star storage hot water system with hot water tempering valve
- Walk-in or built-in robes with mirror sliders (where shown on plan) including lined shelf and hanging rail
- COLORBOND® steel with Thermatech technology to reflect more of the sun's heat, allowing both roof and homes to stay cool in summer
- Walk-in or built-in linen cupboard (where shown on plan) including four lined shelves

SIGN HERE: **DATE:**

Photos are for illustrative purposes only. Images shown may depict fixtures, finishes and features that do not come standard with this home and are not included in the price specified. These may include elevation features, landscaping features such as planter boxes, outdoor areas, retaining walls, water features, pergolas, screens, fences, paving, BBQ's and outdoor kitchen. In addition, high/raking ceilings, sky lights, furnishings, furniture, lighting (down lights), electrical items, air-conditioning, alarms, floor coverings, window treatments, painting and decorative items are not included unless specified. Specification is correct at time of printing and is subject to change at builder's discretion. Some information may vary between Perth and South West regions. 900mm stainless steel kitchen appliances not available in certain floor plans. Please ask your Consultant for details.