

Specifications

Type 2 (units 2,3,4,5)

General

Dwelling area	136 m²
Stories	Single level
Master Builder Guarantee	10 year standard guarantee
Maintenance Warranty Period	12 months Akin Living Standard Warranty

Foundation

Foundation type	TC1 Raft 300 pod foundation
Foundation insulation	Edged insulation only

Structural specifications

Ceiling height	2400mm
Bulkhead?	

Exterior

Exterior cladding	Midland Estate Range 70 series brick veneer
Feature cladding	James Hardie axon panelling

Roofing

Roof type	Longrun metal
Roof profile	Coloursteel 5 Rib

Windows, joinery & doors

Window type	Standard aluminum framing with LowE glass and argon gas
Window glazing	Double glazed
Architraved or gib-grooved	Gib-grooved
Front entrance door	TGV Panel

Insulation

Exterior walls	Pink Batts R2.8
Ceiling insulation	Pink Batts R5.0

Interior joinery

Interior door type	Grooved MDF doors
Interior door height	1980mm
Door reveals type	Paint grade MDF reveals
Architraves to interior doors	Gib-grooved
Wardrobe door height	2200mm
Wardrobe & cupboard shelving	As per wardrobe plan and quote
Skirtings	Standard MDF bevelled skirting 85mm

Kitchen joinery

Kitchen and pantry joinery	As per kitchen plan and quote
Sink bench finish	20mm stone top
Sink mixer type	Echo Minimalist gooseneck sink mixer

Kitchen splashback	Full length of tiled splashback
Kitchen appliances	
Oven	BOSCH HBF133BS0A single oven, 5 function
Hob	BOSCH PKE611K17A 60cm ceramic cooktop
Rangehood	ARISTON AGITUM-720 720mm Powerpack
Dishwasher	BOSCH SMU2ITS01A b/u dishwasher
Waste disposable unit	Insinkerator MODEL56 .55HP waste disposal
Laundry	Robinhood Supertub ST3101
Bathroom selection - Ensuite	
Vanity type	Zara 750mm vanity with single basin - wall hung 1 drawer
Vanity basin mixer	Echo Minimalist basin mixer
Mirror over vanity	Mirror to match vanity size
Shower type	Englefield acrylic shower size as per plan
Shower mixer	Echo Minimalist shower mixer
Shower rose	Echo Minimalist shower slide rail
Toilet model	Caroma Luna wall faced toilet suite
Heated towel rail	Sharpeye 6 bars heated towel rail square
Bathroom	
Vanity type	Zara 900mm vanity with single basin - wall hung 1 drawer
Vanity basin mixer	Echo Minimalist basin mixer
Mirror over vanity	Mirror to match vanity size
Shower type	Englefield acrylic shower size as per plan
Shower mixer	Echo Minimalist shower mixer
Shower rose	Echo Minimalist shower slide rail
Sink mixer type	Echo Minimalist gooseneck sink mixer
Toilet model	Caroma Luna wall faced toilet suite
Heated towel rail	Sharpeye 6 bars heated towel rail square
Hot water	
Hot water system	Rinnai 250L hot water cylinder
Electrical allowance GST inclusive	As per electrical plan
Alarm system	
Security alarm	Included
Heating	
Heatpump	Fujitsu SET-ASTG22KMTC 7.2KW HIWALL E3 lifestyle system
Flooring	
Carpet	Included
Carpet underlay	Included

Tiles to where	Kitchen, bathroom, ensuite floors as per consented plan
Paint	
Interior painting	All Dulux Tradeline, 3 colours on whitebase, with Lvl 4 finish
Exterior	
Driveway/patio/crossing	Included
Landscaping	Included
Letterbox	Included
Clothesline	Included