## Specifications

Type 6 (unit 6, 7)

Develing area166m²StoriesSingle levelMaster Builder Guarantee10 year standard guaranteeMaintenance Warranty Period12 months Akin Living Standard WarrantyFoundationExample Standard GuaranteyFoundation typeTC1 Raft 300 pod foundationFoundation insulationEdged insulation onlyStructural specificationsEdged insulation onlyStructural specificationsEdged insulation onlyExterior claddingMidland Estate Range 70 series brick veneerExterior claddingJames Hardle axon panellingRoof typeLongrun metalRoof profileColoursteel 5 RibWindows, joinery & doorsWindows, joinery & doorsWindows, joinery & doorsGib-groovedFront entrance doorTGV PanelInsulationPink Batts R2.8Ceiling insulationPink Batts R2.8Mardrobe door height1380mmDoor reveals typePanit grade MDF revealsArchitraves to interior doorsGib-groovedWardrobe door height2200mmWardrobe door height2200mmWardrobe door height2200mmWardrobe door heightA per wardrobe plan and quoteSkirtingsStandard MDF beveled skirting 86mmKir	General	
Master Builder Quarantee   10 year standard guarantee     Maintenance Warranty Period   12 months Akin Living Standard Warranty     Foundation   Foundation     Foundation insulation   Edged insulation only     Structural specifications   Ceiling height     Ceiling height   2400mm     Buikhead?   Exterior     Exterior cladding   Midland Estate Range 70 series brick veneer     Feature cladding   James Hardie axon panelling     Roofing   Roof profile     Roof type   Longrun metal     Roof profile   Coloursteel 5 Rib     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   Pink Batts R2.8     Ceiling insulation   Pink Batts R5.0     Interior door height   1980mm     Door reveals type   Paint grade MDF reveals     Architraves to interior doors   Gib-grooved     Wardrobe door height   1980mm     Door reveals type   Paint grade MDF reveals     Architraves to interior doo	Dwelling area	166m <sup>2</sup>
Maintenance Warranty Period   12 months Akin Living Standard Warranty     Foundation type   TC1 Raft 300 pod foundation     Foundation insulation   Edged insulation only     Structural specifications   E     Ceiling height   2400mm     Bulkhead?   Exterior     Exterior   Exterior     Feature cladding   James Hardie axon panelling     Roofing   Colourstel 5 Rib     Windows, joinery & doors   Windows joinery & doors     Window glazing   Double glazed     Architraved or gib-grooved   Gib-grooved     Front entrance door   TGV Panel     Insulation   Pink Batts R2.8     Ceiling insulation   Pink Batts R5.0     Interior Joinery   Interior Joinery     Interior Joinery   Grooved MDF doors     Interior door type   Grooved MDF reveals     Architraves to interior doors   Gib-grooved     Wardrobe door height   1280mm     Door reveals type   Paint grade MDF reveals     Architraves to interior doors   Gib-grooved     Wardrobe door height   200mn     Wardrobe door height   200mn     W	Stories	Single level
Foundation       Foundation type     TC1 Raft 300 pod foundation       Foundation insulation     Edged insulation only       Structural specifications     Ceiling height     2400mm       Bulkhead?     Exterior     Exterior       Exterior cladding     James Hardie axon panelling     Reading       Roofing     Coloursteel 5 Rib     Roofing       Roof type     Longrun metal     Roof type     Coloursteel 5 Rib       Window type     Standard aluminum framing with LowE glass and argon gas     Window glazing       Window type     Standard aluminum framing with LowE glass and argon gas     Window glazing       Nord or gib-grooved     Gib-grooved     Gib-grooved       Ferrior insulation     Exterior walls     Pink Batts R2.8       Ceiling insulation     Pink Batts R5.0     Interior foinery       Interior foor type     Grooved MDF doors     Interior door type       Door reveals type     Paint grade MDF reveals     Architraves to interior doors       Mirdrobe door height     1980mm     Door reveals type     Paint grade MDF reveals       Architraves to interior doors     Gib-grooved     Wardrobe door height <t< td=""><td>Master Builder Guarantee</td><td>10 year standard guarantee</td></t<>	Master Builder Guarantee	10 year standard guarantee
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Structural specifications     Ceiling height   2400mm     Bulkhead?     Exterior     Exterior cladding   Midland Estate Range 70 series brick veneer     Feature cladding   James Hardie axon panelling     Roofing   Roofing     Roof type   Longrun metal     Roof profile   Coloursteel 5 Rib     Windows, joinery & doors   Window spice     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     Exterior walls   Pink Batts R2.8     Ceiling insulation   Pink Batts R5.0     Interior joinery   Interior door type     Interior door type   Grooved MDF doors     Interior door height   1980mm     Door reveals type   Paint grade MDF reveals     Architraves to interior doors   Gib-grooved     Wardrobe & cupboard shelving   As per wardrobe plan and quote     Skirtings   Standard MDF bevelled skirting 85mm     Kitchen pionery   As per kitchen plan a		
Ceiling height   2400mm     Bulkhead?     Exterior     Exterior cladding   Midland Estate Range 70 series brick veneer     Feature cladding   James Hardie axon panelling     Roofng   Exterior Coloursteel 5 Rib     Boot type   Longrun metal     Roof profile   Coloursteel 5 Rib     Windows, joinery & doors   Window type     Window glazing   Double glazed     Architraved or gib-grooved   Gib-grooved     Front entrance door   TGV Panel     Insulation   Exterior walls     Pink Batts R2.8   Ceiling insulation     Interior joinery   Grooved MDF doors     Interior door type   Grooved MDF doors     Interior door height   1980mm     Door reveals type   Paint grade MDF reveals     Architraves to interior doors   Gib-grooved     Wardrobe & cupboard shelving   As per wardrobe plan and quote     Skirtings   Standard MDF bevelled skirting 85mm     Kitchen joinery   Kitchen plan and quote     Skirtings   Standard MDF bevelled skirting 85mm		
Exterior       Exterior cladding     Midland Estate Range 70 series brick veneer       Feature cladding     James Hardie axon panelling       Roofing     Roof type       Roof type     Longrun metal       Roof type     Coloursteel 5 Rib       Windows, joinery & doors     Windows joinery & doors       Window glazing     Double glazed       Architraved or gib-grooved     Gib-grooved       Front entrance door     TGV Panel       Insulation     Exterior walls       Pink Batts R2.8     Celling 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 & cupboard shelving     As per wardrobe plan and quote       Skirings     Standard MDF bevelled skirting 85mm       Kitchen planery joinery     As per kitchen plan and quote		2400mm
Exterior cladding   Midland Estate Range 70 series brick veneer     Feature cladding   James Hardie axon panelling     Roofing   Image: Coloursteel 5 Rib     Windows, joinery & doors   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   Pink Batts R2.8     Ceiling insulation   Pink Batts R2.9     Interior joinery   Interior door type     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     Skirings   Standard MDF bevelled skirting 85mm     Kitchen joinery   As per kitchen plan and quote <td>Bulkhead?</td> <td></td>	Bulkhead?	
Feature cladding   James Hardie axon panelling     Roofing   Intervention     Roof type   Longrun metal     Roof profile   Coloursteel 5 Rib     Windows, joinery & doors   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     Exterior walls   Pink Batts R2.8     Ceiling insulation   Pink Batts R2.8     Ceiling insulation   Pink Batts R2.9     Interior joinery   Interior door type     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     Skirings   Standard MDF bevelled skirting 85mm     Kitchen joinery   Kitchen plan and quote     Shir bonch finish   20mm stone top	Exterior	
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 of type   Grooved MDF doors     Interior door type   Grooved MDF doors     Interior door height   1980mm     Door reveals type   Paint grade MDF reveals     Architraves to interior doors   Gib-grooved     Wardrobe & cupboard shelving   As per wardrobe plan and quote     Skirtings   Standard MDF bevelled skirting 85mm     Kitchen joinery   As per kitchen plan and quote     Skirtings   Standard MDF bevelled skirting 85mm	Exterior cladding	Midland Estate Range 70 series brick veneer
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Roof profile   Coloursteel 5 Rib     Windows, joinery & doors   Window type     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     Exterior walls   Pink Batts R2.8     Ceiling insulation   Pink Batts R5.0     Interior joinery   Interior door type     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   As per kitchen plan and quote     Skirtings   Standard MDF bevelled skirting 85mm	Roofing	
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       Exterior walls     Pink Batts R2.8       Ceiling insulation     Pink Batts R5.0       Interior joinery     Interior of or type       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 and pantry joinery     As per kitchen plan and quote	Roof type	Longrun metal
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Window glazingDouble glazedArchitraved or gib-groovedGib-groovedFront entrance doorTGV PanelInsulationInsulationExterior wallsPink Batts R2.8Ceiling insulationPink Batts R5.0Interior joineryInterior door typeGrooved MDF doorsInterior door height1980mmDoor reveals typeDoor reveals typePaint grade MDF revealsArchitraves to interior doorsGib-groovedWardrobe door height2200mmWardrobe & cupboard shelvingAs per wardrobe plan and quoteSkirtingsStandard MDF bevelled skirting 85mmKitchen and pantry joineryAs per kitchen plan and quoteSink bench finish20mm stone top	Windows, joinery & doors	
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Insulation     Exterior walls   Pink Batts R2.8     Ceiling insulation   Pink Batts R5.0     Interior joinery   Interior door type     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   As per kitchen plan and quote     Sink bench finish   20mm stone top	Architraved or gib-grooved	Gib-grooved
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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   As per kitchen plan and quote     Kitchen and pantry joinery   As per kitchen plan and quote     Sink bench finish   20mm stone top	Interior door type	Grooved MDF doors
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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 bench finish	Architraves to interior doors	Gib-grooved
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 bench finish	Wardrobe door height	2200mm
Kitchen joinery     Kitchen and pantry joinery   As per kitchen plan and quote     Sink bench finish   20mm stone top	Wardrobe & cupboard shelving	As per wardrobe plan and quote
Kitchen and pantry joineryAs per kitchen plan and quoteSink bench finish20mm stone top	Skirtings	Standard MDF bevelled skirting 85mm
Sink bench finish 20mm stone top	Kitchen joinery	
	Kitchen and pantry joinery	As per kitchen plan and quote
Sink mixer type Echo Minimalist gooseneck sink mixer	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 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
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
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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	
Securty alarm	Included
Heating	
Heatpump	Fujitsu SET-ASTG22KMTC 7.2KW HIWALL E3 lifestyle system
Flooring	
Carpet	Included
Carpert 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	