

Specifications for Lot 68 Bush Haven



Plans

- Architecturally designed plans, specifications, engineering details
- Insurance – Construction Risk & Public Liability Insurance
- All City Council permit fees and connection fees
- 10 Year Independent Builders Guarantee

Exterior

- Earthworks to site
- Ribraft concrete floor with av. R2.5 insulation rating
- Powder coated aluminium joinery
- Double Glazing to all areas excluding garage
- Painted hardiflex soffits
- H1.2 treated framing and roof trusses
- Exterior cladding in BGC Duragroove and Stratum Duo
- Hardiflex above windows
- Coloursteel Longrun Endura Roof – Trapezoidal Profile
- 3 x Exterior hose taps

Interior

- Concrete Floor
- Walls Gib 10mm – Gib Aqualine in all wet areas
- Ceiling Gib 13mm
- 55mm Gibcove cornice to living areas
- 60mm single bevel pine skirting
- 60mm single bevel pine architrave to windows and doors
- Knauf glasswool insulation – R2.2 walls and R3.6 ceiling
- Painted interior doors (7 Style choices) with Barrett Homes door handle range
- Painted ceiling throughout (level 4)
- Painted walls to balance of house inc garage (level 4)

Electrical Fittings - Estimate

- 1 x single power point
- 2 x bathroom power points
- 1 x power to range-hood
- 1x power to refrigerator
- 1 x power to dishwasher
- 1 x power to waste disposal unit
- 25 x double power points
- 38 x LED down lights
- 2 x 2 way circuit
- 1 x 3 way circuit
- 2 x fan/light ducted to soffit
- 1 x hob and oven connection
- 1 x hot water connection
- 1 x switchboard/Meter box
- 1 x air conditioning unit connection
- 1 x certificate of compliance
- Smoke detectors (battery)

TV & Phone

- 1 Main TV Outlet (Satellite in, Aerial In, Return Out)
- 2 Other TV Points + 1 UHF Aerial
- 2 Phone Outlets
- 1 FTTH comms box

Heating

- 180 litre hot water – Peter Cocks Mains Pressure Stainless Cylinder
- 1 x Toshiba RAS16 heat pump unit with remote control
- DVS Home Ventilation System

Services

- Underground services included

Kitchen

- Bosch 60cm Ceramic Cooktop PKE611CA1A
- Bosch 60cm Inbuilt Oven HBA13B151A
- Fisher & Paykel ¾ HP Waste Disposal GD75IA1
- Bosch 60cm Inbuilt Dishwasher SMU50E75AU
- Robinhood canopy/powerpak Range-hood

Bathroom

- Athena Liquid bath - white
- La Torre Metro tapware
- Newtech Kolumn wall hung vanity - white
- Clearlite Polished edge above vanity 1000 x 900mm
- HPM Light/Fan ducted to soffit
- Englefield Valencia shower
- Newtech square ladder heated towel rail

Bathroom Tiles

- Tiles up bathface and wall above bath 600mm
- One row of tiles above each vanity 200mm

Ensuite

- La Torre Metro tapware
- Newtech Kolumn wall hung vanity - white
- Clearlite Polished edge above vanity 1000 x 900mm
- HPM Light/Fan ducted to soffit
- Englefield Valencia shower
- Newtech square ladder heated towel rail
- Englefield Evora btw toilet suite with wrapover/soft close seat
- 108 Series Toilet Roll Holder

Toilet

- Englefield Evora btw toilet suite with wrapover/soft close seat
- 108 Series Toilet Roll Holder

Wardrobes

- Shelf and rail - prefinished timber

Garage Door

- Dominator Milano sectional steel garage door with 2 x automatic openers

Floor Covering

- Carpet 100% solution dyed nylon from Flooring Xtra
- Vinyl planking to entry and kitchen
- Floor tiles to bathroom, ensuite and toilet
- Garage carpet

Fencing/Landscaping/Driveway/Patio

- Fencing to 3 boundaries
- Landscaping PC Sum \$5,000 inc GST
- Driveway and patio - half black concrete

Clothesline/ Letterbox

- Clothesline , Metal Letterbox

Terms

- Specifications can vary depending on customer requirements