

# Make it Shout

It's time to make your mark.



Images for illustrative purposes only.

## Access the A-list extras

- ✓ Ducted reverse cycle air-conditioning throughout
- ✓ 30c high ceilings throughout, and 27c high ceilings to the garage, alfresco and porch
- ✓ Upgraded 600×600mm ceramic cushioned edge floor tiles or hybrid flooring from Builder's standard range to entry, kitchen, dining, living and minor bed passage
- ✓ Carpet on foam underlay from Builder's standard range to bedrooms, robes, theatre, study, games and activity
- ✓ Vertical or roller blinds from Builder's standard range throughout excluding ensuite, bathroom, laundry, powder room and WC
- ✓ 3.0kW solar system including inverter
- ✓ 3 coat paint system with 150+ colours available (one colour throughout)
- ✓ 20mm Vitrified Compact Surface to kitchen (with double bowl undermount sink), scullery (if applicable), laundry, bathroom and ensuite
- ✓ Hobless showers with semi frameless shower screens to bathroom and ensuite
- ✓ Up to 30 White Trim LED Downlights to the home
- ✓ Upgraded paving in lieu of standard to driveway, crossover, porch and alfresco (up to 30m<sup>2</sup>, if applicable)
- ✓ Mirrored sliding robes as shown (as per plan)
- ✓ Overhead cupboards to kitchen (up to 4m) including bulkhead and 1x fridge panel
- ✓ Integrated rangehood and splashback tiles to underside of overheads
- ✓ 1x broom cupboard to linen

# Plus, all these not-so-standard standards

## External

- ✓ Choice of six feature elevations, each with two colours and rendered finish
- ✓ External painting (where applicable)
- ✓ Selection of external 2-course face bricks
- ✓ Cream mortar with rolled joints
- ✓ Builder's standard range square paving to the alfresco, porch and driveway/path (30m<sup>2</sup>, if applicable)
- ✓ 25-degree pitch pre-painted steel roofing
- ✓ Pre-painted steel gutters, fascia, and downpipes on brickwork
- ✓ Painted steel downpipes on render
- ✓ Aluminium windows and sliding door frames
- ✓ Clear glazing throughout with obscure to the ensuite, bathroom and WC
- ✓ Flyscreens to all opening windows and sliding doors
- ✓ Double garage with remote controlled sectional garage door or carport (where shown on plan)
- ✓ Feature timber door frame to entry with weather seal
- ✓ Deadlock to front door and garage entry door (if applicable)
- ✓ Fiber cement lining to garage, alfresco and porch
- ✓ Termite protection
- ✓ Two garden taps

## Kitchen

- ✓ 2x 600mm ovens or 1x 900mm electric under bench oven (as per plan)
- ✓ 900mm gas burner cooktop (as per plan)
- ✓ 900mm canopy rangehood (as per plan)
- ✓ WA-made kitchen cabinetry with soft closing drawers and doors
- ✓ Laminate benchtops from Builder's standard range (including scullery if applicable)
- ✓ Stainless steel double bowl inset sink
- ✓ Lead-free mixers in either black, chrome or brushed nickel
- ✓ Cabinet handles throughout
- ✓ \$45/m<sup>2</sup> allowance for ceramic wall tiles
- ✓ 200x400mm wall tiles to kitchen splashback
- ✓ ABS edging to all doors, drawers and exposed edges
- ✓ Bank of four drawers to kitchen
- ✓ Fully serviced dishwasher recess

## Bathroom, Ensuite & Laundry

- ✓ WA-made kitchen cabinetry with soft closing drawers and doors
- ✓ Laminate benchtops from Builder's standard range
- ✓ Cabinet handles throughout
- ✓ 2000mm high tiling to showers
- ✓ \$45/m<sup>2</sup> allowance for ceramic wall and floor tiles
- ✓ 200x400mm wall tiles
- ✓ 200x200mm or 300x300mm floor tiles
- ✓ Fully framed shower screens with pivot door
- ✓ Slimline mirrors above vanities
- ✓ Double towel rail in either black, chrome or brushed nickel
- ✓ Shower heads, bath spout and toilet roll holder in either black, chrome or brushed nickel
- ✓ Inset basins to bathroom and ensuite
- ✓ Inset bath to bathroom
- ✓ 4-star rated toilet suites with dual flush vitreous china cisterns
- ✓ Square chrome floor wastes as required
- ✓ Privacy latch to bathroom, ensuite and WC doors
- ✓ Stainless steel inset laundry trough to the laundry and automatic washing machine taps
- ✓ ABS edging to all doors, drawers and exposed edges
- ✓ Mini washing machine stops

## Electrical

- ✓ Fumed exhaust fans to the ensuite, bathroom and WCs
- ✓ Synergy approved electricity safety switch
- ✓ White cover plates to switches
- ✓ Double GPO to all habitable rooms and PCD location
- ✓ Single GPO to dishwasher recess and garage sectional door
- ✓ Hardwired electronic smoke detectors
- ✓ NBN ready pack (1 x data link, 1 x data point, 1 x TV point) with an antenna if required
- ✓ Light bayonets throughout

## Internal

- ✓ Brickwork internally
- ✓ Plasterboard lined walls throughout
- ✓ Plasterboard lined ceilings throughout
- ✓ 75mm cove cornices throughout
- ✓ Internal paint to ceilings, doors and door frames
- ✓ Lever door handles
- ✓ Metal door frames throughout
- ✓ Vinyl sliding robes as shown (as per plan)
- ✓ Protective corner beading to all trafficable wall corners
- ✓ 6 star instantaneous gas hot water unit
- ✓ R5.0 fibreglass ceiling insulation batts (with R2 perimeter batt) to home, including garage

## Peace Of Mind

- ✓ Lifetime structural warranty
- ✓ Fixed price building contract
- ✓ 12-month maintenance period
- ✓ 12-month price lock
- ✓ 12-month build guarantee
- ✓ Home indemnity insurance
- ✓ Built by qualified trades
- ✓ Complimentary finance advice
- ✓ Shire and Water Corporation building application fees
- ✓ Contour survey of your home site and re-peg
- ✓ Fully certified energy-efficient NCC-compliant home
- ✓ Engineer designed footing and slab detail

## Online Building Portal

- ✓ Real-time construction updates
- ✓ Live e-selections and price estimates
- ✓ 3D external render of your home
- ✓ Photos, documents, and updates

## Exclusive Experiences

- ✓ E-Interior design consultation
- ✓ Personalised prestart
- ✓ VIP site access
- ✓ Bricklaying experience
- ✓ Slab signing experience
- ✓ Electrical consultation