

PIQUE

EXTERNAL

- Designer front facade
- Aluminium glazed door to entry
- Precast concrete base
- Termite barrier to all external walls
- Engineered steel wall frames and roof trusses
- Fibre cement sheeting to eaves and external ceilings
- External painting and finishing
- Colorbond® cladding horizontally laid with thermal break
- R2.5 Insulation to walls
- Colorbond® sheeted roof with Anticon
- Colorbond® downpipes, slotted gutters and flashings
- Jason Windows powder coated aluminium doors and windows including mesh flyscreens (flyscreens not included to stacker doors, bifold doors and hinged external doors)
- Breezelock to all windows
- Obscure glazing to bathrooms, ensuites and toilets
- Gas instantaneous hot water system
- 2 External taps

INTERNAL

- Vinyl plank flooring to main living areas and passage ways
- Carpet to bedrooms and robes with underlay
- Painting to all walls, ceilings, doors, door frames, skirtings and architraves (Wattyl Calcium throughout)
- Built in wardrobes including shelf and rail with four open shelves to side and sliding robe door
- Linen cupboard with four shelves
- Internal flush panel doors with lever set door furniture
- Internal steel joinery with timber architraves
- Plasterboard lined walls and timber skirting
- 2400mm high plasterboard lined internal ceilings with R4 insulation batts including cornice

KITCHEN

- 20mm engineered stone benchtops
- Laminated custom cabinetry with ABS edging and soft close hinges
- Overhead cupboards and laminated pantry
- Westinghouse 600mm stainless steel electric oven
- Westinghouse 600mm stainless steel gas hot plate
- Westinghouse 600mm stainless steel rangehood
- Tiled splashback to underside of overhead cupboards
- Stainless steel undermount sink
- Caroma mixer tap to sink choice of four colours
- Dishwasher recess with cold plumbing and single GPO

ELECTRICAL

- Split system reverse cycle air conditioner to main living area
- Data pack including phone, data and TV points (3 total)
- Double power points throughout
- Hardwired smoke detectors
- 1 external up down light to entry
- 1 external weatherproof power point
- 8 LED downlights per module

BATHROOM & ENSUITE

- 20mm engineered stone benchtops
- Laminated cupboards with ABS edging and soft close hinges
- Caroma Luna above counter basin
- Caroma Luna inset bath (if applicable)
- Ceramic floor and wall tiles to wet areas from standard range
- Hobless shower recesses
- Semi frameless pivot shower screens
- Dual flush back to wall toilet suite with soft close lid and china cistern
- Frameless mirror to full width of vanity
- Flumed extractor fan
- Hand shower with rail choice of four colours
- Caroma tapware and accessories choice of four colours
- Chrome floor waste

LAUNDRY

- 20mm engineered stone benchtops
- Laminated cupboards with ABS edging and soft close hinges
- Stainless steel inset trough
- Ceramic floor and wall tiles from standard range including two rows above benchtops
- Caroma mixer tap to trough choice of four colours
- Chrome washing machine tapset
- Chrome floor waste

GENERAL

- 10 Year Structural Warranty
- Indemnity Insurance
- 6 month maintenance period (PIQUE install only)
- Contour survey*
- Soil classification*
- Energy assessment
- Structurally certified design
- Prestart colour and materials consultation
- Complimentary interior design meeting at tile centre
- Shire and Water Corporation application fees

signature

date

Standard Specification