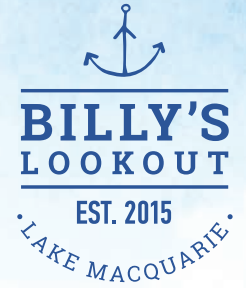


INCLUSIONS



ANCHORAGE
COVE

GENERAL INTERIOR FINISHES/INCLUSIONS

Flooring - Tile	450mm x 450mm to main floor as shown on plan
Flooring - Carpet	To hallway and bedrooms as shown on plan
Ceiling - Paint	Flat paint finish, square set cornice to hallway and living only
Ceiling - Height	2.4m high
Walls - Plasterboard	Low sheen paint finish
Skirting/Architraves	Semi-gloss paint finish
Internal Doors	Semi-gloss paint finish
Entry Door	Semi-gloss paint finish
Window/Door Frames	Aluminium powder coat finish
Wardrobes - Built-In	White melamine shelf above, chrome hanging rail with mirrored wardrobe doors
Wardrobes - Walk-In	White melamine shelf above, chrome hanging rail
Linen	White melamine sliding doors with white frame, 4 shelves
Internal Door Furniture	Polished or brushed chrome

SERVICES

Hot Water	Instantaneous Natural Gas
TV	2 free to air TV points per dwelling (Foxtel not incl.)
Phone	2 phone/internet points per dwelling, NBN ready
Ventilation	Exhaust fans to Bathrooms
Air-conditioning	6kW Daikin split system air-conditioning to living
Smoke Detectors	Located and hardwired to specifications as per electrical plan

GENERAL EXTERIOR FINISHES/INCLUSIONS

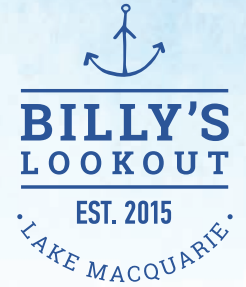
Driveway	Slip-resistant float-finished plain concrete, trowel finish concrete to garage floor
Front Porch	Tiles to concrete slab
Alfresco	Slip-resistant float-finished plain concrete
Landscaping	Planting / turf / edging / mulch – refer to Landscape plan
Garage Door	Sectional panel-lift door with 2 remotes & wall button
Roof sheet	Colorbond steel
Fascia/gutters	Colorbond steel
Downpipes	PVC paint to match wall
Door Furniture	Keyed locks to suit
Clothesline	Wall hung
Fence	Colorbond woodland grey
Flyscreens	To all opening windows and sliding doors

* Variations are subject to change.

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INCLUSIONS



ANCHORAGE COVE

KITCHEN

Flooring - tile	450mm x 450mm to as shown on plan
Joinery Cupboard/Drawer/Door/Panel	Selected Polytec doors / drawers / panels
Bench Top	20mm Engineered stone - Quantum Quartz
Splashback	6mm smoked glass mirrorshield
Sink	Stainless steel double bowl 802mm undermount sink
Dishwasher	60cm underbench stainless steel - Dishlex or equivalent
Oven	60cm 3 Function underbench oven - Westinghouse or equivalent
Cooktop	60cm Gas Cooktop with Wok Burner Side Controls - Westinghouse or equivalent
Rangehood	60cm Slideout Rangehood F / Recirculating - Westinghouse or equivalent

LAUNDRY

Floor	300mm x 300mm to as shown on plan
Skirting	300mm x 600mm ceramic tile
Wall - Splashback	300mm x 600mm ceramic tile
Tub	45Ltr trough
Tub Mixer/Washing Machine Tap Set	Chrome finish sink mixer and taps

MAIN BATHROOM

Floor	300mm x 300mm to as shown on plan
Walls	300mm x 600mm ceramic tile to 2.1m in showers, 450mm vanity splashback
Vanity	Freestanding vanity
Tapware + Fittings	Chrome finish mixers, taps and shower head
Shower Screen	Semi-frameless glass
WC	China close coupled back to wall
Bath	Acrylic bath 1700mm x 750mm x 400mm
Wall Mirror	1000mm x 900mm frameless

ENSUITE

Floor	300mm x 300mm to as shown on plan
Walls - general	300mm x 600mm ceramic tile to 2.1m in showers, 450mm vanity splashback
Vanity	Freestanding vanity
Tapware & Fittings	Chrome finish mixers, taps and shower head
Shower Screen	Semi-frameless glass
Wall Mirror	1000mm x 900mm frameless
WC	China close coupled back to wall

* Variations are subject to change.

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