

PLATINUM

Inclusions

Proven
Professional
Provincial Homes



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1. 20mm Caesarstone Finish to Vanity Tops 2. Fisher & Paykel 900mm Stainless Steel Freestanding Cooker 3. Tiled Concrete Slab to Alfresco 4. Freestanding Bath to Ensuite 5. Gourmet Kitchen with Butler's Pantry 6. 70mm Caesarstone finish to Kitchen Benchtop and Dropdown 7. Polyurethane Edge to Mirrors 8. Dropped Ceiling to Kitchen with Decorative Stepped Cornice 9. Bulkheads to Ceiling.

PLATINUM

Inclusions

*Soft close
doors and drawers.
Yes please!*



4



7



9

External Features

- **Walls:** Face Brickwork from Austral Platinum Selection including off white mortar
- **Frame Truss:** Treated Termite Resistant
- **Render:** Cement Render/Paint finish to Front Porch Feature
- **Roof:** Monier Concrete Roof Tiles Horizon profile with 'A' Line Ridge
- **Windows & Doors:** Aluminium Windows and Doors including security key locks
- **Fascia & Gutter:** Maintenance free metal Fascia and Gutter
- **Garden Taps:** One (1) to front, One (1) to rear
- **Garage:** Colorbond Grange Panelift Door with Stockton Window Panels

Internal Features

- **Cornice:** 75mm Stepped Cornice in Trio Profile (excludes Garage and Bulkheads)
- **Bulkheads:** To Entry, Lounge, Study and Rumpus Room
- **Drop Ceiling:** To Kitchen
- **Ceiling Height:** 2.7m (9') to Ground Floor, 2.4m (8') to First Floor
- **Robe:** One Shelf and Chrome hanging rail
- **Linen:** Four (4) Shelves
- **Skirting Boards:** 150mm half Splay Profile (paint finish)
- **Architraves:** 67mm half Splay Profile (paint finish)
- **Staircase:** Stainless Steel Balustrade with Timber Handrail, Newel Post and Stringer in painted finish with MDF Treads and Risers (for Carpet finish)

Kitchen Features

- **Cupboards:** Polyurethane Bench and Overhead Cupboards with Soft Close to Doors and Drawers
- **Benchtop:** 70mm Caesarstone to Benchtop
- **Raised Servery:** 70mm Caesarstone to Servery Top
- **Side Dropdown:** 70mm Caesarstone Dropdown
- **Handles:** Metal Handles from selected range
- **Sink:** Undermount Stainless Steel Double Bowl
- **Tapware:** Flick Mixer Lever action
- **Accessories:** Pull out Shelf and Carousel
- **Dishwasher:** Fisher & Paykel (Double Drawer) Stainless Steel
- **Freestanding Cooker:** Fisher & Paykel (5 Burners) 900mm Stainless Steel
- **Rangehood:** Fisher & Paykel 900mm Stainless Steel Canopy (Ducted)
- **Pantry:** Four (4) Melamine Shelves

Doors

- **Front Doors:** Double Corinthian Infinity 8G with clear glazing 2.34m high
- **Laundry:** Corinthian IBP1 (Interblind) with clear glazing
- **Internal:** Corinthian Deco3 hinged Doors 2.34m high to Ground Floor and Corinthian Deco3 hinged 2.04m high to First Floor
- **Pantry Doors:** Corinthian Eden3 with Translucent Glazing 2.34m high
- **Door Stops:** To Internal Doors

Door Furniture

- **Front Entry:** Gainsborough Tri-lock Omni Allure including Dummy set to Second Entry Door
- **Laundry:** Gainsborough Ambassador Entrance Lever set
- **Internal Passage and Robes:** Gainsborough Lianna Lever

Bathroom, Ensuite & Powder Features

- **Cupboards:** Polyurethane Wall hung Vanity Units
- **Benchtop:** 20mm Caesarstone to Vanity Tops
- **Mirror:** Polyurethane edge Mirrors
- **Handles:** Metal Handles from Selected Range
- **Bath:** Decina Uno 1700mm Acrylic Bath with Tiled Hob
- **Freestanding Bath:** Decina Cool 1790mm to Ensuite
- **Shower Screens:** Frameless Shower Screens (clear toughened safety glass)
- **Shower Niches:** Tiled Shower Niches
- **Accessories:** Chrome Double Towel Rails, Rings Toilet Roll Holders and Soap Holders
- **WC:** Dual Flush Back to Wall Toilet Suite, Vitreous China Cistern with Soft Close Seat
- **Floor Wastes:** Channel Grate to Ensuite, Chrome Floor Wastes to Wet Rooms
- **Vanity Basin:** Ceramic Counter Top to Ensuite and Bathroom, Ceramic Square semi recessed to Powder Room
- **Tapware:** Chrome Single Lever Mixers, Square Shower Rose, Floor Standing Mixer to Ensuite Bath

Laundry Features

- **Cupboards:** Polyurethane Bench and overhead Cupboards
- **Benchtop:** 20mm Caesarstone
- **Broom Cupboard:** Polyurethane (4 Shelves)
- **Tub:** 45 litre Stainless Steel drop-in Tub
- **Tapware:** Chrome Tapware to Laundry Tub and Washing Machine Cocks

Floor And Wall Tiles

- **Splashback:** Tiled or Glass Splashback to Kitchen
- **Ceramic Floor Tiles:** To Ensuite, Bathroom, Powder Room, Laundry, WC
- **Ceramic Wall Tiles:** Full height Wall Tiles to Ensuite, Bathroom, Powder Room, WC and Laundry
- **Shower Recess:** 1.8m high
- **Alfresco:** Tiled Concrete Slab
- **Front Porch:** Tiled Concrete Slab
- **Tile Selection:** Green Range

Hot Water System

- **Rheem:** Rheem Instantaneous 27 litre (per minute) 6 star Gas Hot Water System

Paint

- **Internal Walls:** Taubmans ENDURE quality washable Paint, 2 coat system (one colour)
- **Internal Woodwork:** Gloss Paintwork (one colour)
- **Exterior:** Acrylic Paintwork (2 colours)
- **Internal Ceilings:** One colour

Electrical Features

- **Light Points:** Forty (40) Bayonet
- **Power Points:** Twenty Five (25) Double and Seven (7) Single
- **Telephone Points:** Four (4) Points (including pre-wiring)
- **Television Points:** Four (4) Points
- **Exhaust Fan:** to Powder Room
- **Smoke Detectors:** Two (2)
- **Leakage Safety Switches**
- **Circuit Breakers:** to Meter Box

Glass splashbacks, a great look.

Council Fees And Services

- **Preparation of plans and specifications**
- **Council building application**
- **Construction insurance premium**
- **Home owners warranty insurance**
- **Engineer designs and certificate**
- **House peg out survey**
- **Water board approval**
- **Basix Certificate**
- **Construction Certificate**

Peace Of Mind

- **Twelve month maintenance period**
- **180 day firm tender period**
- **Seven (7) year structural guarantee**
- **Fixed price HIA plain language building agreement**
- **Colour consultation**
- **Friendly and professional service**

Can't wait for the colour consultation

SOMETIMES
IT'S THE LITTLE
THINGS THAT
MATTER MOST

PLATINUM
FINISHES FOR
A PLATINUM
LIFE

*Wow,
Caesarstone in
the laundry.*

Woollahra Platinum Finishes

*Building Homes that
present real value
for real families.
Always have and
always will.*



 **ON DISPLAY**

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