

Inclusions
COFFS HARBOUR



Subject to location, availability, modifications in sales estimate, plans & colour selection.

BUILD GREEN, SAVE GREEN: Energy Saving Features may qualify you for lower interest rates. Enquire with your lender for details.				HABITAT	VALUE+	RESORT	69% ENERGY SAVING est.				HABITAT	VALUE+	RESORT		
Energy Saving Inclusions															
5kW Electricity Generating Solar Power System - no refunds subject to roof size and customer assigning Renewable Energy Certificates to the builder.	✓	✓	✓				Ceiling Fans/Lights - to bedrooms (1400 diameter)	✓	✓	✓					
Window Glass - 5mm Tinted/White Obscure to Bathroom & WC	✓	✓	✓				Ceiling Fans/Lights - to living areas as required (1400 diameter)	✓	✓	✓					
Hot Water System - 260L All-in-one Heat Pump (Subject to customer assigning Renewable Energy Cert)	✓	✓	✓				Tapware to Kitchen - Premium Lever Mixers - Lever Mixers	✓	✓	✓					
Sarking to Walls and Roof (where required)	✓	✓	✓				Shower Rose - Premium hand held shower rose on rail with soap holder - chrome - Fixed Rose	✓	✓	✓					
Insulation Batts - to ceiling (roof space)	✓	✓	✓												
Exterior															
Engineer Designed Steel Frames & Trusses - structural elements only. Timber framing to clad walls, alfresco's & under lightweight cladding to maintain thermal performance requirements.	✓	✓	✓				Security Screens to Windows only - Upper floor of 2 storey Single Storey & Lower Floor - 7mm Black grill coloured frames	✓	✓	✓					
Front External Swing Door - Choice of 7 Corinthian (PDIX-101, PDIX-104, PDIX-04, PDIX-106, PMAD-101, PMAD-104, PMAD-106) - Choice of 4 Corinthian PDIX-101, PDIX-104, PDIX-04, PDIX-106	-	✓	✓				Facades - Up to 21 choices - Up to 8 choices	✓	✓	✓					
Roof - 13 Metal Roof (subject to facade & Specification)	✓	✓	✓				Garage Panel doors - 2 Styles, No windows, Remote (18 choices) - No windows, Manual (as per scheme)	✓	✓	✓					
							Bricks - PGH (choice of 14 bricks) - PGH (choice of 4 bricks) - PGH (as per set scheme)	✓	✓	✓					
Interior															
Air conditioner - Reverse Cycle Split System. Small - 2.4Kw+, Large - 4.8Kw+ (location as shown on plan)	-	✓	✓				Rangehood - 900 mm Stainless steel canopy (where shown on plan) - 600 mm S/S front slide out & overhead cupboards (where shown on plan)	-	-	✓					
Bench Tops - Quantum Quartz Stone Benchtops (5 choices) (as per display) and WaterFall Ends (where shown on plans) - Quantum Quartz Stone Benchtops (as per display) 6 set schemes	-	✓	✓				Internal Hinged Doors - Premium Doors (choice of 5) - Flush Doors	✓	✓	✓					
Kitchen Cupboards - Melamine Doors with PVC Hard Edge (7 choices) - Melamine Doors with PVC Hard Edge (6 set schemes)	-	✓	✓				Robe Doors - Premium hinged, Mirror or Vinyl sliding - Flush hinged or Vinyl sliding	✓	✓	✓					
Dishwasher - Metallic finish redeemable by gift voucher after final payment received (where shown on plan)	-	✓	✓				Linen Doors - Premium hinged or Vinyl sliding - Flush hinged or Vinyl sliding	✓	✓	✓					
Wall oven (where shown on plan) - Multifunction Stainless steel finish double oven - Multifunction Stainless steel finish single oven	-	-	✓				Recessed Showers - to single storey & ground floor two storey	✓	✓	✓					
Built-in microwave oven - S/S finish	-	✓	✓				Painting - Dulux Selection (Choice of 10 internal colours) (10 external colours) - Dulux Selection 6 set schemes	✓	✓	✓					
Hot plates - 600mm Ceramic Cooktop (where shown on plan)	✓	✓	✓				Australian Made Premium Vanities - choice of Quantum Quartz stone benchtop & semi-recessed bowl, Melamine Doors with PVC Hard Edge - Builders selection (6 set schemes)	✓	✓	✓					
All Specifications:				Side Light - fixed glazed translucent				Vanity Mirrors - framed				Shower Wall Recess Bath - acrylic			
				Termite Protection - PVC collars & perimeter				Laundry Tub - dropin stainless steel tub							
				Door Handles - lever satin stainless steel				Toilets - vitreous china pan ceramic cistern							
				Shelving - mesh shelving				Shower Screens - semi-frameless							

ADDITIONAL COSTING IS AVAILABLE FOR:
 External concrete / turf / letter boxes / clotheslines / floor coverings

Errors and omissions excluded. Extra Plan Modification Fee, \$200 payable in Habitat.

However we believe you may significantly reduce your costs by organising/supplying these items yourself and including rebate allowances within the contract. All services are measured to an assumed location of existing on site connections where available. Suitability of these services will not be assessed, and where upgrades are required it is the owners responsibility.

Where energy assessment requires 90mm external frames on brick veneer, rooms adjoining external walls will be reduced by 20mm for each external wall.

NAME: _____

SIGNATURE: _____

NAME: _____

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