

# New Generation Specification

## Included with every quality New Generation Home

WA owned independent builder with over 40 years' experience

Lifetime structural warranty

6-month maintenance period

BCA compliant with independent energy efficiency assessment

HIA fixed price building contract

Indemnity Insurance

**Direct contact with your Construction Supervisor**

**Access to our bespoke customer portal**

Contour survey and engineer's soil assessment of your home site

**Repeg of your home site\***

Home independently certified by a Structural Engineer

**Jason Windows quality range of sliding doors and Breezlock windows with flyscreens and keylocks**

Certified termite treatment

RCD safety switches and hard-wired smoke detectors included\*

**Concrete pump included to ensure superior slab finish (additional costs for rear sites and split-level homes)\***

R4.0 ceiling insulation batts to house and garage and any external plasterboard areas\*

Standard council building license fees, **footpath bonds** and Water Corporation fees

## External Features

Painting to timberwork, eaves, meter boxes and render\*\*

Sand finish render\*

Rolled cream mortar joints

Roof frame constructed with steel trusses made from TRUECORE steel®

COLORBOND® steel roof cover\*

**COLORBOND® fascia and slotted gutters with COLORBOND® downpipes\***

Engineer designed reinforced concrete slab and footings

Natural grey grano garage floor

COLORBOND® auto remote sectional garage door with 3 remotes\*

Brick paved driveway (up to 6m), path, portico/porch/verandah and alfresco\*

Alfresco with 25 course plasterboard ceiling\*

Double garage with 25 course fibre cement ceiling, unless noted otherwise on plan\*

820mm wide M&B designer entrance door\*\*

Delf double cylinder door hardware with deadbolt to front entry and garage shopper door\*\*

Solid core garage shopper door\*\*

External light points to all external doors\*

**2 external brass garden taps**

Up to 10m of sewer and water connections\*

## Internal & Electrical Features

Full painting to ceilings, doors, door frames, timberwork (excluding walls)

Walk-in robes or built-in robes to all bedrooms\*

Cove cornices throughout

M&B flush panel internal doors\*

Delf designer leverset handles\*

White melamine shelving to all robes with rail\*

Double power points throughout

Urban grey or white switch plate to light and power point switches

NBN ready package with TV point, two data points and conduits

Light points to all rooms and passages with globe and shade\*

28 course ceiling heights throughout, unless noted otherwise on plan\*

**Rheem 26L Metro Max continuous flow gas water heater with recess box (excluding fully framed)**

Linen cupboard with four melamine shelves\*

## Kitchen/Scullery Features

20mm Essastone benchtops\*\*

Clark Punch 1.75 end bowl, double end bowl or single end bowl sink\*\*

**Choice of Alder chrome, brushed nickel or matt black sink mixers\***

Laminex/Formica laminate cupboard doors, with ABS edges\*

Designer cupboard and drawer handles\*

Soft closers to all kitchen cabinetry doors and drawers

**Westinghouse 900mm or x2 600mm stainless steel fan forced electric oven/s\***

**Westinghouse 900mm canopy rangehood**

**Westinghouse 900mm stainless steel gas hot plate**

Dishwasher recess with cold water and power connections

Ceramic wall tile splashback\*\*

Pantry with four melamine shelves\*

Double pot drawers to wall oven stack\*\*

## Ensuite/Bathroom/Powder/Laundry Features

**20mm Essastone benchtops\***

**1675mm Caroma bath with Alder chrome, brushed nickel or matt black wall mixer tap\***

Square chrome floor wastes throughout

Clark inset basins to ensuite and bathroom\*

**Choice of Alder chrome, brushed nickel or matt black mixer taps to basins\***

Stylus wall basin to powder room\*\*

Laminex/Formica laminate cupboard doors with ABS edges\*

Caroma Prima II close coupled toilet suites\*

**Alder Excite chrome, brushed nickel or matt black shower suite with Alder chrome, brushed nickel or matt black shower mixer\***

Soft closers to all drawers and cabinetwork doors\*

**Choice of Slimline or Hudson mirror over vanities\***

**Alder accessories (double towel rails, toilet roll holders, soap holders)\***

**Hobless shower recess with semi-frameless pivot door and screen**

Ceramic wall and floor tiles\*

External flumed retractable exhaust fan to ensuite, bathroom and WCs

Clark 45L inset stainless steel laundry trough with Alder chrome, brushed nickel or matt black sink mixer\*

Washing machine taps

Privacy locks to ensuite or master suite, bathroom and WC

## BrickHybrid Inclusions

90mm TRUECORE® steel wall frames

R2.0 insulation batts to internal walls

10mm plasterboard internal wall finish

Moisture resistant wall board to all wet areas

All internal walls undercoated with Wattyl acrylic sealer

## Double Brick Inclusions

Double clay brick construction with 2 course face bricks\*

Hardwall plaster internal wall finish

## Steel Framed Inclusions

90mm TRUECORE® steel wall frames

R2.0 insulation batts to internal walls

Plasterboard 10mm internal wall finish and 13mm Soundcheck Plasterboard internally to perimeter walls

Moisture resistant wall board to all wet areas

All internal walls undercoated with Wattyl acrylic sealer

James Hardie Primeline external cladding\*\*

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