

Our Premium **Inclusions**

EXTERNAL FEATURES

BRICKS

- Bricks as determined by home design and façade type.

ROOFING

- Coloured concrete roof tiles with 22.5 degree roof pitch.

EAVES

- Eaves to single and double storey homes as determined by home design and façade type.

PAINT (Exterior)

- Acrylic paint finish to exterior timber, metal work and cladding, gloss finish to entrance door.

ELECTRICAL

- Weatherproof batten fitting to outside external doors, excluding garage.

EXTERIOR HINGED DOORS

- Front entry door selection including weather seal and entrance lockset with keyed alike deadbolt.
- Garage access (if applicable) with flush panel door and lockset (no deadbolt).

CAR ACCOMMODATION

- Lock up garage under main roofline including sectional overhead door with remote control.
- Rear pedestrian access door (pending space availability).
- Plaster lined ceiling and side walls.
- Structural concrete floor.
- Double power point and batten light point.

BUILDING STRUCTURE

BUILDING ALLOTMENT

- Building allotment of up to 700m² and a maximum building set back of 5m (subject to planning authority).

FRAMING

- Timber wall frames.
- Prefabricated roof trusses.

SERVICES - CONNECTIONS

- Connection to water, sewer and stormwater points within the allotment and connection to underground power and gas services immediately adjacent to the allotment. Excludes telephone connection costs and all consumer account-opening fees.

FOOTINGS

- Engineer designed 'M' class concrete slab with one concrete pump allowance (maximum 300mm fall and no existing fill). Earth floor to alfresco with concrete strip footing to posts and piers, earth floor to porch.
- Slab costs will be adjusted if founding conditions differ.
- Concrete slab to front porch and alfresco as per chosen floorplan.
- 30 year structural guarantee*.
- Termite treatment to under slab and penetrations.

HOT WATER SERVICE

- Gas-boosted, hot water service.

PLUMBING

- Concealed plumbing (except for spa pump, if applicable) with poly piping.
- External water taps.
- Colorbond® fascia, quad gutter and down pipes.

6-STAR ENERGY RATING

- All homes are built to comply with 6-Star Energy Rating.*
- Insulation; wall and ceiling insulation (excluding external wall to garage and garage ceiling) as required to comply.

INTERNAL FEATURES

FIXING

- Internal hinged doors.
- Doorstops throughout.
- Robes / Sliding robe doors with single lined shelf with metal hanging rod.
- Joinery- Paint finished MDF 67x12mm skirtings and 67x12mm architraves throughout.
- 200mm tiled skirtings to wet areas (excluding kitchen).

LIGHTING

- Batten holder light points with energy efficient globes and shades.

ELECTRICAL

- Double power points throughout.
- RCD safety switch.
- TV point (x 1) for single storey homes, (x 2) for double storey homes.
- Telephone point (x1).
- Exhaust fans over showers.
- Hard wired smoke detectors.
- Slim white cover plates.

CEILING HEIGHTS

- 2440mm (nominal) ceiling height for single storey homes.
- 2590mm (nominal) ceiling height to ground floor on double storey homes with 2440mm (nominal) ceiling height for first floor.

PAINT (Internal)

- Two coat paint application throughout.
 - Matt acrylic paint to internal walls and ceiling.
 - Gloss enamel paint to internal timberwork and doors.
- Note: walls and internal woodwork to be 1 colour throughout. (white ceilings throughout)

WINDOWS

- Flyscreens to all opening windows
- Aluminium sliding throughout (including locks), unless otherwise noted on façade selection. Note upper storey bedroom window openings may be restricted to comply with building regulations.
- Brick infill above windows with galvanised steel lintels to front elevation and ground floor on double storey homes. Light weight infill above all windows to side and rear elevations.

STAIRCASE (IF APPLICABLE)

- MDF treads and risers including plaster dwarf walls to stairs and void areas.
- Pine handrail as required for chosen design.

KITCHEN & APPLIANCES

- Fully lined laminate base and overhead cupboards with handles.
- Laminated bench tops and pre-laminated doors and panels
- Metal sided drawer runners (1 x four bank drawer module).
- Pantry with 4x fully lined melamine shelves at 450mm in width.
- Tiled splash back to kitchen (700mm high including returns).
- Kitchen mixer tap.
- Double bowl sink with single drainer.
- Dishwasher provision and associated connections.

APPLIANCES

- 900mm electric under-bench oven with 900mm gas cooktop.
- 900mm slide out range hood.

BATHROOM, ENSUITE, POWDER & WC

TILING

- Floor and wall tiles to wet areas.
- Tiles to shower walls with a minimum 2000mm above shower base.
- Tiled bath hob with 600mm high splashback above bath.
- Wet areas have 200mm tiled skirtings.

SHOWER/S

- Shower head with mixer tap.
- 900mm x 900mm tiled shower base.
- Semi-framed shower screen.

BATH

- Acrylic bath with wall mounted mixer tap and spout.

TOILET

- Toilet roll holders.
- Ceramic closed coupled toilet suite.

VANITIES

- China basin with mixer tap.
- Laminate vanity. Width of vanity determined from chosen floorplan.

ACCESSORIES

- Towel rail to bathroom and ensuite towel ring to powder room.

LAUNDRY

- Mixer tap with 45 litre metal trough and cabinet.
- 2x stop taps to washing machine (1x hot, 1x cold).
- 200mm high tiled skirtings.

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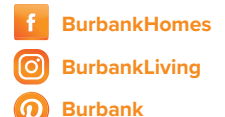
*Conditions apply.

- 30 year structural guarantee - for full details head to www.burbank.com.au/south-australia/terms-conditions.

- 6 Star Energy Rating - applies to all standard designs with no modifications.

The list of items mentioned herein form part of the items included in the base house price of all South Australian Burbank Home Designs. Any items selected by the customer that is not included in this list will result in additional costs to the contract price. All items are subject to manufacturers/suppliers availability. Burbank (Burbank Australia SA Pty Ltd) reserves the right to replace or substitute any of the listed items with items of equal or greater value.

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Our Premium **Inclusions**

All Burbank homes come with the below modern style rangehood as part of our premium inclusions.



NOTE: images are for illustrative purposes only

Our **Difference**

At Burbank we pride ourselves on our next level inclusions. Here's just some of our services we offer when you build with Burbank so you and your family aren't left with any nasty surprises.*



**EXCLUSIVE
HOME & LAND
PACKAGES**



**30 YEAR
STRUCTURAL
GUARANTEE**



**GUARANTEED
SITE
STARTS**



**PERSONALISED
DESIGN
OPTIONS**



**12 MONTH
PRICE
FREEZE**



**BUILDING
HOMES SINCE
1983**



**FIXED
SITE
COSTS**



**MYPLACE
APP**



**INTERNAL
GARAGE
DOOR ENTRY**





**STAINLESS
STEEL
APPLIANCES**

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