



THIS DISPLAY IS **FOR SALE**

6% GUARANTEED
LEASEBACK!*

HOME DESIGN

Covello 206
Santa Monica facade

ADDRESS

Lot 540
6 Isola Mews,
Tarneit, Alamora Estate

DESIGN FEATURES & OPTIONS

4 bedrooms
2 bathrooms & powder
double garage
open plan family & meals
alfresco

This Burbank display home includes the following luxurious upgrades:

- Evaporative cooling
- External GPO for sprinkler system
- Colorbond panel lift garage door
- Designer floor coverings
- Rear and side boundary fencing
- Luxury window coverings
- 3 coat paint system
- Designer landscaping
- Exposed aggregate driveway
- Security system included
- Stone benchtops to kitchen
- 2740mm ceilings

VICTORIA

T 13 2872 | E enquiries@burbank.com.au | W burbank.com.au
Burbank Australia Pty Ltd | 36 Aberdeen Road, Altona, 3018 | ABN 91 007 099 872 | CDB-U-52603

*6.0% return on investment for the life of the lease. Subject to developer design approval. Conditions apply. All photos and illustrations are representative only. All designs are the property of Burbank and must not be used, reproduced, copied or varied, wholly or in part without written permission from an authorised Burbank representative. Copyright Burbank Australia Pty Ltd. ABN 91 007 099 872. Builders Registration number CDB-U-52603.



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HOME DESIGN

Covello 206

Santa Monica facade

ADDRESS

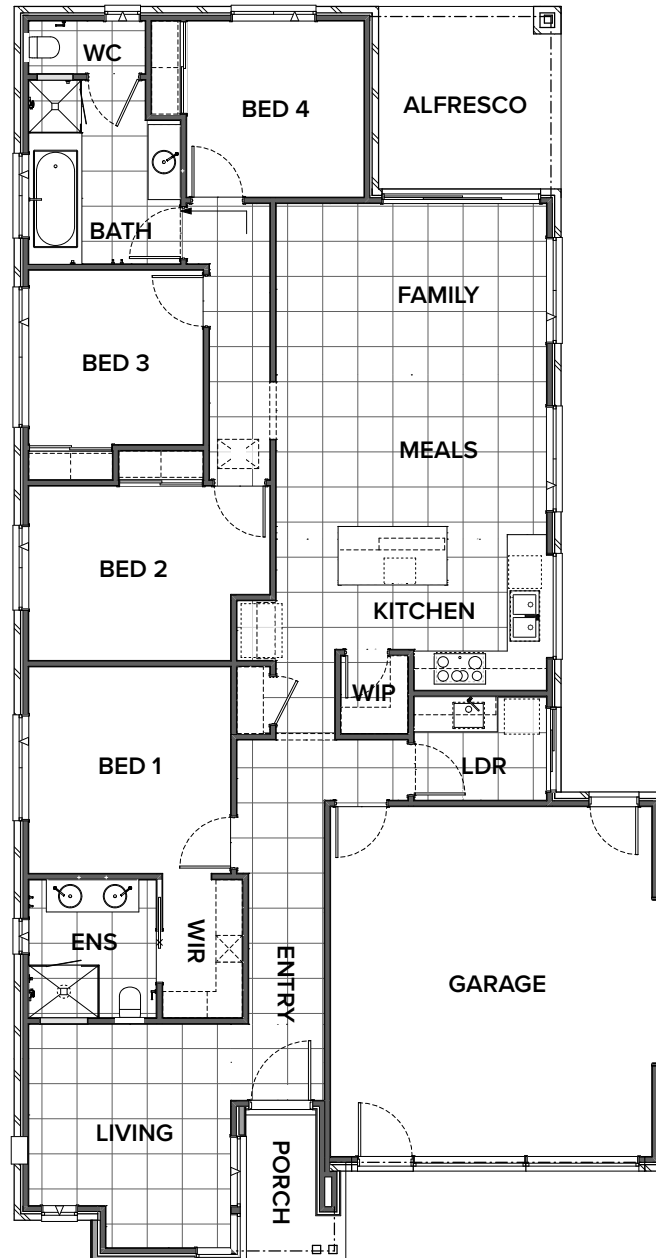
Lot 540

6 Isola Mews,

Tarneit, Alamora Estate

LAND SIZE

375m²

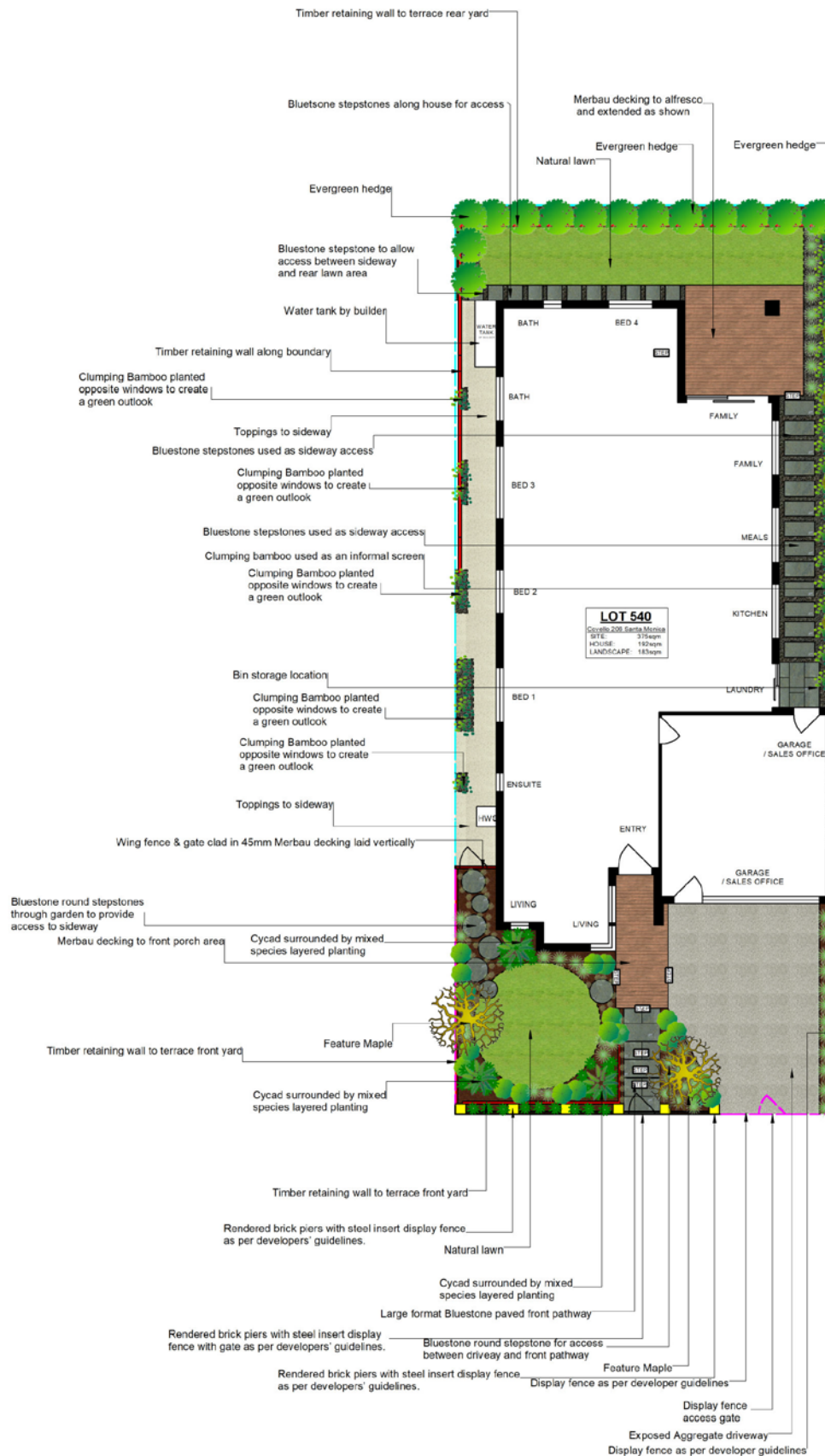


Residence.....	155.6sqm.....	16.7sq	
Alfresco	9.7sqm.....	1.0sq	Garage.....36.4sqm..... 3.9sq
Porch	3.9sqm.....	0.4sq	Total 205.6sqm..... 22.1sq

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External Finishes

Main Brick	Upgrade - Austral - Cradle - Overland Pristine Range GP - [AMENDED ON 11.04.23 BY MB] <i>Brick Colours Vary. Bricks are made from natural minerals. This is part of their enduring natural appeal, and may also be responsible for colour variation in the final blend. [Refer to general disclaimer]</i>
Main Brick Mortar Joints	RAKED - NATURAL [AMENDED ON 07.08.23 BY MB][AMENDED ON 16.08.23 BY MB] <i>Please Note: Flush mortar joints are not available with tumbled bricks. Mortar colours will vary depending on the type of cement, sand and pigments used. Burbank strongly recommends that light coloured bricks have off white mortar. [Refer to general disclaimer]</i>
Colorbond Roof	Monument
Rotary Roof Ventilator	Non-BAL Rating - CB Monument
Colorbond Gutter	Monument
Colorbond Fascia	Monument
Colorbond Downpipes	Monument
Meter Box	Monument
Evaporative Cooling Unit Colour	Bonaire Summer Breeze Contoured Unit (if applicable) - Charcoal
Wall Cladding 1	Western Red Cedar - Vertical - Stained - Johnstone's Professional - Charcoal - 1st COAT - Johnstone's Professional Exterior Timber Oil (TINT TO COLOUR WITH ONE COAT ONLY) 2nd / 3rd COAT - Johnstone's INT/EXT Clear Matt Finish <i>Weathertex and Western Red Cedar cladding: Due to the nature of this product, a reasonable amount of fading over a short period of time will occur. Regular maintenance will be required at the customers expense. Maintenance of this type of cladding will not be the builders responsibility. Western red cedar cladding can only be used in BAL12.5 areas if installed greater than 400mm from ground floor level and/or greater than 400mm from flat roofs/balconies with less than 18 degree pitch. Western Red Cedar cladding does not comply in any other BAL rated areas. Weathertex cladding can be used in any application for BAL rated areas up to BAL19 .</i>

Note: Timber stain colour appearance may vary on different species of timber.

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External Finishes

Wall Cladding 2	<p>James Hardie - Matrix - Painted - Taubman's Eagle Crest T15 32.3</p> <p><i>Weathertex and Western Red Cedar cladding: Due to the nature of this product, a reasonable amount of fading over a short period of time will occur. Regular maintenance will be required at the customers expense. Maintenance of this type of cladding will not be the builders responsibility. Western red cedar cladding can only be used in BAL12.5 areas if installed greater than 400mm from ground floor level and/or greater than 400mm from flat roofs/balconies with less than 18 degree pitch. Western Red Cedar cladding does not comply in any other BAL rated areas. Weathertex cladding can be used in any application for BAL rated areas up to BAL19 .</i></p>
Posts	<p>Stained - Johnstone's Professional - Charcoal -</p> <p>1st COAT - Johnstone's Professional Exterior Timber Oil (TINT TO COLOUR WITH ONE COAT ONLY)</p> <p>2nd / 3rd COAT - Johnstone's INT/EXT Clear Matt Finish</p>
Double Glazed Aluminium Doors & Windows	<p>A&L - Black - WINDOWS & SLIDING DOORS ALL TO BE DOUBLE GLAZED TO COMPLY WITH ALAMORA DESIGN GUIDELINES (EXCLUDING LIVING BUTT JOINED WINDOW) - ALL WINDOWS TO DWELLING TO BE AWNING & ALL SLIDING DOORS TO BE BOUTIQUE STYLE DOORS - RAISE ALL WINDOWS & DOORS TO 2400mm EXCLUDING TO FACADE</p> <p>[AMENDED ON 25.01.23 BY MB]</p>
Garage Door	<p>Sectional panel lift (Steelline) - Flatline Profile - Monument - NOTE - TO BE INSTALLED AFTERHAND OVER</p> <p>[AMENDED ON 11.04.23 BY MB]</p>
Rear Garage Access Door	<p>2340mm HIGH x 820mm WIDE - BLONDE OAK AWO21 - EXTERNAL SIDE ONLY PAINTED GLOSS ENAMEL - CB MONUMENT</p> <p>INTERNAL SIDE PAINTED - 'REFER TO DISPLAY OFFICE INT - INTERNAL DOORS'</p> <p><i>Client acknowledges that Burbank strongly recommends that North facing doors exposed to direct sunlight be finished with light reflective colours to reduce the drying effect of sunlight on the door surface, which may cause warping to occur. External doors painted in dark colours will be the clients responsibility.</i></p>

Note: Timber stain colour appearance may vary on different species of timber.

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External Finishes

Front Entry Door	<p>1020mm x 2040mm WIDE STYLE HINGED DOOR - BLONDE OAK AWOWS 21 - STAINED - JOHNSTON'S PROFESSIONAL - CHARCOAL</p> <p>1st COAT - Johnstone's Professional Exterior Timber Oil (TINT TO COLOUR WITH ONE COAT ONLY)</p> <p>2nd / 3rd COAT - Johnstone's INT/EXT Clear Matt Finish</p> <p>[AMENDED ON 31.05.23 BY MB] <i>Client acknowledges that Burbank strongly recommends that North facing doors exposed to direct sunlight be finished with light reflective colours to reduce the drying effect of sunlight on the door surface, which may cause warping to occur. External doors painted in dark colours will be the clients responsibility</i></p>
Front Entry Door Glazing	Clear Glazing
Timber Entry Frame	<p>Stained (external&internal sides) - American White Oak - Johnstone's Professional - Charcoal - NOTE - CORINTHIAN DOOR FRAME TO SUIT WIDE STYLE DOOR TYPE</p> <p>1st COAT - Johnstone's Professional Exterior Timber Oil (TINT TO COLOUR WITH ONE COAT ONLY)</p> <p>2nd / 3rd COAT - Johnstone's INT/EXT Clear Matt Finish</p>
Window Infills	Brick - Refer to main brick
Aluminium Feature Doors	Burbank Range - A&L - Black - BOUTIQUE STYLE FEATURE DOOR TO ALFRESCO
External Entrance Door Furniture	Upgrade - Pull Handle Set - lock to be installed 950mm from base of door and lowest point of pull handle to be installed at 1050mm from base of door - Lockwood Entrance Pull Handle Nero 143 Black (external and internal sides of door) 143x600MBK with Roller Bolt 7580SC and Nero Paradigm double cylinder deadbolt square plate black 005/B2MBK5PK - DISPLAY DOOR CLOSER MECHANISM - Lockwood 724 Series - Slide Arm Door Closer - Black Extruded Aluminum - 724SRBLK 2-4
Internal Garage Door Furniture	Lockwood Velocity 63mm Passage Set - Element Round Plate Black - VEL1/L3BLK with Lockwood Nero Paradigm Double Cylinder Dead Bolt Round Black - 005/B1MBK5PK
Rear Garage Door Furniture	Lockwood Velocity 63mm Passage Set - Element Round Plate Black - VEL1/L3BLK with Lockwood Nero Paradigm Double Cylinder Dead Bolt Round Black - 005/B1MBK5PK
Portico Lining	PAINTED - TAUBMANS MT EVEREST T15 28.2
Eaves/Verandah Lining Colour	PAINTED - TAUBMANS MT EVEREST T15 28.2
Alfresco Lining	PAINTED - TAUBMANS MT EVEREST T15 28.2
Alfresco Infills	Brick - Refer to main brick

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External Finishes

Alfresco Beam	monument
Driveway Finishes	Exposed Aggregate - Natural Cement - Mix of 7mm pebble (50%) and 7mm Bluestone pebble (50%)
Rainwater Tank	Colorbond Monument
Other Items	FACADE MARTIX CLADDING FLASHING - SURFMIST BRICK FLASHING - MONUMENT NOTE FOR PAINTER - PORCH & ALFRESCO DECKING TO BE STAINED INTERGRAIN ULTADECK TIMBER STAIN - CHARCOAL - 3X COATS [AMENDED ON 17.02.23 BY MB]

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Internal Finishes

Carpet	Burbank 5 - Shipwreck (winslow range) - LOCATION - BED 1, WIR, BED 2, BED 3 & BED 4 INCLUDING ROBES
Carpet Underlay	CAT 2 - Green - LOCATION - TO ALL CARPETED AREAS
Wardrobe, Pantry and Linen Shelving	WIP & LINEN SHELVING - LAMINEX IMPRESSIONS - CHALK FINISH - BLEACHED ELM WIR - LAMINEX IMPRESSIONS - CHALK FINISH - BLEACHED ELM @ 2000mm HIGH & BLACK HANGING RAILS ROBES - WHITE MELAMINE & BLACK HANGING RAILS
Wardrobes Units	WIR ELEV. D - FITOUT 3 - 450mm OPEN SHELF UNIT WITH SINGLE HANGING, DOUBLE HANGING & 450mm DRAWER UNIT WITH FINGER PULLS @ 2000mm HIGH & BLACK HANGING RAILS
Sliding Wardrobe Doors	Upgrade (size to suit ceiling height) - Framed Mirror - LOCATION - BED 2, BED 3 & BED 4
Wardrobe track & frame	Premium - Black
Internal Doors	Upgrade 2340mm - DECO1S - Gloss Enamel - PAINTED - TAUBMANS MT EVEREST T15 28.2 DOORSTOPS - LOCKWOOD ARCH A3000MBK DOORSTOP WALL 75mm
Hinge and Strike Plates	HINGES, STRIKE PLATES & ROUND LACHES - COLOUR - BLACK
Skirtings	Upgrade 92x18mm - Double Pencil Round - Gloss Enamel - PAINTED - TAUBMANS MT EVEREST T15 28.2
Architraves	Upgrade 67x18mm - Double Pencil Round - Gloss Enamel - PAINTED - TAUBMANS MT EVEREST T15 28.2
Wall Paint	CAT 1 - Taubmans 3 coat Endure - PAINTED - TAUBMANS MT EVEREST T15 28.2
Internal Side of Front Door	REFER TO EXTERNAL FINISHES - FRONT ENTRY DOOR SECTION
Ceiling Paint	CAT 1 - 3 coat Pure Performance - PAINTED - TAUBMANS MT EVEREST T15 28.2
Cornices	Upgrade - Gyprock - Square Set

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Internal Finishes

Feature Walls	PAINTED FEATURE WALLS -
	BED 2 ELEV. C WALL - PAINTED - TAUBMANS ROTUNDA STONE T15 26.6
	BED 3 ALL WALL ELEVATIONS - TAUBMANS EAGLE CREST T15 32.3
	WALLPAPER FEATURE WALLS -
	LIVING ELEV. B WALL - NAME: TYRE CAVIAR CODE: EAR301 BOOK: EARTH - KHROMA BY MASUREEL SUPPLIER: ASCRAFT
	BED 1 ELEV. A WALL - NAME: EARTH SILVER CODE: EAR604 BOOK: EARTH - KHROMA BY MASUREEL SUPPLIER: ASCRAFT
	BED 4 ELEV. D WALL - COLLECTION: SECOND NAME: JUNGLE COLOUR: GREY SUPPLIER: THESE WALLS
	[AMENED ON 05.06.23 BY MB][AMENED ON 12.07.23 BY MB]
Internal door handles	Upgrade - Lockwood Velocity 63mm Passage Set - Element - Round Plate Black - VEL1/L3BLK
Flush Pull Handles (Internal Doors)	Upgrade - Lockwood Flush Pull Handle - Square Black FP2-150MBK - LOCATION - ENSUITE
	[AMENDED ON 28.06.23 BY MB]
Internal Door Dummy Handles	Upgrade - Lockwood Velocity 63mm Dummy Handle - Element - Round Plate Black - VEL3/L3BLK - LOCATION - LINEN
	[AMENDED ON 28.06.23 BY MB]

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Internal Finishes

Window Furnishings

Refer to Separate Window Furnishings Spreadsheet -

All roller blinds installation will be attached to the architraves of the window, this is known as Face Fixing. If the Client would like their blinds installed inside the window reveal, this will need to be noted and signed off in VBET Documentation. Important to note: If the client wishes the blinds to be mounted within the window reveal, (in the case of A & L Windows only, where the reveal is in line with the aluminium frame) the client acknowledges that there will be an open cavity between the edge of the blinds and the reveal due to the blinds mounting bracket resulting in a light cavity.

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Internal Finishes

Other Items

Lighting & Electrical Requirements -

DOWNLIGHTS THROUGHOUT:

Alpha 10 White LED Downlight 10W in White with Warm White Globes

EXTERNAL FACADE WALL LIGHTS:

Provide 2No. LEDlux Vice 6W Triangle Up/Down Exterior Wall Bracket in Charcoal with Warm Whites Globes SKU 220881

Location: Left Side of Living Window & Garage Pier Left Hand Side @ 1900mm FFL

EXTERNAL LAUNDRY WALL LIGHT:

Provide 1No. Sentinel Light Up/Down Wall Bracket in Black with LED Warm White Globe SKU 230318

LIVING PENDANT LIGHT:

Provide 2No. Leconic 1 Light Pendant in Black SKU 011490 with Karbon 25W ES Clear Decorator G95 Globe SKU 101415

Location: REFER TO LIVING ELEV. C FOR DIMENSIONS

ENSUITE WALL LIGHTS:

Provide 2No. MFL By Masson Cuba LED 10W Black Wall Light [Dim - 120(w) x 100(h) x 94(d) mm] in Warm White SKU 309046

Location: REFER TO ENSUITE ELEV. A FOR DIMENSIONS

KITCHEN PENDANT LIGHT:

Provide 2No. Husk 400mm Pendant in Matt Black/Ash SKU 010914 with Karbon 25W ES Clear Decorator G95 Globe SKU 101415

Location: REFER TO KITCHEN ELEV. A FOR DIMENSIONS

BED 2 PENDANT LIGHTS:

Provide 2No. Finn 1 Light Pendant in Grey Concrete with LED Warm White Globes SKU 011463

Location: REFER TO BED 2 ELEV. C FOR DIMENSIONS

ELECTRICAL NOTE -

Provide Iconic Range 'Anthracite' Switch Plates to PowerPoints & Light Switches to Bathroom including Bathroom WC, Ensuite & Bed 2 PowerPoint Elev. C Wall

[AMENDED ON 03.03.23 BY MB][AMENDED ON 14.04.23 BY MB][AMENDED ON 25.05.23 BY MB][AMENDED ON 31.05.23 BY MB][AMENDED ON 08.06.23 BY MB]
[AMENDED ON 31.01.24 BY MB]

Note: Timber stain colour appearance may vary on different species of timber.

VICTORIA



Tiles

Kitchen Wall Tiles Option 1	NO TILES TO ELEV. C - REFER TO KITCHEN STONE BENCHTOP SECTION FOR SPLASHBACK KITCHEN ELEV. D WINDOW TO HAVE PLASTER REVEAL (NO SPLASHBACK)
Bathroom Wall Tiles Option 1	Upgrade - 600x300mm porcelain - Enzo Micro-Tech Cinder Matt - VOLFK0220 - Horizontal Stack - LOCATION - ELEV. A (INCLUDING REAR WALL OF NICHE), ELEV. B, ELEV. C & ELEV. D - FLOOR TO CEILING GROUT - #273 MAGELLAN GREY
Bathroom Wall Tiles Option 2	Upgrade - 600x300mm porcelain - Enzo Micro-Tech Cinder Matt - VOLFK0220 - Horizontal Stack - BATHROOM WC - LOCATION - ELEV. A & ELEV. B - FLOOR TO CEILING TILING GROUT - #273 MAGELLAN GREY
Ensuite Wall Tiles Option 1	Upgrade - 600x300mm porcelain - Enzo Micro-Tech Cinder Matt - VOLFK0220 - Horizontal Stack - LOCATION - ELEV. A, ELEV. B, ELEV. C (INCLUDING REAR WALL OF NICHE) & ELEV. D - FLOOR TO CEILING TILING GROUT - #273 MAGELLAN GREY
Laundry Wall Tiles Option 1	Upgrade - 600x300mm porcelain - Enzo Micro-Tech Cinder Matt - VOLFK0220 - Horizontal Stack - LOCATION - ELEV. A CONTIUNE BEHIND WM GROUT - #273 MAGELLAN GREY [AMENDED ON 25.05.23 BY MB]
Floor Tiles Option 1	Upgrade - 600x600mm porcelain - Enzo Micro-Tech Cinder Matt - VOLFP0225 - LOCATION - LIVING, ENTRY, LINEN, LAUNDRY, WIP, KITCHEN, MEALS, FAMILY, REAR PASSAGE, BATHROOM, WC & ENSUITE FLOORS GROUT - #273 MAGELLAN GREY
Bath Trim	Standard - Brushed Aluminium L shape trim – ANGL3-BF - LOCATION - BATHROOM
Niche Trim	Standard - Brushed Aluminium L shape trim – ANGL3-BF - LOCATION - BATHROOM (ELEV. A WALL) & ENSUITE (ELEV. C WALL)

Important Note : When selecting a pattern bench top, splash back or tile we advise the pattern, grain, vein or design will not match in any join section.

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Bathroom

Benchtop	Silestone - 20mm Square Edge - Ethereal Noctis - Suede Finish
Base Cabinets	Laminex Premium - Pure Grain Finish - Terril
Shadow Line	Laminex Impressions - Chalk Finish - Bleached Elm
Vanity Units	1282mm - V12DR3 - single vanity with 3No. 2 bank drawer units - *FLOATING VANITY
Cabinetry Handles	Hafele - Laminated finger pull (base cabinets only)
Basin	Upgrade - Arko 027 - Ceramic Above Counter Basin - Black Silk Matte (SBC-027K) - 191462 - [AMENDED ON 18.04.23 BY MB]
Basin Pop Up Waste Upgrade	Black Silk Matte 192259
Basin Tapware	PHOENIX - BRUSHED CARBON - VIVID SLIMLINE VESSEL MIXER VS79031 BC - LOCATION - LHS OF CORNER OF BASIN [AMENDED ON 17.02.23 BY MB][AMENDED ON 19.06.23 BY MB]
Bath Taps & Mixers	PHOENIX - BRUSHED CARBON - VIVID SLIMLINE SHOWER/WALL MIXER VS78031 [AMENDED ON 19.06.23 BY MB]
Bath/Spa	Upgrade - Decina Turin Bath 1665 - BATH000011 - WITH GUN METAL POP UP WASTE 800-8900-30 [AMENDED ON 17.02.23 BY MB]
Bath Outlet	PHOENIX - BRUSHED CARBON - VIVID BATH SPOUT BC V776 31 [AMENDED ON 19.06.23 BY MB][AMENDED ON 28.06.23 BY MB]
Shower Head On Arm/Rail	PHOENIX - BRUSHED CARBON - VIVID SLIMLINE SHOWER ON RAIL VS68531 - LOCATION - ELEV. B WALL [AMENDED ON 19.06.23 BY MB]
Shower Taps and Mixers	PHOENIX - BRUSHED CARBON - VIVID SLIMLINE SHOWER/WALL MIXER VS78031 - LOCATION - ELEV. A WALL [AMENDED ON 19.06.23 BY MB]
Shower Base	TILED 900x900mm SHOWER BASE WITH FORME SHOWER WASTE MESH - Brushed Gun Metal Grey FD11XS90 MGR 110X110mm
Showerscreen Frame	Cat 2 - Premium Semi-Frameless - Black trim
Toilet	Upgrade - Siema - Modia FM concealed cistern STO-307-10 - 500 SERIES FLUSH BUTTON BRUSHED GUN METAL 192181 - LOCATION - BATHROOM WC [AMENDED ON 17.02.23]

Important Note : When selecting a pattern bench top, splash back or tile we advise the pattern, grain, vein or design will not match in any join section.

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Bathroom

Toilet Roll Holder	Upgrade - Phoenix - Radii Toilet Roll Holder Round Plate Gunmetal - RA892GM - LOCATION - BATHROOM WC
Tiled Wall Niche	Shower - 588w x 288h mm - refer to wall tile section - LOCATION - ELEV. A WALL <i>Niche sizes noted above are referencing internal dimenisons. Finished niche size will vary dependant on tile selection.</i>
Window Glazing	A&L - Clear Glazing - LOCATION - BATHROOM & BATHROOM WC
Other Items	SOFT CLOSERS - HAFELE ALTO TO DRAWERS [AMENDED ON 25.01.23 BY MB] *DELETE MIRROR
Towel Rails & Ladders	Upgrade - Phoenix - Radii Robe Hook Round Plate Gun Metal - RA897 GM - TOTAL 2NO. - LOCATION - ELEV. C @ 1800mm HIGH

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Ensuite

Benchtop	Silestone - 20mm Square Edge - Ethereal Noctis - Suede Finish
Shadow Line	Laminex Impressions - Chalk Finish - Bleached Elm
Base Cabinets	Laminex Premium - Pure Grain Finish - Terril
Vanity Units	1582mm - V15DR2B2 - double vanity with 2No. 2 bank drawer units - *FLOATING VANITY
Cabinetry Handles	Upgrade - Hafele - laminated finger pull (base cabinets only)
Basin	Upgrade - Arko 027 - Ceramic Above Counter Basin - Black Silk Matte (SBC-027K) - 191462 - TOTAL 2NO. [AMENDED ON 18.04.23 BY MB]
Basin Pop Up Waste Upgrade	Black Silk Matte 192259 - TOTAL 2NO.
Basin Tapware	PHOENIX - BRUSHED CARBON - VIVID SLIMLINE VESSEL MIXER VS79031 BC - TOTAL 2NO. - LOCATION - RHS & LHS CORNER OF BASINS [AMENDED ON 19.06.23 BY MB]
Shower Head on Arm/Rail	PHOENIX - BRUSHED CARBON - VIVID SLIMLINE SHOWER ON RAIL VS68531 [AMENDED ON 19.06.23 BY MB]
Shower Head ceiling mounted	PHOENIX - BRUSHED CARBON - VIVID ROUND CEILING DROPPER 450mm V545 31 & VIVID SHOWER ROSE 230mm V52731 [AMENDED ON 19.06.23 BY MB]
Shower Taps and Mixers	PHOENIX - BRUSHED CARBON - VIVID SLIMLINE BATH/SHOWER WALL MIXER W/DIVERTER VS79131 [AMENDED ON 19.06.23 BY MB]
Shower Base	TILED 1200X900mm SHOWER BASE WITH FORME SHOWER WASTE MESH - Brushed Gun Metal Grey FD11XS90 MGR 110X110mm - TO IN-SITU RECESSED SHOWER BASE [AMENDED ON 08.11.23 BY MB]
Showerscreen Frame	Cat 2 - Premium Semi-Frameless - Black trim
Toilet	Upgrade - Siema - Modia FM concealed cistern STO-307-10 - 500 SERIES FLUSH BUTTON BRUSHED GUN METAL 192181 - [AMENDED ON 17.02 23 BY MB]
Toilet Roll Holder	Upgrade - Phoenix - Radii Toilet Roll Holder Round Plate Gunmetal - RA892GM
Tiled Wall Niche	Shower - 788w x 288h mm - refer to wall tile section - LOCATION - ELEV. C WALL <i>Niche sizes noted above are referencing internal dimenisons. Finished niche size will vary dependant on tile selection.</i>

Important Note : When selecting a pattern bench top, splash back or tile we advise the pattern, grain, vein or design will not match in any join section.

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Ensuite

Window Glazing	A&L - Clear Glazing
Other Items	SOFT CLOSERS - HAFELE ALTO TO DRAWERS [AMENDED ON 25.01.23 BY MB] *DELETE MIRROR
Towel Rails & Ladders	Upgrade - Phoenix - Radii Robe Hook Round Plate Gun Metal - RA897 GM - TOTAL 2NO. - LOCATION - ELEV. B @ 1800mm HIGH

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Laundry

Laundry Benchtops	Silestone - 20mm Square Edge - Ethereal Noctis - Suede Finish - [AMENDED ON 22.06.23 BY MB][AMENDED ON 07.07.23 BY MB]
Laundry Base Cabinets	Laminex Premium - Pure Grain Finish - Terril
Shadow Line	Laminex Impressions - Chalk Finish - Bleached Elm
Kickboard	Laminex Premium - Pure Grain Finish - Terril
Overhead Cupboards	Laminex Premium - Pure Grain Finish - Terril - INCLUDING UNDERSIDE LAMINATE PANEL - NO HANDLES - NO BULKHEAD WITH OVERHEAD CABINET OPEN SHELF (OH 450) - LAMINEX IMPRESSIONS - CHALK FINISH - BLEACHED ELM
Cabinetry Handles	LAMINATED FLINGER PULLS TO BASE CABINETS - OVERHEAD CUPBOARDS TO HAVE 16mm OVERHANG FINGER PULL - NO HANDLES
Laundry Trough	Upgrade - Franke - Sirius Large Single Bowl Undermount Sink - SID110-50 Black
Laundry Tapware	PHOENIX - BRUSHED CARBON - VIVID SLIMLINE SINK MIXER 220mm GOOSENECK VS73331 [AMENDED ON 19.06.23 BY MB]
Washing Machine Stops	Burbank range - 20mm washing machine stops
Other Items	SOFT CLOSERS - HAFELE SALICE TO CUPBOARD DOORS

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Kitchen

Benchtops	Silestone - 40mm Square Edge - Ethereal Noctis - Suede Finish - EXTEND BENCHTOP TO 1000mm <i>DISCLAIMER: Based on slab size and configuration of kitchen, joins may be required in the stone bench top.</i>
Wrap Downs	Mitred - 40mm Square Edge - TOTAL 3NO. WITH 700mm WATERFALL TO ISLAND BAR BACK INCLUDING RETURN [AMENDED ON 17.02.23 BY MB]
Base Cabinets	Laminex Premium - Pure Grain Finish - Terril
Kickboard	Laminex Premium - Pure Grain Finish - Terril
Overhead Cupboards	Laminex Premium - Pure Grain Finish - Terril - INCLUDING LAMINATE UNDERSIDE PANEL - WITH 16mm FINGER PULLS TO OVERHEAD CUPBOARDS - NO HANDLES
Open Shelves	Laminex Premium - Pure Grain Finish - Terril - LOCATION - ABOVE FRIDGE INCLUDING LAMINATE UNDERSIDE PANEL
Bar Back	Laminex Premium - Pure Grain Finish - Terril - NOTE - 1 PANEL
Kitchen Stone Splashback	STONE SPLASHBACK - SILESTONE - 20mm SQUARE EDGE - ETHEREAL NOCTIS - SUEDE FINISH - NO RETURNS - ELEV. C & ELEV. D BENCHTOP TO BE 670mm WIDE DUE TO REGULATIONS FOR STONE SPLASHBACK [AMENDED ON 18.04.23 BY MB]
Cabinetry Handles	LAMINATED FLINGER PULLS TO BASE CABINETS - OVERHEAD CUPBOARDS TO HAVE 16mm OVERHANG FINGER PULL - NO HANDLES
Underbench Oven	Burbank range - FCE90M10B - Franke 900mm multi-function oven
Cooktop	Upgrade Franke - FCE905B1 - 900mm Black Electric Cooktop
Rangehood	Upgrade Franke - FCUH90BAU - 900mm black under cupboard rangehood
Dishwasher	Upgrade - Franke - FCDW60FI - fully integrated dishwasher
Microwave	Upgrade - Franke - Side Opening Microwave - FCMWS25B1
Sink	Upgrade - Franke - Sirius double bowl undermount sink (with pre-drilled taphole) - black - S2D620CB/1TH
Mixer Tap	PHOENIX - BRUSHED CARBON - VIVID SLIMLINE PULL-OUT SINK MIXER VS710531 [AMENDED ON 19.06.23 BY MB]

Important Note : When selecting a pattern bench top, splash back or tile we advise the pattern, grain, vein or design will not match in any join section.

VICTORIA



Kitchen

Other Items

SOFT CLOSERS -

HAFELE SALICE TO DOORS

HAFELE ALTO TO DRAWERS

*CAPPED COLD WATER POINT TO FRIDGE SPACE

[AMENDED ON 18.04.23 BY MB]

Important Note : When selecting a pattern bench top, splash back or tile we advise the pattern, grain, vein or design will not match in any join section.

VICTORIA

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