

Schedule of Finishes | Emerald

Internal

Ducted reverse cycle air conditioning

Blockout roller blinds throughout with additional light filtering blind to front elevation (excluding wet areas). Note - where a wet area is street facing and clear glass is nominated the block out blind and light filtering blind will be provided

Alarm system with 'Touchnav' LED code pad and 2 remotes (also connected to garage door auto opener)

Flyscreens to windows and sliding/stacker doors

Carpet and quality tiles throughout (as noted on plan)

Safety switch and smoke detectors

TV points/data points (as noted on plan)

Internal lever door furniture

Gas continuous hot water or electric hot water (as noted on plan)

Wall insulation (excluding external garage wall)

Ceiling insulation (excluding garage and external covered area/s)

LED downlights (excluding: under stairs and storage) LED batten light to garage

Melamine shelving to all robes and linen

Kitchen

Caesarstone kitchen benchtops (20mm)

Glass splashback to kitchen

Bulkhead above overhead kitchen cupboard (design specific)

Stainless steel double bowl undermount kitchen sink

Stainless steel cooking package (as noted on plan)

Single lever gooseneck mixer

Dishwasher

Microwave space provision

Fridge cold water point

PVC edged laminated doors

Soft close doors and drawers

Pot drawers (as shown on plan)

Pendant light fitting over kitchen island*

External

Sectional overhead garage door with remote control

Gainsborough Trilock entry door furniture

One external and one internal gas bayonet points (if gas is available to estate)

One front and one rear garden tap

Letterbox

Clothes line to rear yard

TV antenna (where required)

Retaining wall (as specified on plan)

Fencing to rear and side boundaries

Block off fence and gate (where noted on plan)

Coloured concrete driveway and paths within boundary

Turf to front and rear yards

Solar system (as noted on plan)

Landscaping to front yard

LED downlight to front porch

Sarking to roof with powder-coated roof vent (as noted on plan)

Bathroom, ensuite & laundry

Ceramic basin on 20mm Caesarstone benchtop to vanities, main bathroom, ensuite and powder room (where possible)

Mixer tap to vanities, bath and shower

PVC edged laminated doors to vanities with soft close

Back to wall toilet suites with soft close seat^

45 litre laundry tub with below storage cabinet

200mm square shower rose

Heater/light/fan to bathroom and ensuite (excludes downstairs bathroom)

Free-standing bath tub

Nominal 1050-1200 high tiling to bathroom and ensuite and powder rooms that include showers^

Perimeter framed shower screens

*Not included for new homes which have site started after the 1st October 2023, refer to plan.

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