

# Midland

**ROOF:****VERANDAH:****EXTERNAL CLADDING:****WINDOWS:****FLOORING:****BEARERS/JOISTS:****FRAME/TRUSS:****SITE FALL/INSPECTIONS:****ELECTRICAL:****DOWNPIPES/TANKS:****INTERNAL FITTINGS:**

- Rangehood
- Oven
- Cooktop
- Kitchen Sink
- Dishwasher
- Laundry Tub
- Toilet Suites
- Vanity Unit to Bathroom
- Vanity Unit to Ensuite
- Bath
- Shower Base to Bathroom
- Shower Base to Ensuite
- Shower Screens
- Mirrors
- Taps
- Bathroom Accessories
- Hot Water System
- Built-In Robes
- Door Handles
- Woodwork

**FLY SCREEN DOORS:****KITCHEN:****INSULATION:****TILING:****CORNICE:****HANDRAILS:**

Colorbond (15° pitch) and 450mm eaves to sides only (subject to BASIX)

2.400 l/m skillion roof and deck to front and rear elevations

Colorbond Wall Sheet to bottom of Front Elevation Only with Hardiplank Heritage to remainder (Staggered Ends)

Aluminum Sliding with flyscreens and key locks; (standard colours only)

Approved water resistant and termite treated Aquabar sheeting

Cypress Pine

Termite treated timber

Level site (subject to inspection)/First site inspection free

31 light points, including round LED light to kitchen, 19 downlights & Tastic 2 Heat to bathroom & ensuite

18 double power points with earth leakage

Two (2) TV points & Three (3) smoke detectors

No allowance, outlets only

600mm slide out (stainless steel)

Combination under bench (stainless steel)

Ceran knob electric plates or gas (stainless steel) – (Supply Only for Ceramic or Gas Cooktop)

Flushline 1 bowl & drainer (stainless steel) with flick mixer tap

Under bench (stainless steel) – supply only

35 litre tub metal

4 Star Prima Suite (white)

Tammarq 900mm wall hung

1200mm semi recessed

Freestanding 1600mm white

1800mm x 900mm (white) walk in

1200mm x 900mm (white)

Marble trend select 2000 slider 1200mm semi frameless

900mm to bathroom and ensuite

Flick mixer

Edge: double towel rail; toilet roll holder and a towel ring

Rheem Integrity instantaneous gas – supply only, owner to install on site

2.30 l/m to bedroom one: 1.80 l/m to bedroom three with sliding doors and 1.0l/m to bedroom 2 with swing door

Lever (Satin Chrome)

Painted – allowance for five (5) white based colours: exterior; ceiling (white); trims; wet areas; and internal walls

Security screens to front and rear external doors and dining sliding door

600mm wide bench top; overhead cupboards, including rangehood cupboard; and built-in pantry

R4.0 to ceiling; R2.5 & Breather Foil to external walls; Thermofoil to roof; and R2.0 & Silver Foil to subfloor

Floor to ceiling to bathroom including niche to bath & shower. Ensuite 1900mm to shower with skirt to balance including niche to shower

One (1) row of skirting tile to laundry & Splash-back to tub & Splash-back to kitchen

Ceramic floor tiles throughout wet areas

90mm (white)

To front verandah and steps only