



NOTES

- Log in to our client portal giving you access to notification updates, progress photos and documents
- Manufacturer's/installers warranty on applicable appliances and products
- Design and documentation of sketch plans, detailed floor plan, site plans, 4 elevations, landscaping plans, front façade concept
- Colour selections appointment and documentation
- On site meetings with your assigned construction supervisor during construction after each milestone

PEACE OF MIND INCLUSIONS

- Third party quality assurance building inspector
- 120 day maintenance period
- On Time Completion Guarantee - \$1,000 per week payable to client as per building contract
- Satisfaction Guarantee

EXTERNALS

- Face bricks render finish
Colorbond metal fascia and gutter and downpipes
- Choice of roof tiles + sarking, or metal roof + insulation blanket
- Windows and sliding doors
- Alfresco with painted set ceiling and concrete floor
- 1 x Rinnai 26 litre gas instantaneous hot water system + cover
- 2 x outdoor taps
- Complete service connections to main street connections including electrical, NBN, gas, water, sewerage, storm water

INTERNALS

- Internal doors and door handles
- Front door and door handle
- Ceiling height 2.4m ground floor
- Insulation R2 in walls and R4 in ceiling
- 75mm cornice
- Gas heating
- Skirting and architraves
- Painted ceiling and walls 3 coats

KITCHEN

- Kitchen sink and tap
- 33mm laminate bench tops
- Westinghouse 60cm 4 Function Electronic Clock Oven
- Westinghouse 60cm Gas Cooktop
- Westinghouse 60cm Slideout Range Hood

ENSUITE

- Vanity
- Mirror full length of vanity
- Vanity tap
- Shower head
- Semi framed shower screen
- Wall mixers for shower and bath
- Exhaust fan in ensuite above shower
- Skirting tiles
- Tiles to floor
- Tiles full length in shower area

BATHROOM

- Tiled hob bath tub
- Vanity
- Mirror full length of vanity
- Vanity tap
- Shower head
- Semi framed shower screen
- Wall mixers for shower and bath
- Skirting tiles
- Tiles to floor
- Tiles full length in shower area

TOILETS

- Toilet
- Tiles to floor
- 1 x row skirting tiles perimeter

LAUNDRY

- Laundry tub, tap and cupboards (if shown in plan)
- Washing machine stops - chrome
- 1 x row skirting tiles perimeter
- Splash back tiled
- Tiles to laundry floor

CUPBOARDS & ROBES

- Linen cupboard with shelving (if shown on plan)
- Wardrobes with 1 Fixed Shelf and Hanging Rail

GARAGE

- 1 x motorised panel lift garage door + power point

ELECTRICAL

- Batten holders through our house
- Exhaust fan above showers in bathroom and ensuite
- Power points
- Tv points
- Data points

SITE ITEMS

- Site set out
- Site cut allowance up to 300mm site fall
- Waffle slab foundation system
- Temporary fencing and toilet
- WHS items

2 STOREY ITEMS

- Scaffolding for first floor
- Cladding first floor

*Conditions apply. Inclusions list can change without notice. Please check with the Achieve Homes team for confirmation on base inclusions for your home.

