



STANDARD INCLUSIONS

Achieve Homes design and build homes for the way you really live.

Real homes for real people.

We understand your lifestyle, and build you a functional home that suits you and your budget.

From the kitchen, to the bathroom, laundry and throughout your home, we want to make sure you get what you want. And with Achieve Homes' standard inclusions, you can be assured of getting the comfy home you desire, with all the modern features you seek.

So flip through our standard inclusions, we know you'll be pleasantly surprised. And if it's not really what you are after we've got you covered in our Selections Package Upgrade Options. It's a fully flexible and customisable suite of upgrade packages to suit any budget, so you can build your dream home!



- 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, 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 fascia/gutter and downpipes
- Steel frame/trusses
- Colorbond roof with sarking
- Single glaze windows and sliding doors
- Alfresco with painted set ceiling and concrete floor
- 2 x outdoor taps
- Complete service connections to main street connections including electrical, NBN, gas, water, sewerage, storm water
- Cladding first floor (Double storey only)

INTERNALS

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

HEATING & HOT WATER

- Solar gas boost hot water system
- Ducted gas heating

KITCHEN

- Kitchen sink and tap
- 20mm stone kitchen bench tops
- Westinghouse 600mm 4 Function Electronic Clock Oven
- Westinghouse 600mm Gas Cooktop
- Westinghouse 600mm Slideout Range Hood

ENSUITE

- Vanity with 20mm stone bench top
- Mirror full length of vanity
- Shower head
- Semi-framed shower screen
- Wall mixers for shower and bath
- Skirting tiles
- Tiles to floor
- Tiles full length in shower area

BATHROOM

- Tiled hob bath tub
- Vanity with 20mm stone bench top
- Mirror full length of vanity
- 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
- Skirting tiles

LAUNDRY

- Laundry cabinet with 20mm stone, tap and cupboards
- Washing machine stops
- Skirting tiles
- Splash back tiled
- Tiles to floor

CUPBOARDS & ROBES

- Linen cupboard with shelving (if shown in plan)
- Wardrobes with 1 fixed shelf and hanging rail

GARAGE

- 1 x motorised panel lift garage door + power point

ELECTRICAL

- Batten holders throughout house
- Exhaust fan above showers in bathroom and ensuite
- Power points
- TV points
- Data points
- NBN connection

SITE ITEMS

- Site set out
- Site cut allowance up to 300mm site fall
- Waffle slab foundation system
- Temporary fencing and toilet
- WHS items
- H1 soil site allowance
- Rock removal up to 10m³*
- Scaffolding for first floor (Double storey only)

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