

SCHEDULE OF FINISHES

GENERAL

Air-conditioning

- Ducted air conditioning to bedrooms and living room

Hot Water Service

- Central hot water system

Security

- Cameras at street building entry and Car park entry and visitor car parking
- Electric striker plates to main entry common doors
- Video intercoms in every unit
- Card access to each level of the lift
- Secured cages in basement for each lot owner

Communications

- CAT6 data points in all Bedrooms and Living room
- PAY TV wired in living room and master bedroom, ready for account creation by owner
- Free to air TV in all bedrooms and living room
- Piped for future NBN.

Water

- One or two taps for ground floor courtyards only.
- Undercover BBQ common area

Lift

- Stainless Steel lift doors, surrounds and call button
- Lift services all floors
- Security card access enabled

BUILDING FINISHES

EXTERIOR

Walls

- External skins include face brickwork and concrete walls

Balcony Floors

- Porcelain tiles

Balcony Soffits

- Painted

Balustrades

- Solid wall upturn
- Bespoke hardwood balustrade top rail

Roof

- Concrete

Brickwork

- Bespoke Brickwork design creating horizontal expressed joints

CAR PARK LEVELS

Floors

- Concrete

Perimeter Walls

- Concrete

Ceilings

- Concrete

FIRE STAIRS

Floor / Treads

- Concrete

Walls

- Blockwork / concrete

Handrail

- Galvanised steel or aluminium handrail

GROUND FLOOR RESIDENTIAL ENTRY LOBBY INTERIORS

Floor

- Porcelain Tiles

Walls

- Plasterboard and painted
- Face Brickwork

Ceilings

- Painted plasterboard and concrete.

APARTMENT FINISHES

LIVING AND DINING

Floors

- European Oak fumed white timber

Walls

- Stud wall, plasterboard
- Concrete walls

Ceilings

- Plasterboard ceilings and set ceiling

KITCHEN

Floors

- European Oak fumed white timber

Bench tops

- Ceaserstone (ice snow)

Splashbacks

- Neolith slab cladding

SCHEDULE OF FINISHES

Cupboards

- 2-Pac Poly satin finish 30% gloss
- Cutlery and utensil trays
- Retractable rubbish bin
- Pantry where applicable

Sink

- Double or single bowl where applicable

Sink Tap Ware

- Sink Mixer

Cook Top

- Induction 3 zone (Miele)

Oven

- Electric Classic Oven 60cm (Miele)
- Range Hood
- Slide out ducted (Miele)

Dishwasher

- Semi Integrated (Miele)

Microwave

- Stainless steel Microwave Oven (Smeg)

Fridge

- Fisher & Paykel integrated Fridge

BEDROOMS

Floors

- Cavalier Bremworth 100% wool carpet - the gold standard

Doors / Door Frames

- Hollow core flush timber door with semi-gloss paint finish and steel door jamb

Door Furniture

- Lever handle

Ceiling

- Set ceiling/plasterboard ceiling

Built-in Robes

- 2-Pac Poly satin finish 30% gloss

Window Coverings

- Window furnishing will be installed

ENSUITE AND BATHROOM

Floor

- Italian Porcelain 600 x 600 floor tiles

Walls

- Neolith slab format tiles 750 x 1500

Ceilings

- Plasterboard ceilings

Basin

- Suspended bowl

Shaving Cabinets

- Wall to wall custom shaving cabinets with mirrored doors

Shelves

- Ceaserstone (ice snow)

Bath tub

- Free standing oval acrylic bathtub or a rectangular built in bath tub depending on each unit

Shower

- Frameless glass with chrome fittings

Toilet

- Wall faced cistern and pan

Tap ware

- Basin Mixer
- Shower Wall mixer

Accessories

- Towel Rail chrome
- Towel Ring chrome
- Toilet roll holder chrome
- Stainless steel linear grates

LAUNDRY

Floors

- Italian Porcelain 600 x 600 floor tiles

Splashback

- Porcelain tiles

Ceilings

- Plasterboard ceiling

Laundry tubs

- One bowl stainless steel with a rinse bypass.
- Washing machine & clothes dryer included.