



Instyle Homes

Instyle Homes Group Pty Ltd
ABN – 46 153 102 473

INCLUSIONS:

Kordon Pest Control to Australian Standards
Aluminium sliding / awning windows, including Fly Screens to all openable windows
Roller blinds or sheers to windows, Roman blinds on kitchen windows
Natural Gas to Upright Cooker
Stainless Steel 900 mm Dual Fuel Upright Cooker and Undermount Range Hood, and 600 mm Dishwasher
Butler sink in kitchen and laundry
Natural gas instantaneous hot water system – 26 litres per minute
Natural gas point provided for BBQ
Vinyl Flooring to entry, hallway, kitchen, meals and living
Tiles to walls and floors in wet areas / Carpet to bedrooms, media and study
Colourbond metal roof, fascia and gutter
Ceilings 2600 mm high throughout
Smoke alarms direct wired, with battery backup
Exhaust fans in kitchen, ensuite and bathroom, extracted to outside
Television point to main living area and media room
Decorative glazed entry door
Internal doors to gloss paint finish
Contemporary style architraves and skirting boards
Ducted reverse-cycle air conditioning
Stone bench tops to all kitchen benches and island bench
Designer handles to kitchen cabinets
Custom wardrobe fit out to Bedroom 1, with full and half-length chrome hanging rails
Built-in wardrobes with mirror sliding doors to remaining bedrooms
Coloured concrete driveway
Clothes line
One Rain water tap to rear of house, one mains water tap to front of house
Letterbox
Provision of NBN Hub Box only – ready for connection by NBN Provider, excludes consumer account opening fees and connection
Sectional automatic garage door, including two transmitters and one cradle mount
Colourbond metal fencing as required
All statutory warranties as required by the Home Builders Act