



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
Vertical Blinds from builders' range throughout
Natural Gas to Upright Cooker
Stainless Steel 900 mm Dual Fuel Upright Cooker and Undermount Range Hood, and 600 mm Dishwasher
Chrome sink mixer
Stainless steel contemporary sink
Natural gas instantaneous hot water system – 26 litres per minute
Natural gas points provided for Heater and BBQ
Tiles to walls and floors throughout including ensuite, bathroom and laundry / Carpet to remaining
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 / theatre room and Bedroom 1
Telephone point to main living area
Decorative glazed entry door
Internal doors to gloss paint finish
Contemporary style architraves and skirting boards
Ducted reverse-cycle air conditioning
Smart 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
Turf to front and rear
Clothes line
One Rain water tap to rear of house, one mains water tap to front of house
Letterbox
Provision for NBN / Opticom 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