



FACADES



Lisbon



Palma



Seville



Vienna



Kobe (Upgrade)

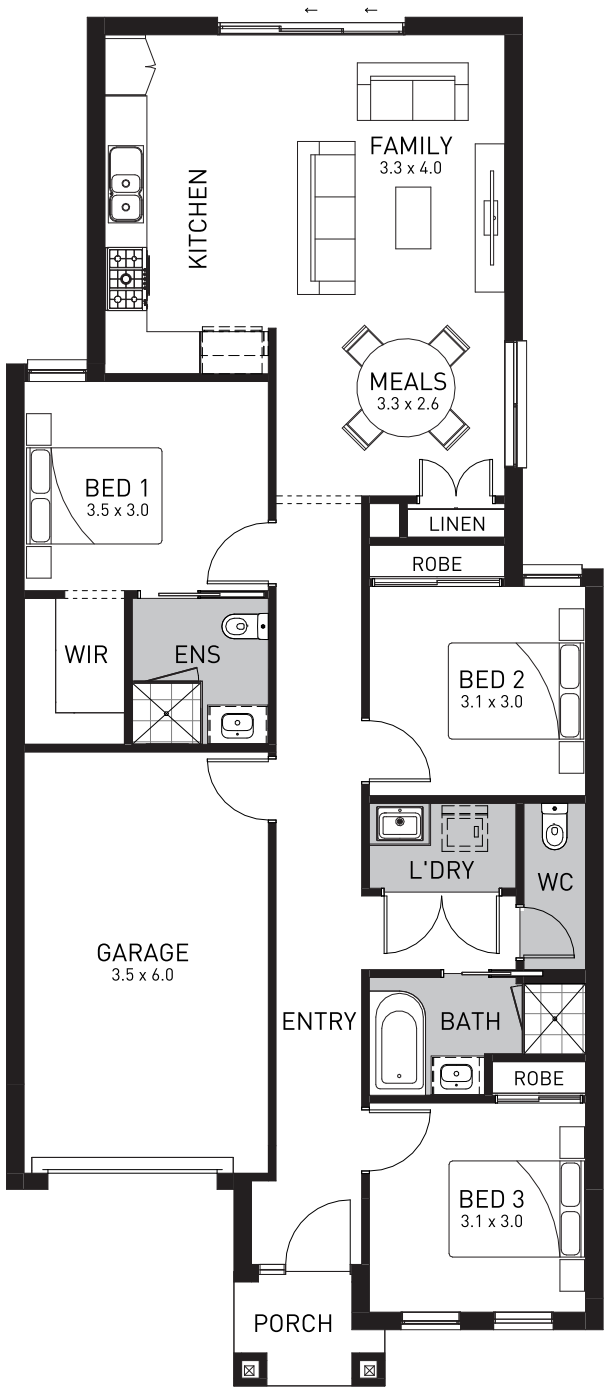


Southampton (Upgrade)

AMBER 140

3 bed 2 bath 1 car 140 m2 | 15 sq

W 8.5 x L 19.5 m

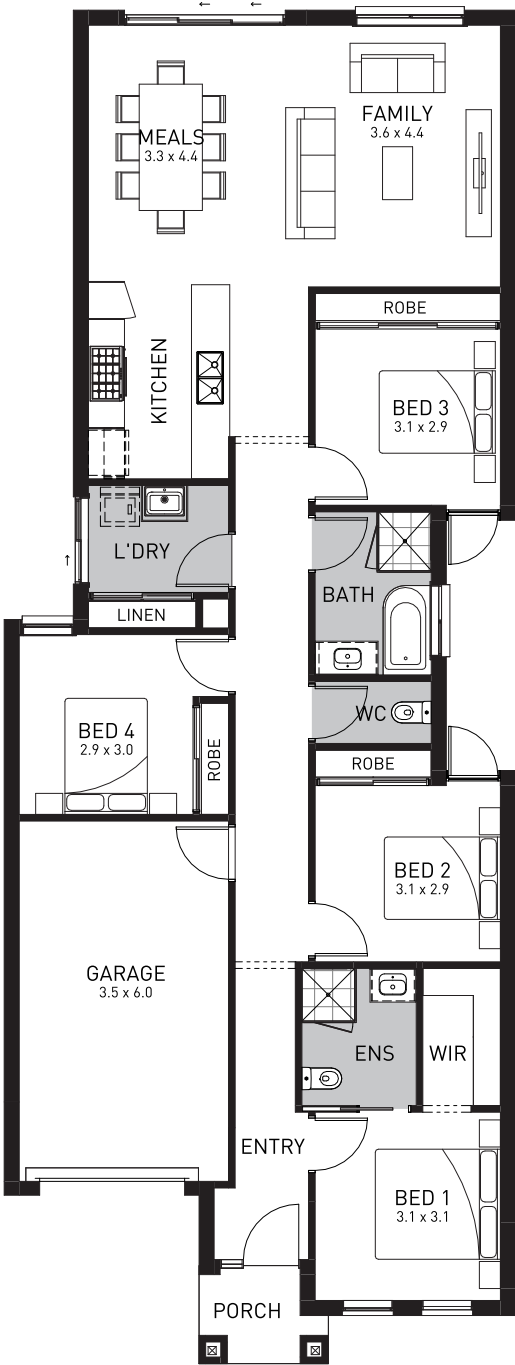


Floorplans are indicative only. Layouts and dimensions may vary and are subject to change.

AMBER 164

4 bed 2 bath 1 car 163 m2 | 16.3 sq

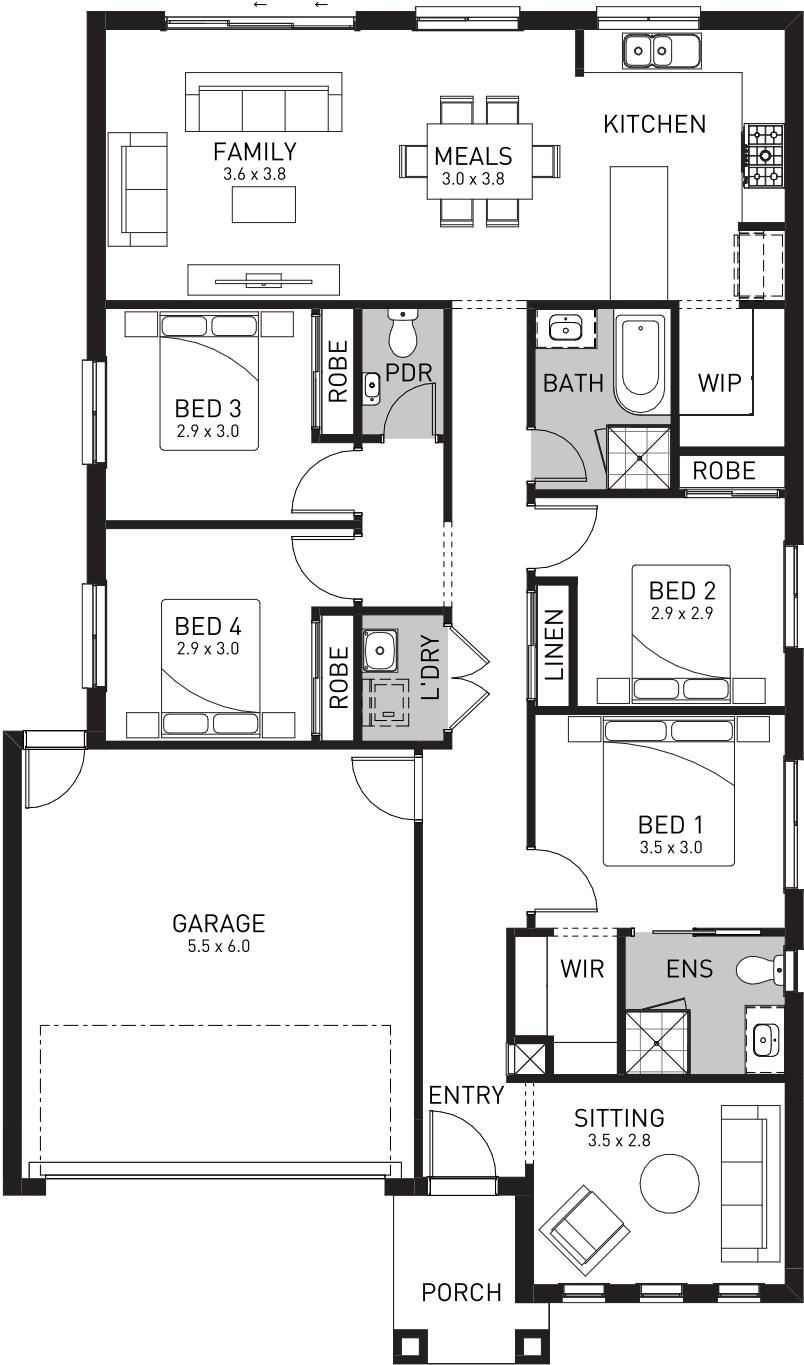
W 8.5 x L 22.5 m



BALMORAL 182

4 bed 2 bath 2 car 182 m2 | 19.7 sq

W 11.1 x L 18.8 m

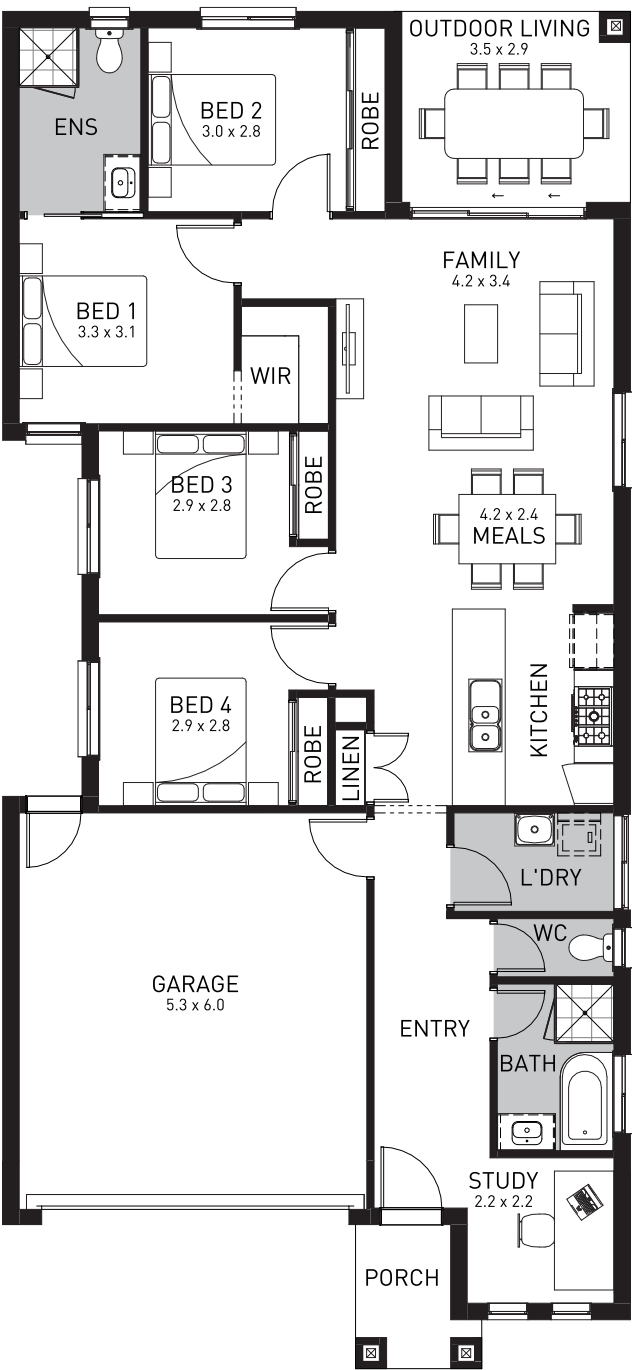


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BELMONT 174

4 bed 2 bath 2 car 175 m2 | 18.8 sq

W 9.5 x L 19.8 m

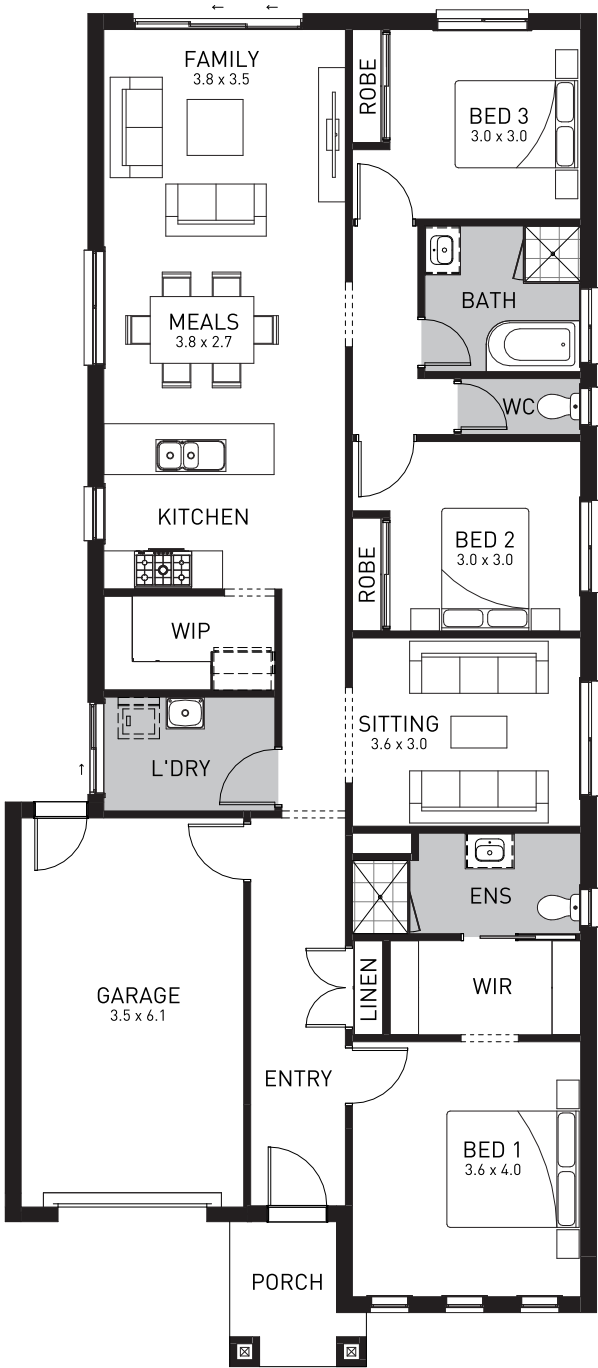


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BOSTON 168

3 bed 2 bath 1 car 167.4 m2 | 18 sq

W 9.3 x L 20.6 m

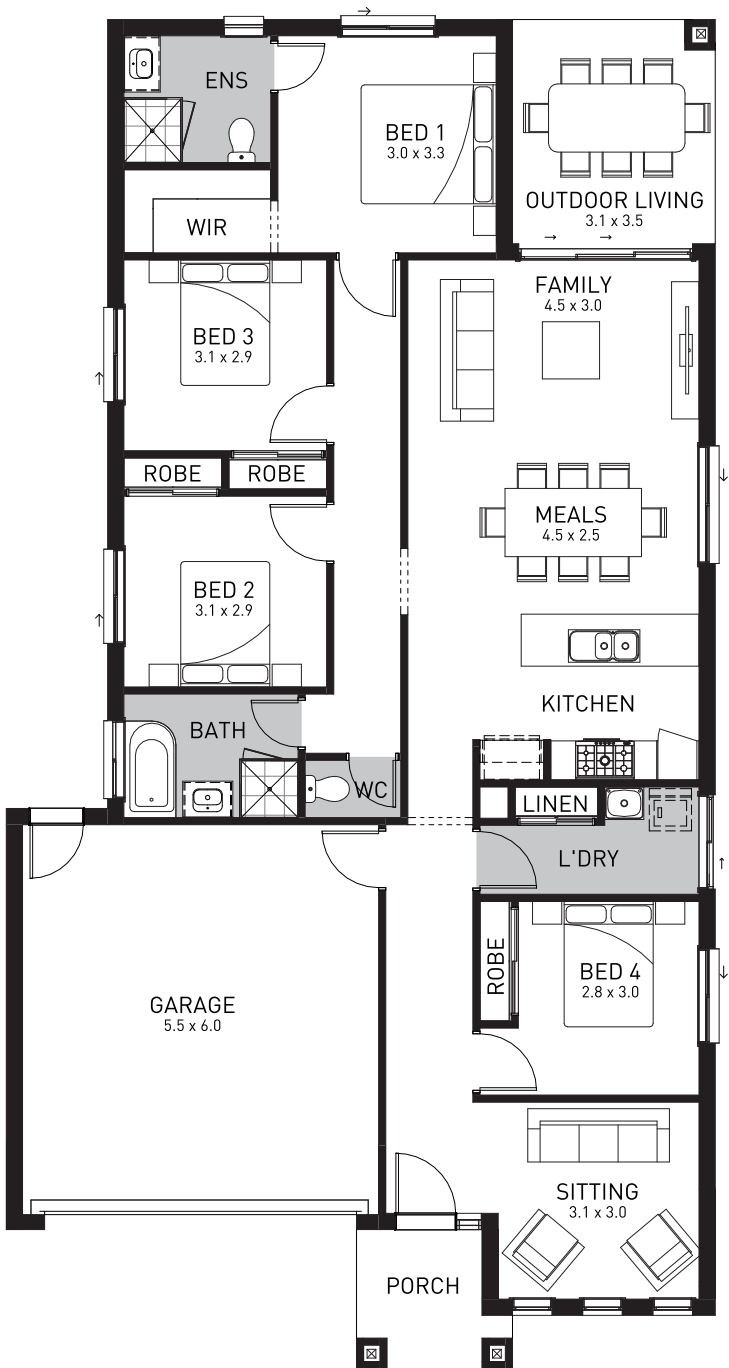


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BRAMPTON 192

4 bed 2 bath 2 car 193 m2 | 20.7 sq

W 10.9 x L 20.6 m

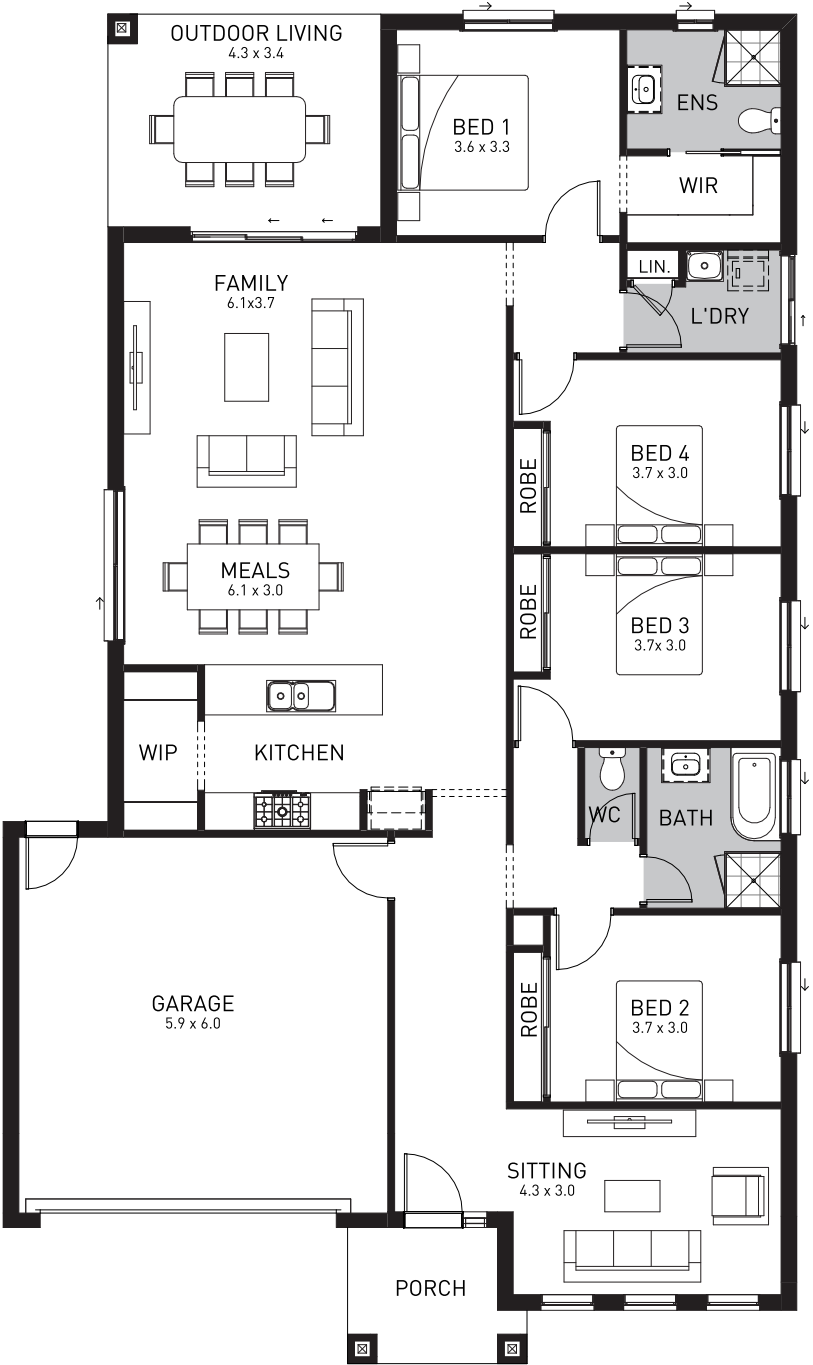


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CANTERBURY 235

4 bed 2 bath 2 car 235 m2 | 25.3 sq

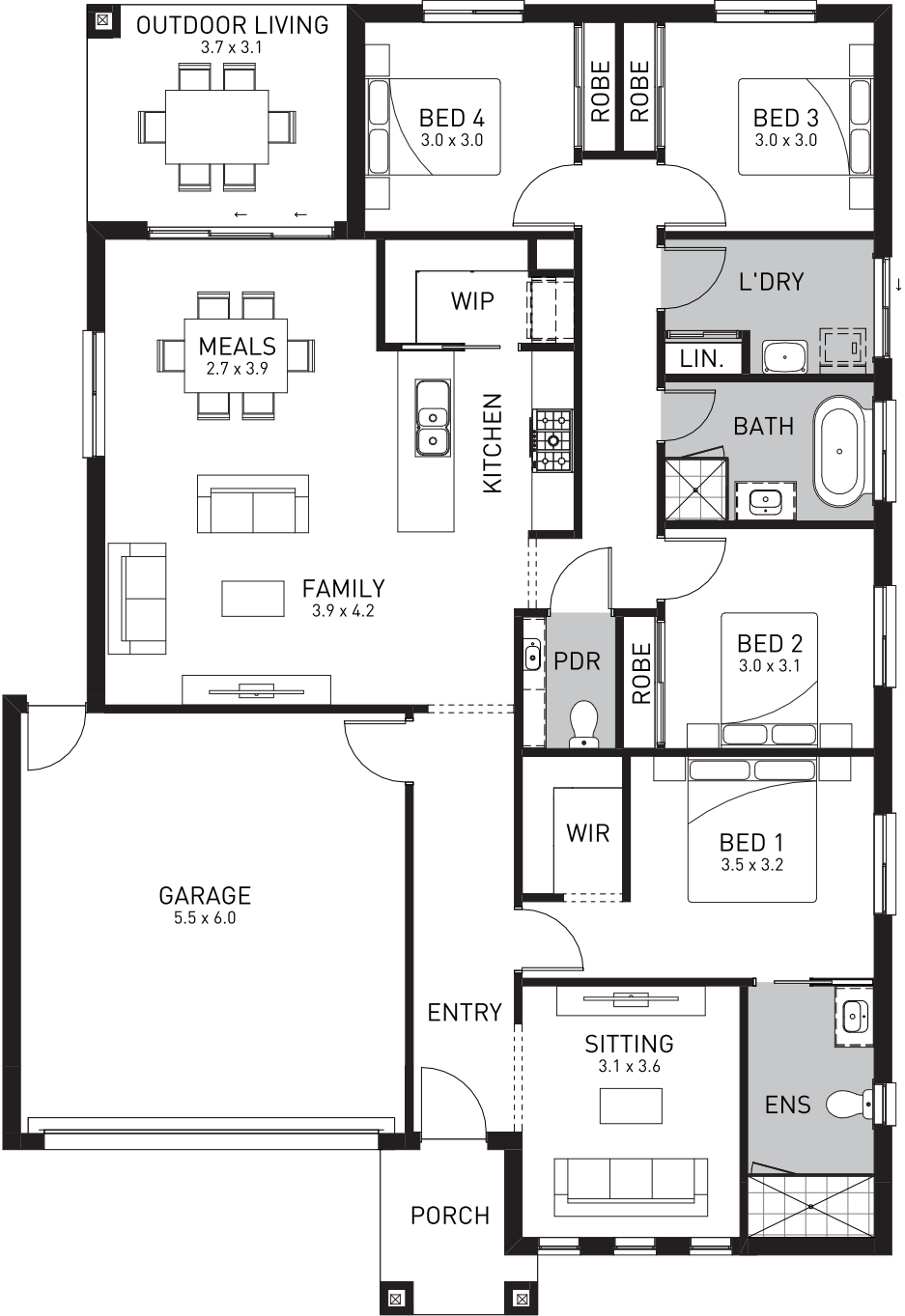
W 12.7 x L 21.4 m



CHELSEA 208

4 bed 2 bath 2 car 207 m2 | 22.3 sq

W 12.65 x L 18.6 m

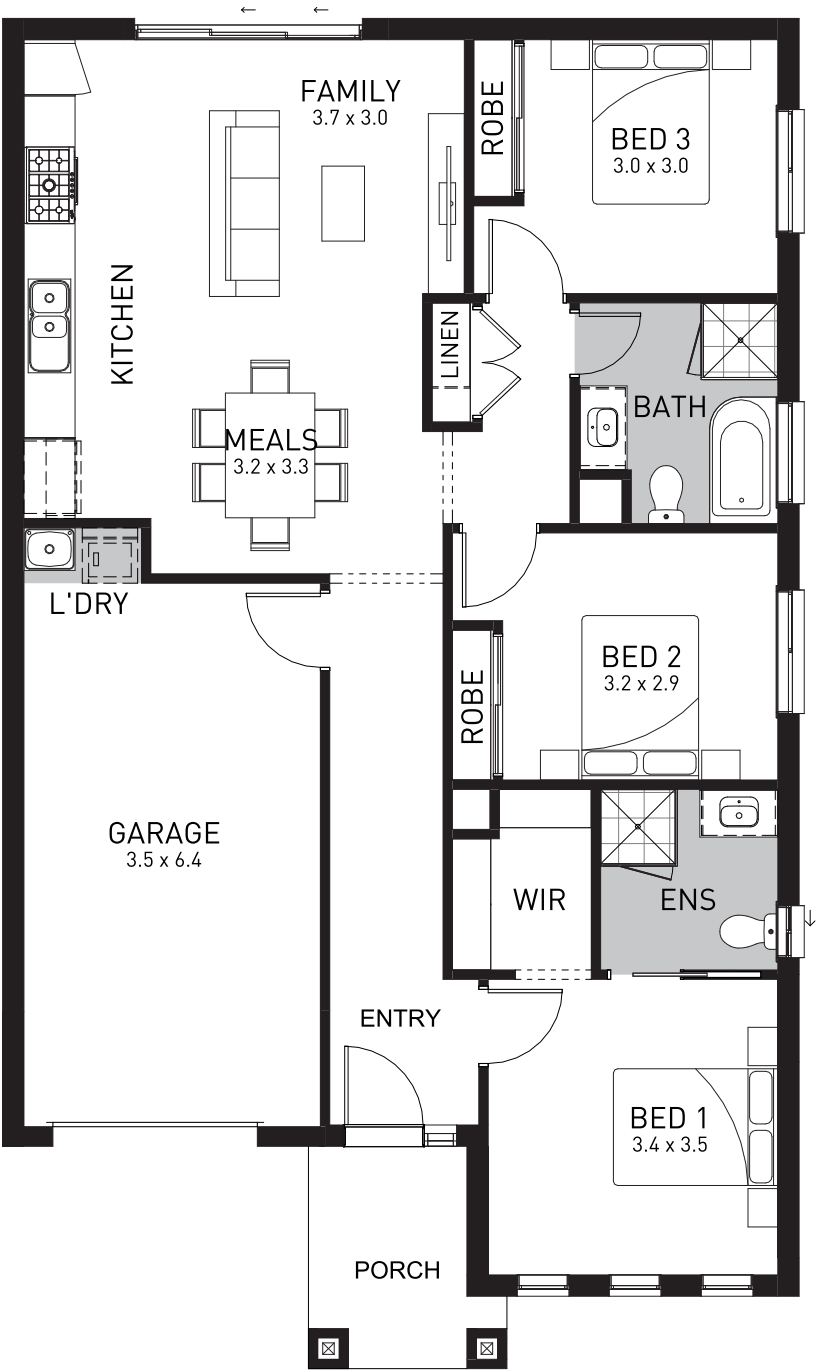


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LENNOX 132

3 bed 2 bath 1 car 133 m2 | 14.3 sq

W 9.4 x L 14.9 m

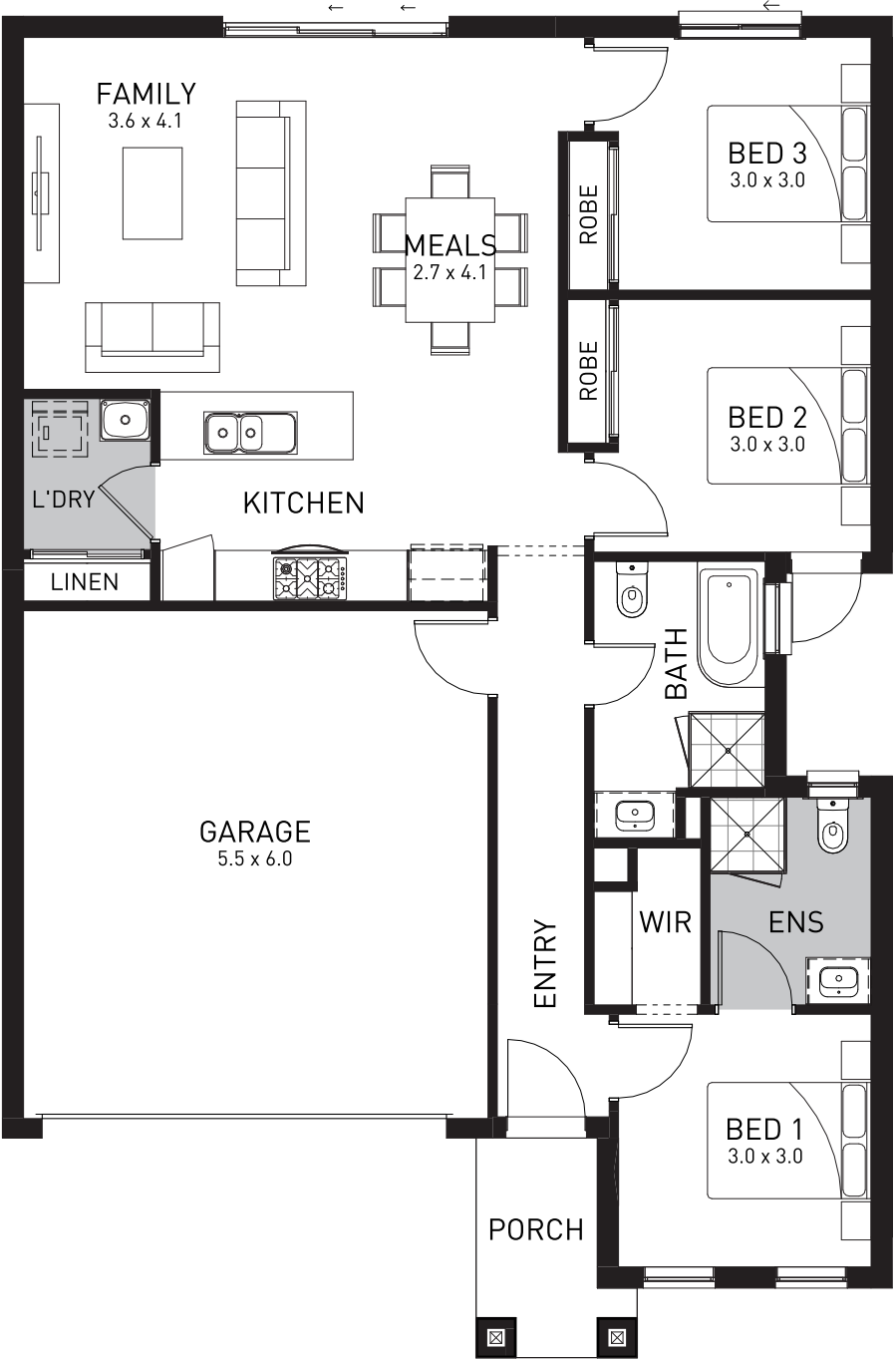


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LENNOX 146

3 bed 2 bath 1 car 146 m2 | 15.7 sq

W 10.5 x L 15.8 m

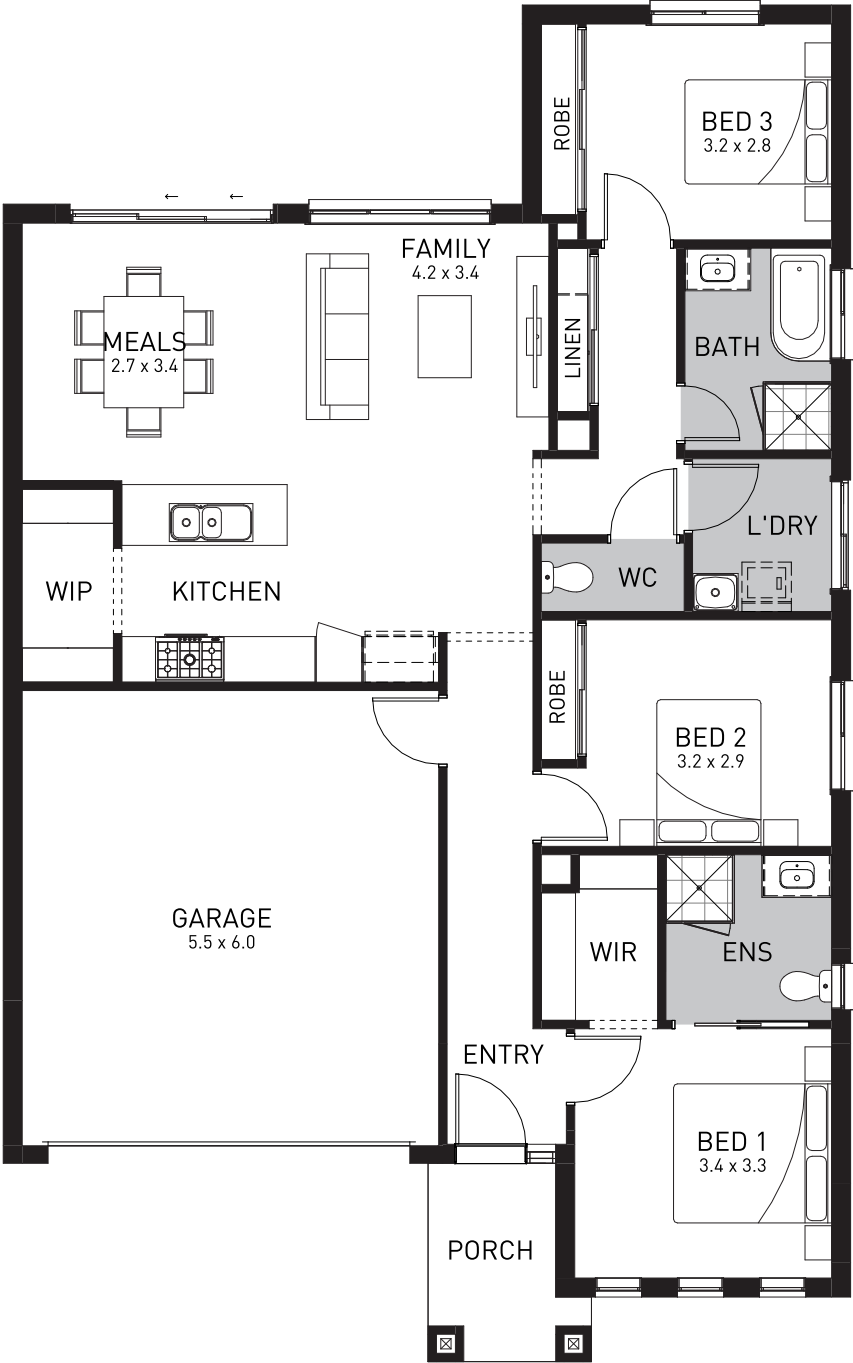


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LENNOX 160

3 bed 2 bath 2 car 160 m2 | 17.2 sq

W 11.2 x L 17.8 m

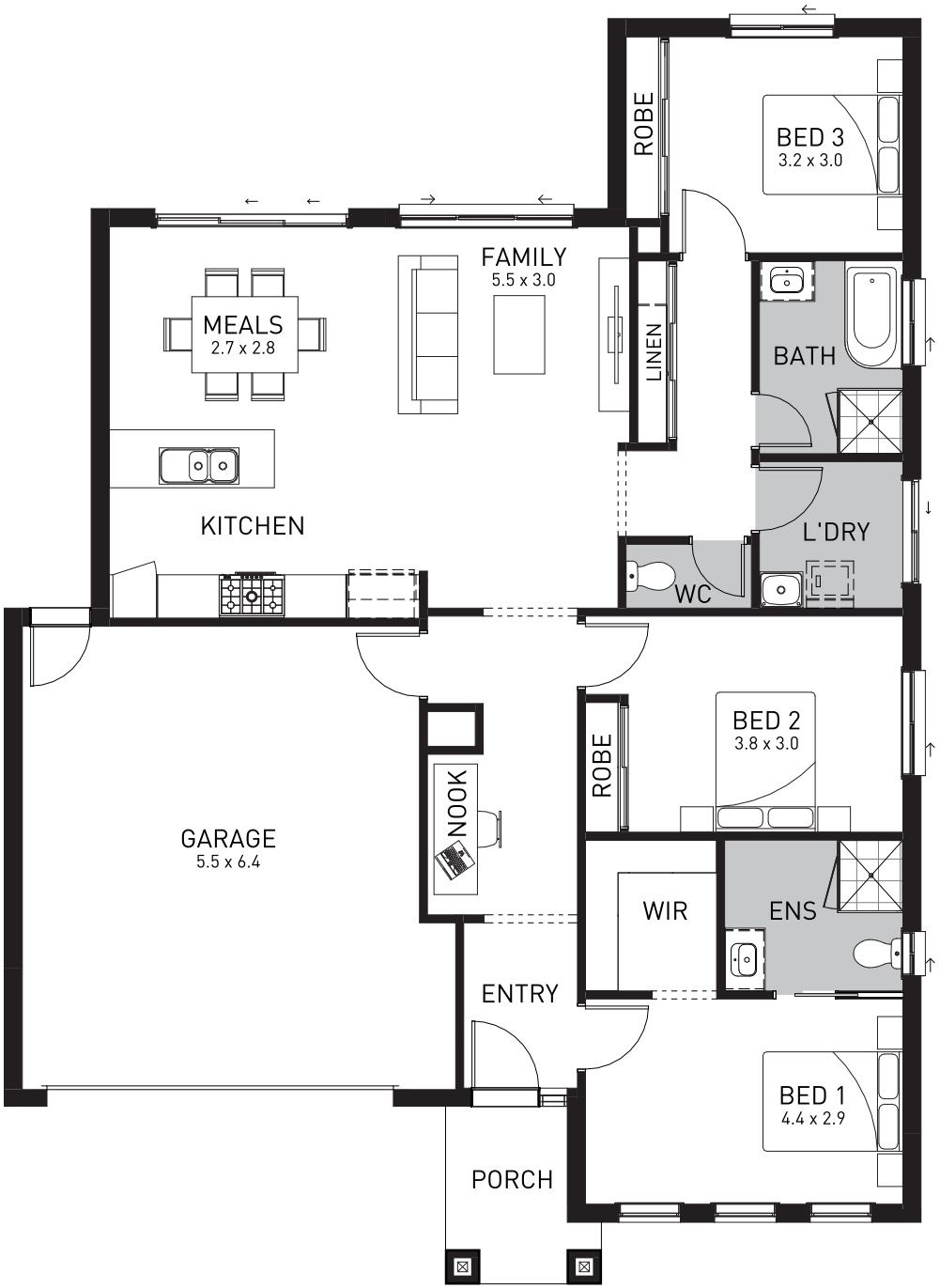


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LENNOX 171

3 bed 2 bath 2 car 171 m2 | 18.4 sq

W 11.2 x L 17 m

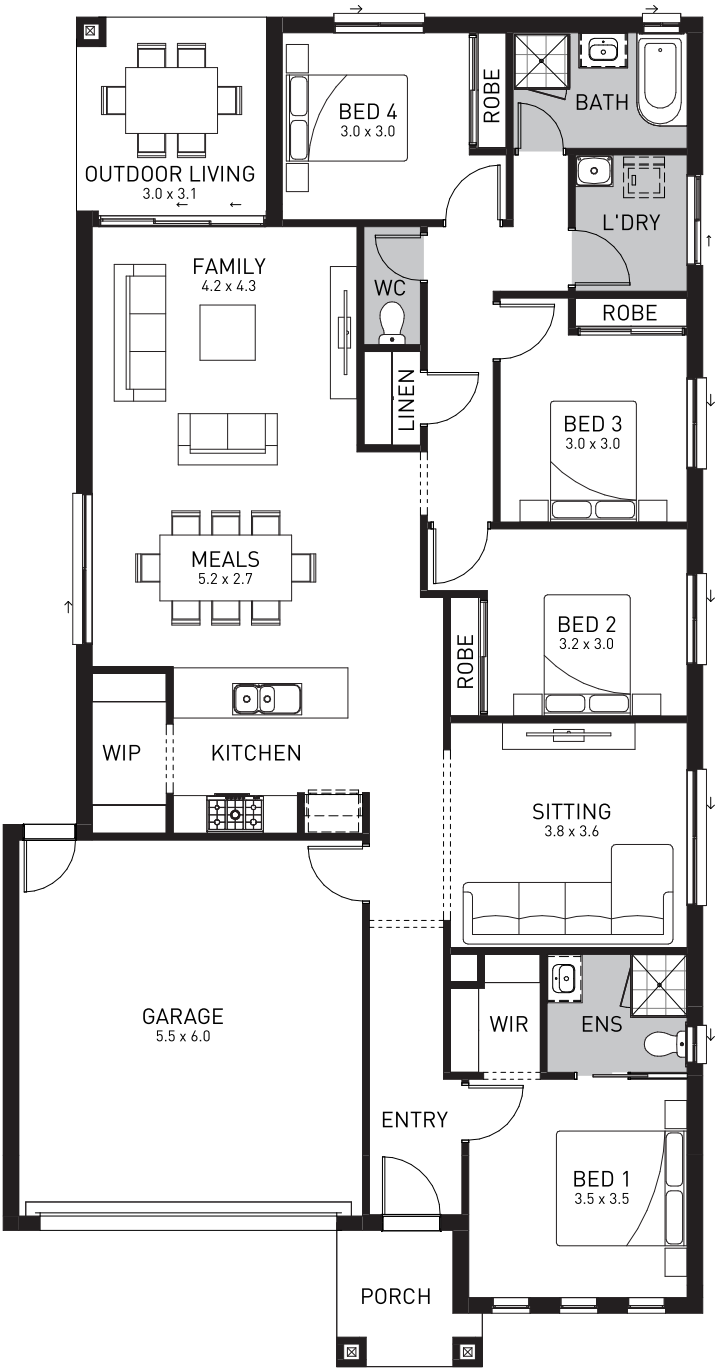


Floorplans are indicative only. Layouts and dimensions may vary and are subject to change.

LINCOLN 209

4 bed 2 bath 2 car 210 m2 | 22.6 sq

W 11.2 x L 21.4 m

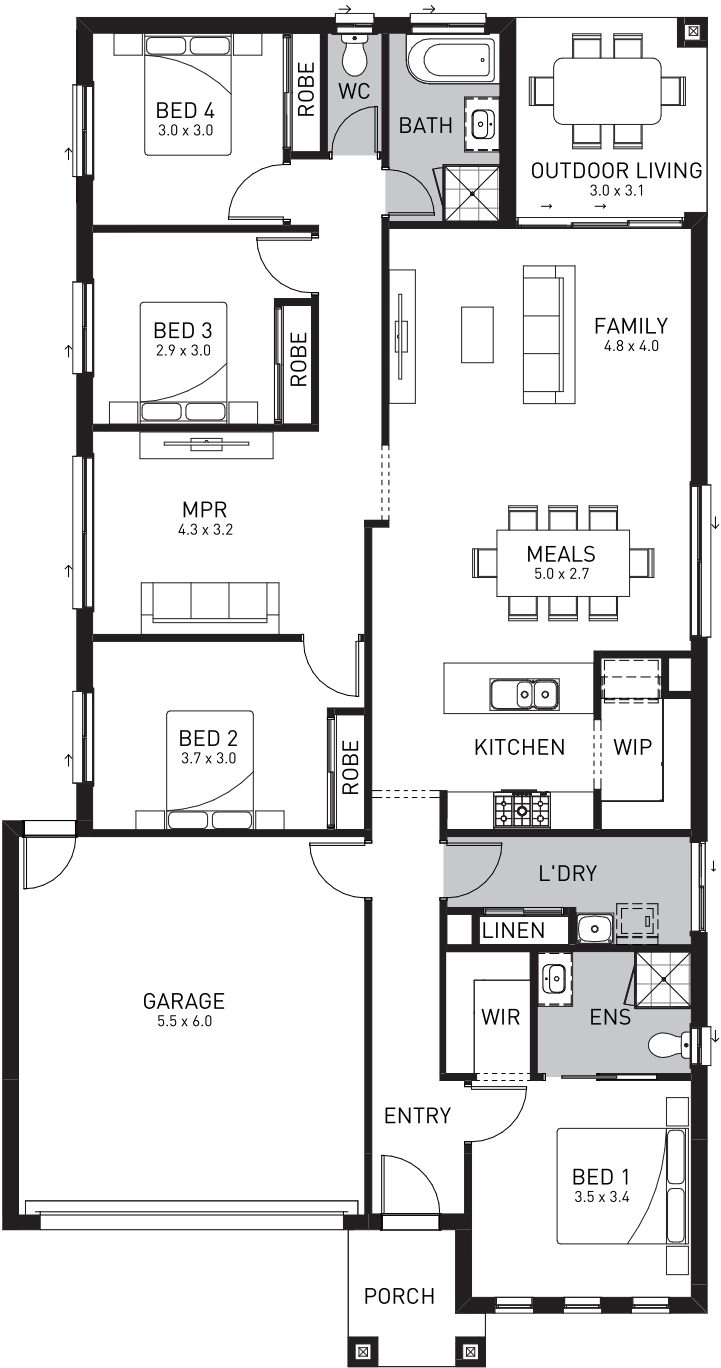


Floorplans are indicative only. Layouts and dimensions may vary and are subject to change.

LOGAN 209

4 bed 2 bath 2 car 208 m2 | 22.4 sq

W 11.1 x L 20.5 m

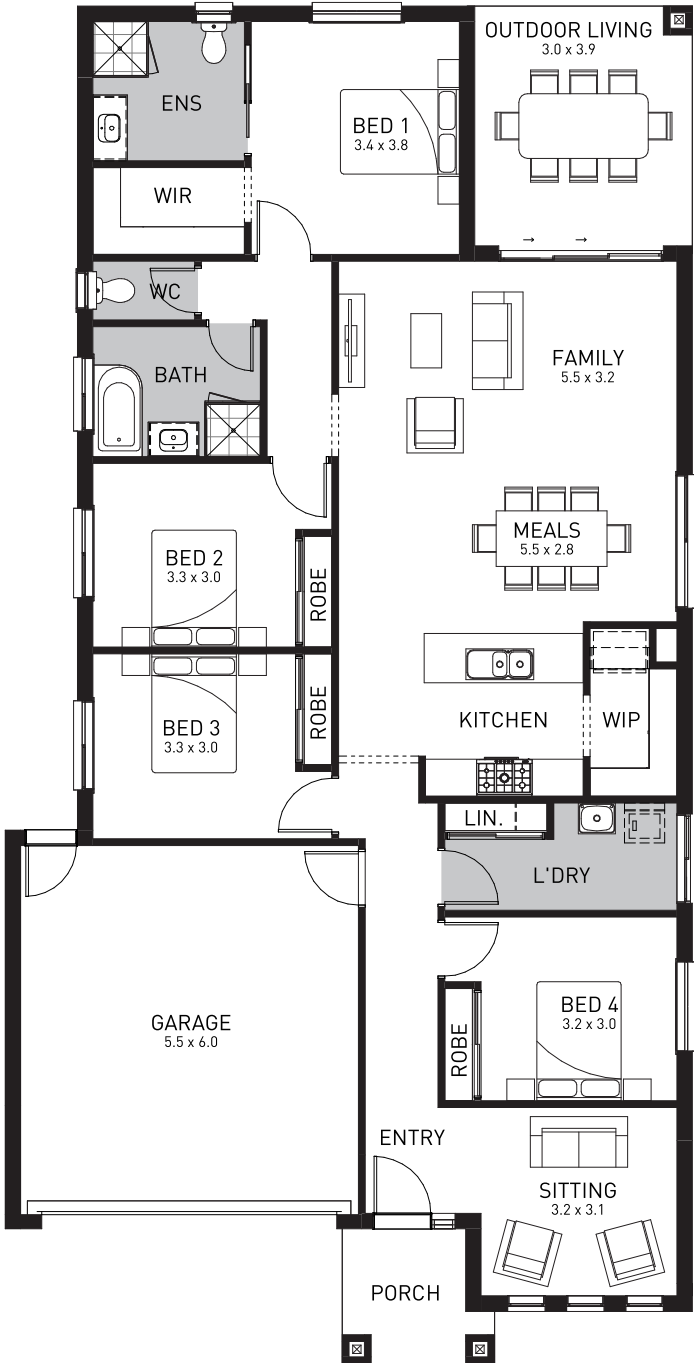


Floorplans are indicative only. Layouts and dimensions may vary and are subject to change.

LOGAN 216

4 bed 2 bath 2 car 215 m2 | 23.1 sq

W 11.1 x L 21.2 m

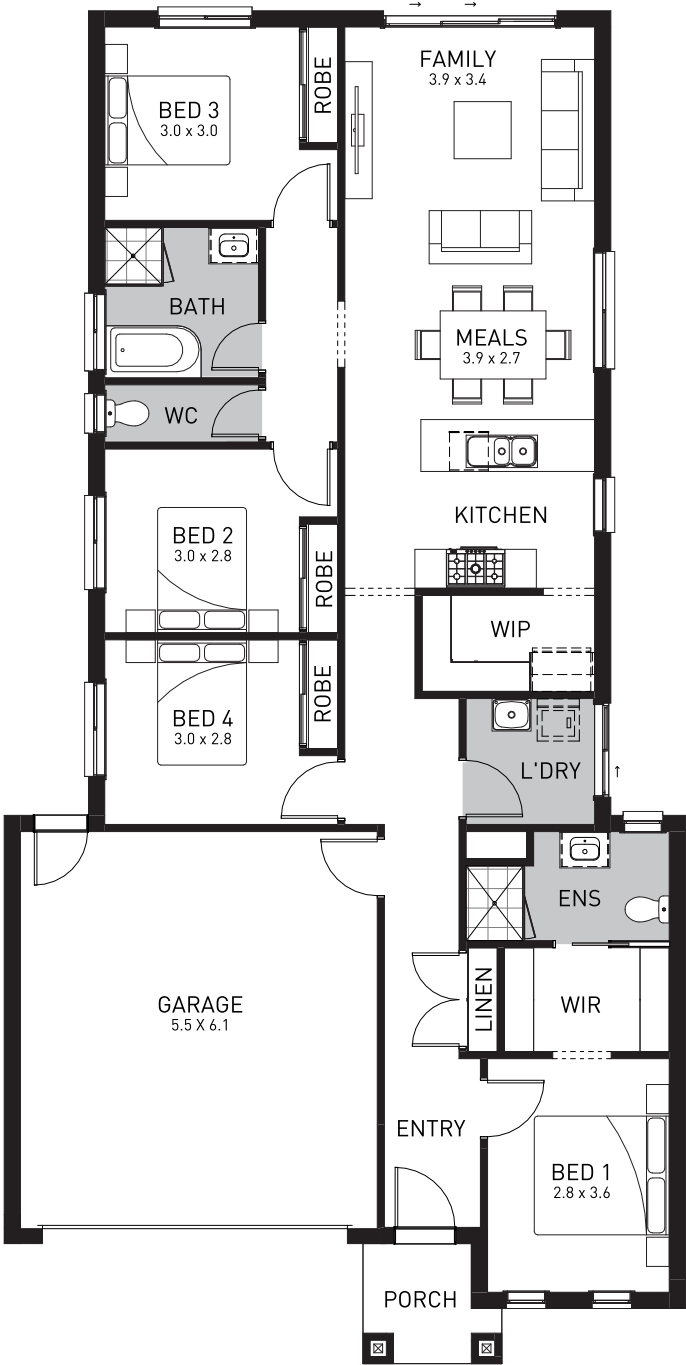


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NELSON 176

4 bed 2 bath 2 car 175 m2 | 18.8 sq

W 10.5 x L 20.6 m

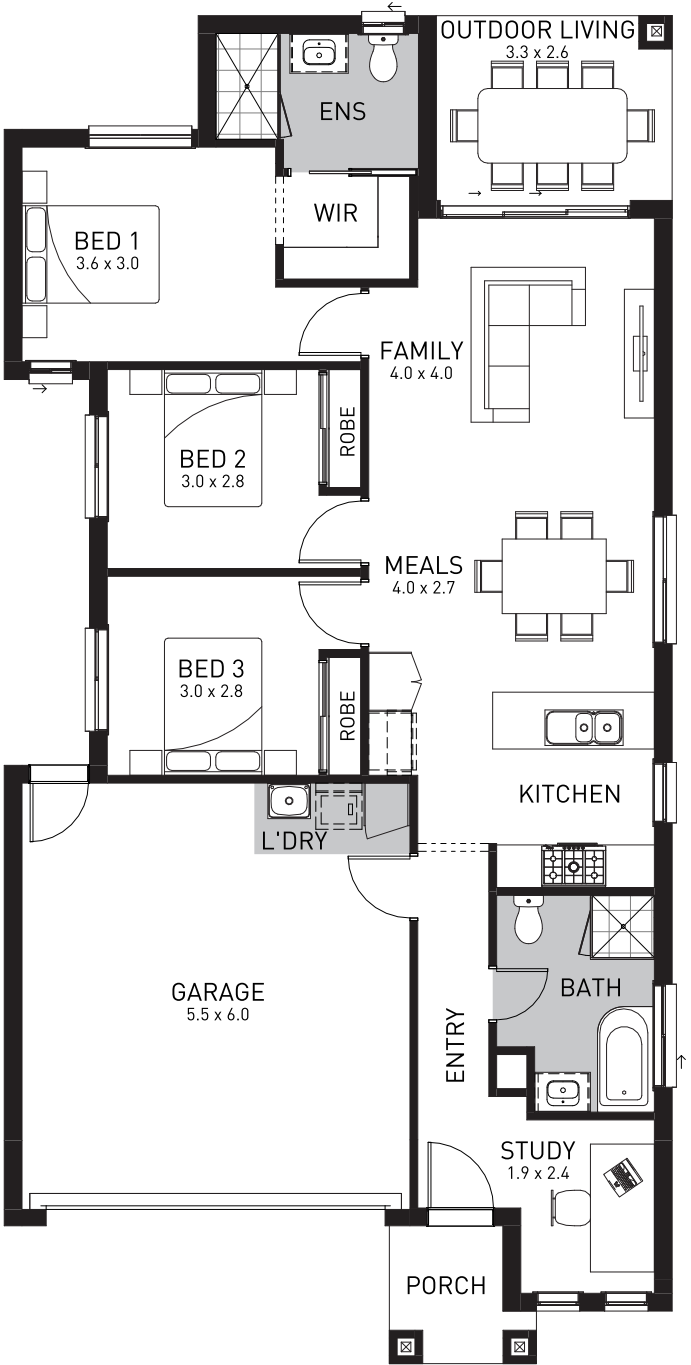


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PARKLEA 151

3 bed 2 bath 1 car 154 m2 | 16.6 sq

W 9.4 x L 19 m

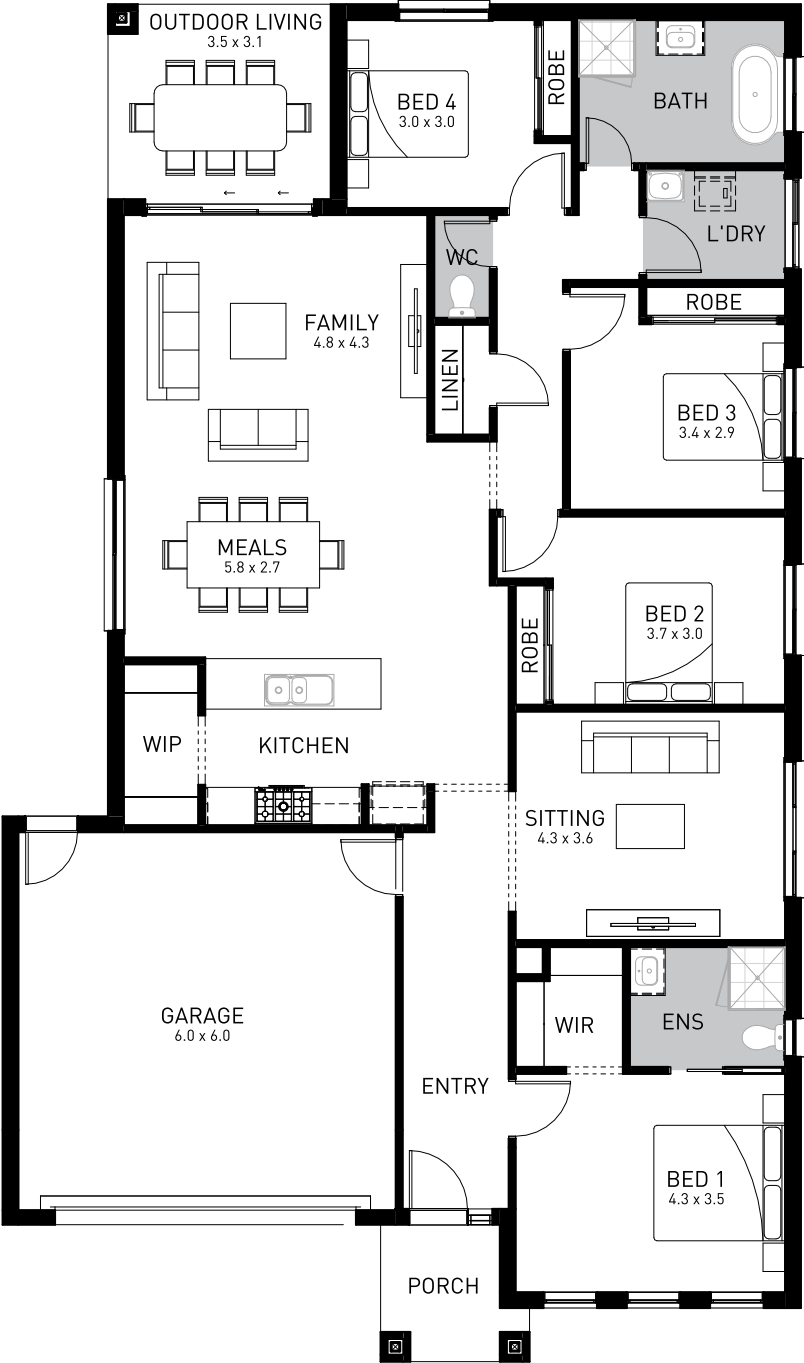


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RIPLEY 233

4 bed 2 bath 2 car 234 m2 | 25.1 sq

W 12.6 x L 21.4 m

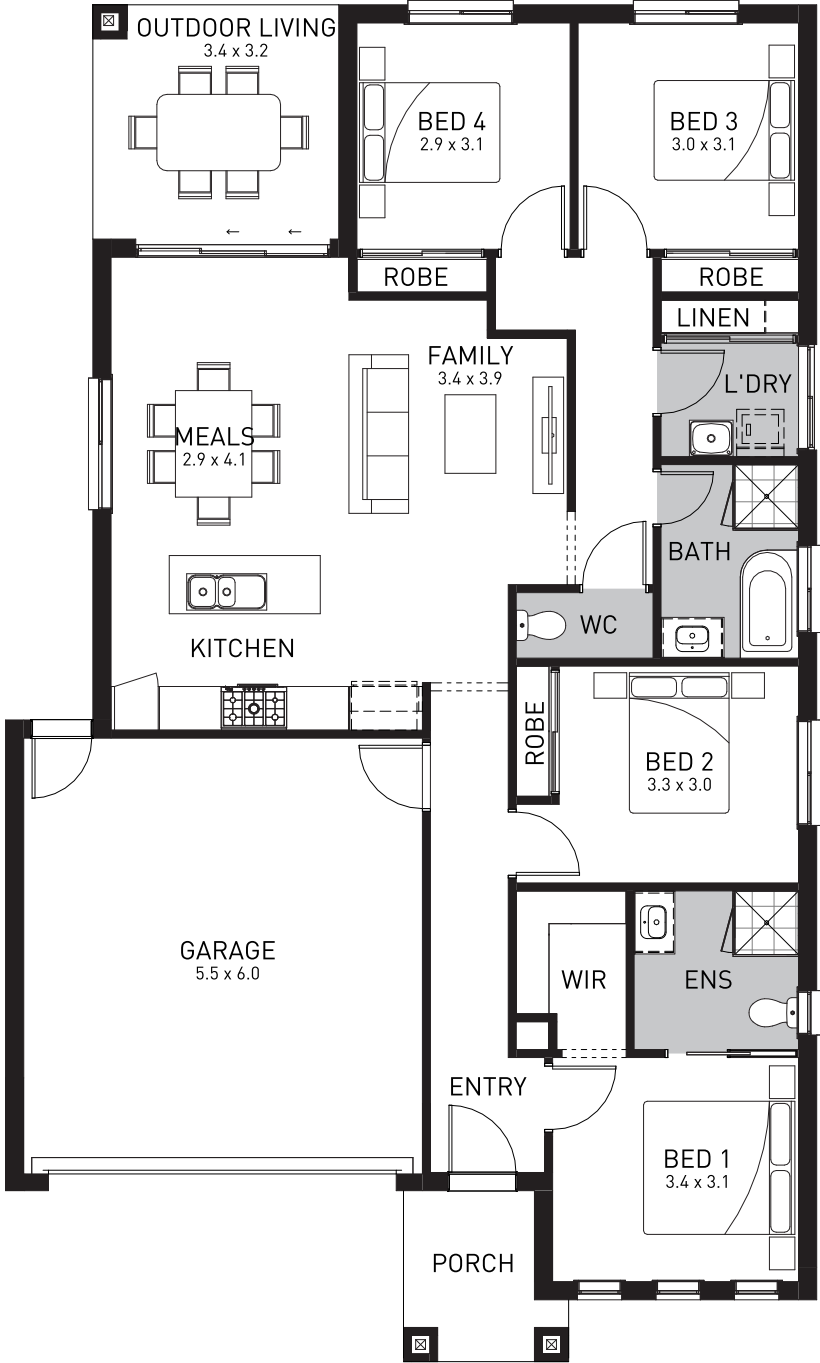


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SURREY 180

4 bed 2 bath 2 car 178 m2 | 19.1 sq

W 11.15 x L 17.8 m

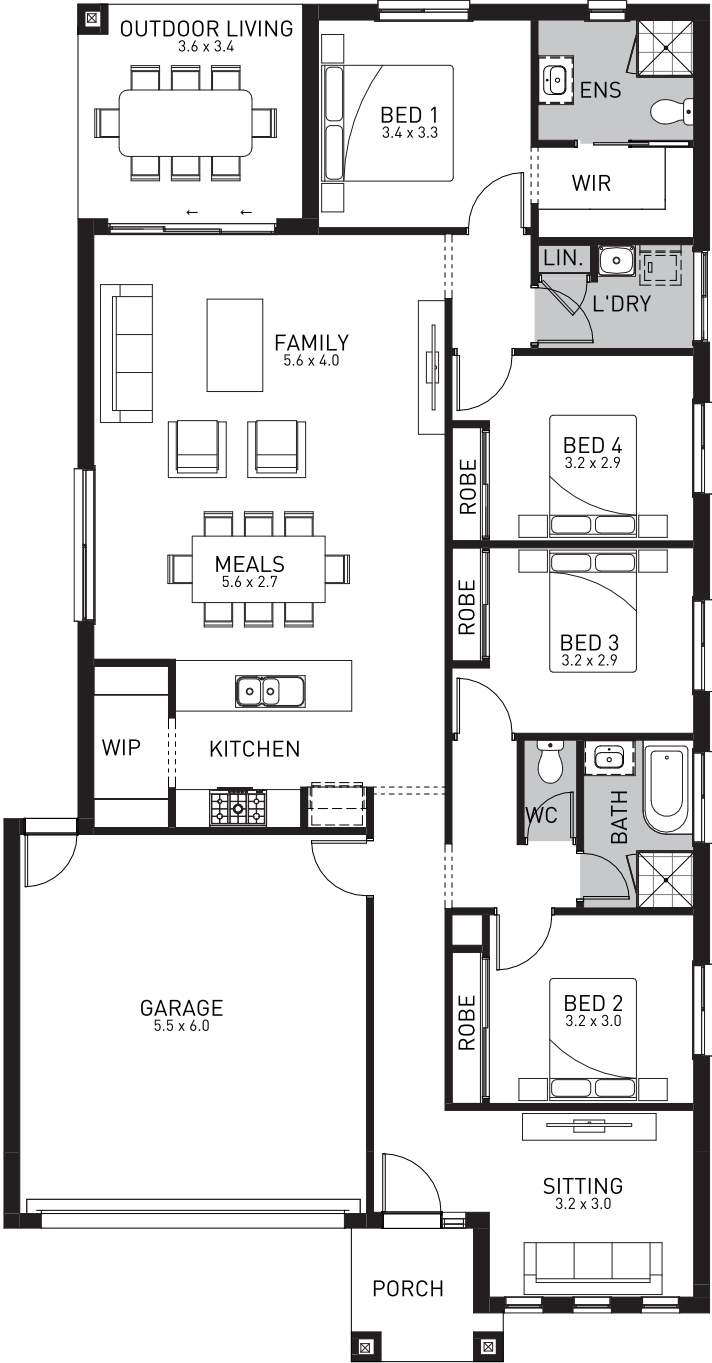


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WINDSOR 210

4 bed 2 bath 2 car 210 m2 | 22.6 sq

W 11.2 x L 21.4 m



Floorplans are indicative only. Layouts and dimensions may vary and are subject to change.

TURN-KEY INCLUSIONS

Your new home includes a carefully selected range of turn-key inclusions, covering the key items buyers care about most — from site costs, solar, kitchen and bathroom finishes to flooring, blinds, heating and cooling, garage, fencing and landscaping.



TURN-KEY INCLUSIONS

General

- Fixed price site costs including rock excavation and removal, where required
- Council, covenant and certification application fees
- Soil tests, engineering reports and working drawings
- Class H1 concrete slab
- 7 Star energy rating
- Connection of services including water, gas, electricity, sewer and stormwater
- 3.5kW single phase solar PV system
- Construction, public liability and BSA insurance
- Termite treatment, if applicable

Kitchen

- 900mm cooktop
- 900mm fan-forced oven
- 900mm rangehood
- 20mm Caesarstone benchtop
- Bulkhead above overhead cabinets
- End bowl stainless steel sink
- Chrome sink mixer tap
- 600mm stainless steel dishwasher
- Melamine base cabinetry
- Melamine overhead cabinetry

Bathroom

- Melamine vanity cabinetry
- 20mm Caesarstone benchtops
- White inset basin
- Full-width polished edge vanity mirror
- Recessed tiled shower base
- Semi-framed shower screen
- Chrome mixer taps to basin, shower and bath
- Chrome multi-function shower rail
- Freestanding or corner bath, design specific
- Rimless close coupled toilet suite
- Chrome towel rails, towel rings and toilet roll holders

Laundry

- 45L stainless steel laundry bowl
- White metal laundry cabinet
- Chrome wall sink set
- Chrome washing machine set
- Water-resistant plasterboard to wet area walls
- Tiled wet-area finish, where applicable

Internal Features

- 2040mm high flush panel internal doors
- Hinged or cavity sliding doors, as per plan
- Lever door handles to internal hinged doors
- Flush pull handles to cavity sliding doors, design specific
- Bevelled MDF skirting and architraves
- Cove cornice throughout
- Wall and ceiling plasterboard
- Water-resistant plasterboard to wet areas
- Robe shelving with hanging rail
- Pantry and linen shelving
- Nominal ceiling heights as per design

External Features

- Face brickwork to the home, as per plan
- Rendered upper floor cladding, design specific
- Natural colour rolled mortar joints
- Feature aluminium windows to front elevation
- Aluminium awning windows to sides and rear
- Double glazed windows and sliding doors
- Flyscreens and window locks to openable windows
- Sliding doors with keyed locks and flyscreens
- Entertainer sliding door to outdoor living area
- Painted 2040mm x 920mm entrance door
- Door seals and weather seals to external hinged doors

TURN-KEY INCLUSIONS

Electrical

- LED downlights throughout
- Double power points throughout
- Exhaust fans to bathroom and ensuite
- Exhaust fan timers to internal WC or powder room, where applicable
- Weatherproof flood light to rear yard
- TV antenna connected to two points
- Telephone points to kitchen and Bedroom 1
- Hardwired smoke detectors with battery backup
- RCD safety switch and circuit breakers to meter box
- Basic NBN requirements, including conduit run-in and internal point

Flooring & Window Coverings

- Wall tiles to kitchen
- Wall tiles to bathroom, ensuite and laundry
- Floor tiles to ensuite, bathroom, laundry and WC
- Floor tiles to kitchen, family, meals and entry
- Carpet to non-tiled areas
- Satinlite glazing to bathroom, ensuite and WC windows
- Block-out roller blinds to windows
- Block-out roller blinds to sliding doors

Paint & Finishes

- Double glazed windows
- Double glazed sliding doors
- Satinlite glazing to bathroom, ensuite and WC windows
- Block-out roller blinds to windows and sliding doors
- Two coats of external paint to external surfaces
- Two coats of ceiling paint to ceilings, cornices and eaves
- Three-coat internal wall paint system
- Gloss paint finish to internal doors, external doors and woodwork

Cooling & Heating

- 7.0kW reverse cycle split system to family room
- 2.6kW reverse cycle split system to Bedroom 1
- Gas ducted heating to living areas
- Gas ducted heating to bedrooms
- Heating points and unit included as design specific

Garage

- Automatic sectional garage door
- Two remote handsets
- Concrete garage floor
- Plaster ceiling to garage
- Painted infill over garage door
- Rear external hinged door, design specific
- Powder-coated aluminium door frame, design specific
- Internal garage access door
- Entrance lock set to garage doors

Landscaping

- Plain coloured concrete driveway
- Plain coloured concrete path to porch
- Plain coloured concrete porch
- Plain coloured concrete paving to outdoor living area
- Pre-finished letterbox with street numbers
- Foldaway wall-mounted clothesline
- Concrete paving under clothesline area
- Drought-tolerant front and rear landscaping
- Turf, mulch, pebbles, rocks and garden beds
- Advanced tree to front yard
- Nature strip levelled and seeded
- 1800mm high fencing with 1 metre wide side gate

COLOURS & UPGRADES





ROOF TILES

ILLUSTRATED ON LINCOLN 209 — VIENNA FACADE



BRICKS



MAIN PAINTWORK



FEATURE PAINTWORK & GARAGE



FRONT DOOR



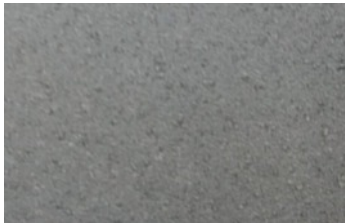
ALUMINUM FRAMES



FASCIA/DOWNPipes



GUTTER



PAVING



ROOF TILES

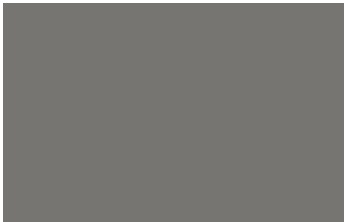
ILLUSTRATED ON LINCOLN 209 — VIENNA FACADE



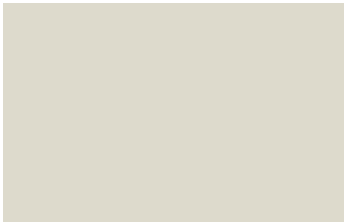
BRICKS



MAIN PAINTWORK



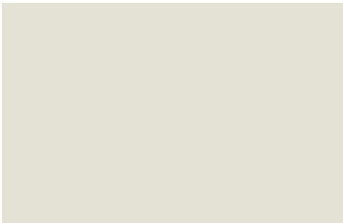
FEATURE PAINTWORK



FRONT DOOR & GARAGE



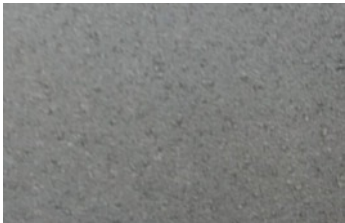
ALUMINUM FRAMES



FASCIA/DOWNPipes



GUTTER



PAVING



ROOF TILES

ILLUSTRATED ON LINCOLN 209 — VIENNA FACADE



BRICKS



MAIN PAINTWORK



FEATURE PAINTWORK



FRONT DOOR & GARAGE



ALUMINUM FRAMES



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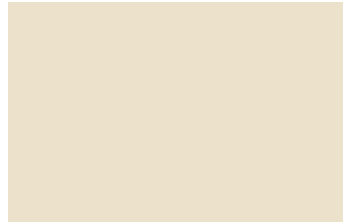
PAVING



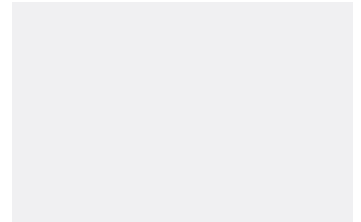
KITCHEN & BATHROOM
BENCHTOPS



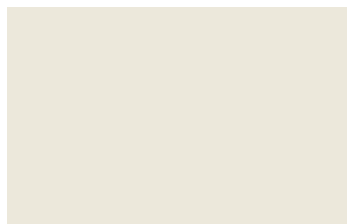
KITCHEN OVERHEAD, FRIDGE
& TALL PANTRY CABINETS



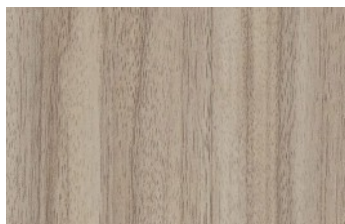
KITCHEN BASE & ISLAND
CABINETS



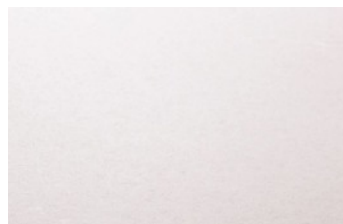
KITCHEN & LAUNDRY
WALL TILES



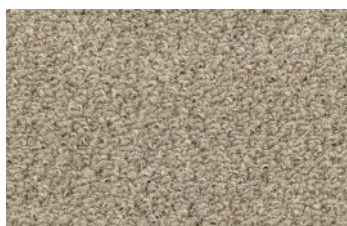
PAINTWORK



BATHROOM & ENSUITE
CABINETS



FLOOR & WET AREA WALL TILES



CARPET



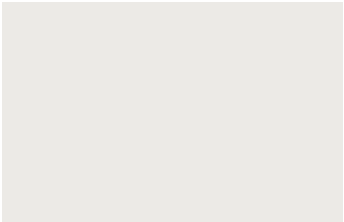
TIMBER LAMINATE FLOORING
—optional no-charge upgrade
upon request



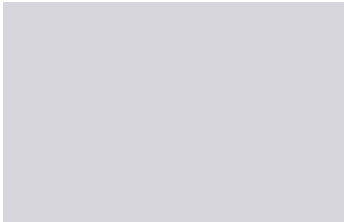
KITCHEN & BATHROOM
BENCHTOPS



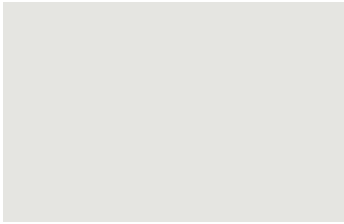
KITCHEN OVERHEAD, FRIDGE
& TALL PANTRY CABINETRY



KITCHEN BASE & ISLAND
CABINETRY



KITCHEN & LAUNDRY
WALL TILES



PAINTWORK



BATHROOM & ENSUITE
CABINETRY



FLOOR & WET AREA WALL TILES



CARPET



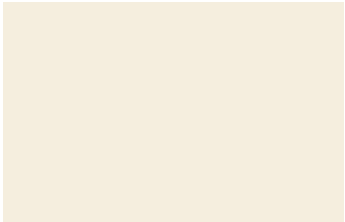
TIMBER LAMINATE FLOORING
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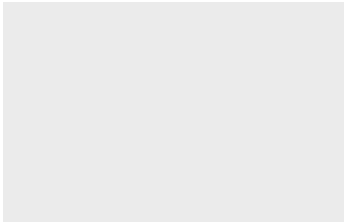
KITCHEN & BATHROOM
BENCHTOPS



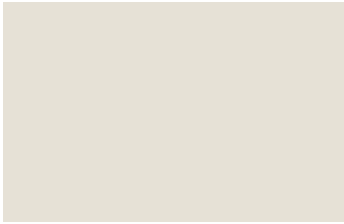
KITCHEN OVERHEAD, FRIDGE
& TALL PANTRY CABINETRY



KITCHEN BASE & ISLAND
CABINETRY



KITCHEN & LAUNDRY
WALL TILES



PAINTWORK



BATHROOM & ENSUITE
CABINETRY



FLOOR & WET AREA WALL TILES



CARPET



TIMBER LAMINATE FLOORING
—optional no-charge upgrade
upon request

UPGRADES

Personalise your new home with a range of optional upgrades and finishes.

Description	Price
2550mm to 2700mm Ceiling Height	\$4,992
Smeg 900mm Appliance (including Dishwasher)	\$3,640
40mm Caesarstone to entire Kitchen	\$950
Double bowl undermount sink with drainer	\$122
Glass Splash back to Kitchen	\$2,415
Upgrade Carpet to Laminate Floorboard	\$3,630
Laundry cupboard with 20mm stone benchtop	\$1,540
400mm x 400mm tiled niche to shower	\$450
Alarm System (Keypad Operated)	\$2,187
(2) Up/Down Light to front Porch Piers	\$400
Provide Timber-Look Garage door	\$725
Add internal hinged door in lieu of 1.2m opening	\$350
Evaporate Cooling in lieu of (2)x split air conditioner	\$400
Add a LED downlight	\$115
Add an internal double power point	\$77

The upgrades shown are optional and subject to availability. Please consult with your MWC consultant before selecting any upgrades, as additional costs may affect your overall purchase price and savings required.



Disclaimer

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