

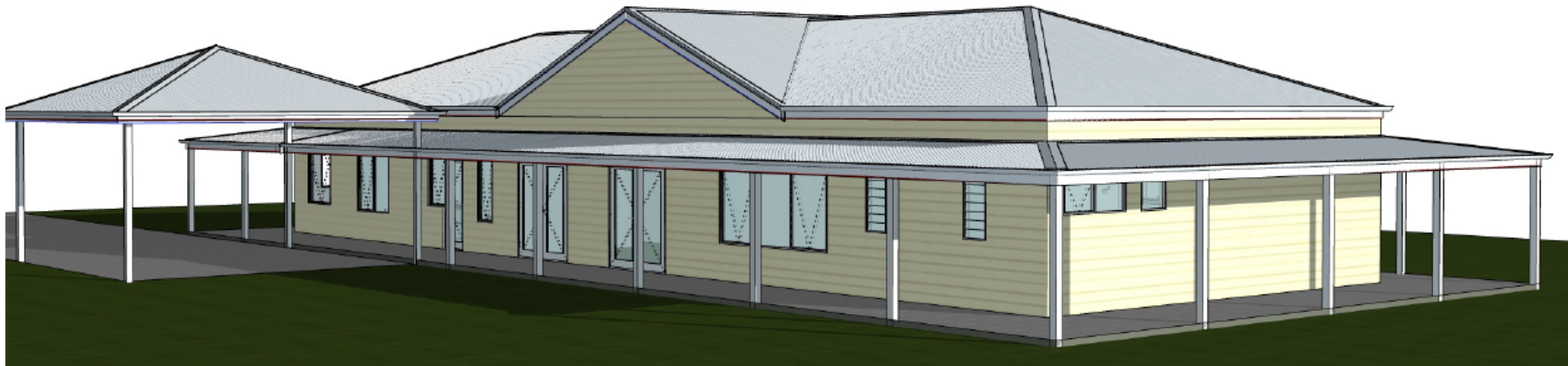
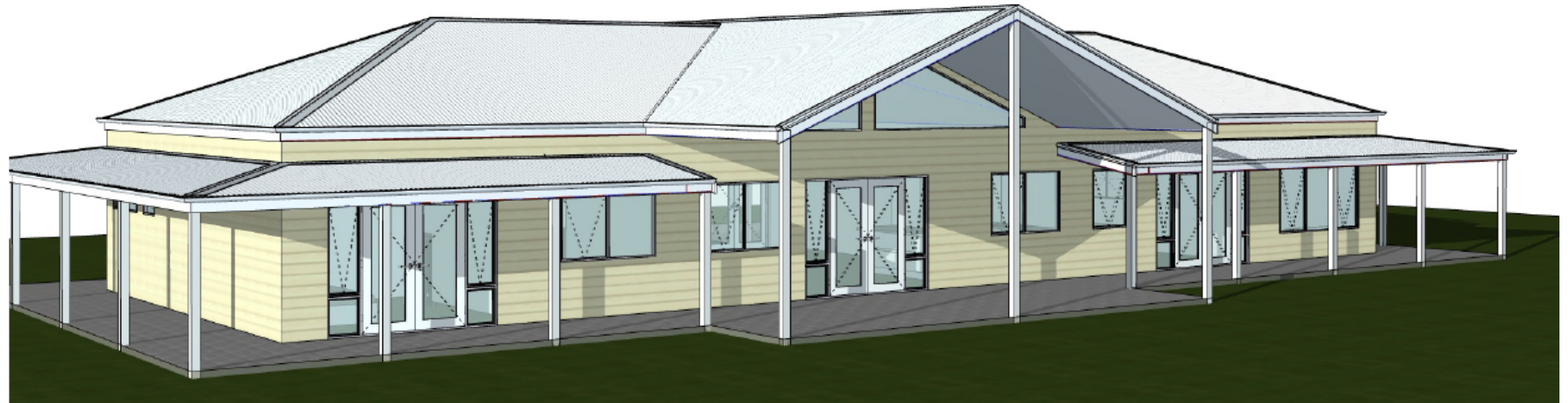
# Schlager Homes

Single Storey Home  
Type K



SCHLAGER HOMES BR: 101285  
HOMES WITH A DIFFERENCE  
HOMES WITH A DIFFERENCE

Prices from  
\$453,000.00

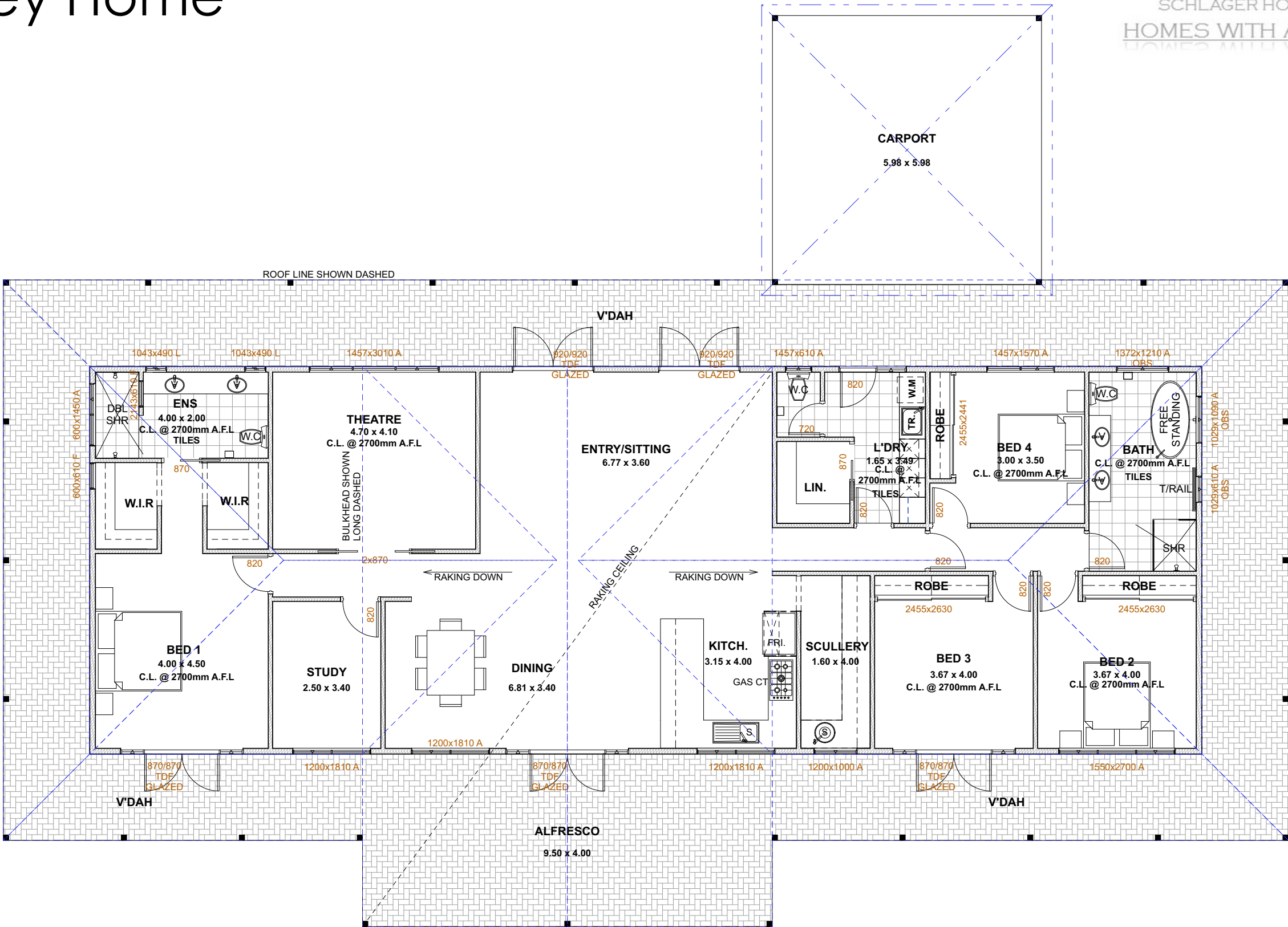


# Schlager Homes

## Single Storey Home Type K



SCHLAGER HOMES BR: 101285  
HOMES WITH A DIFFERENCE



BUILDING AREAS	
GROUND FLOOR AREAS	
ALFRESCO	38.00
CARPORT	39.19
GROUND LIVING	232.15
V'DAH	136.25
	445.59 m <sup>2</sup>
TOTAL LIVING AREAS	232.15 m <sup>2</sup>
TOTAL BUILDING AREAS	445.59 m <sup>2</sup>

FLOOR PLAN  
Scale 1:100

# Schlager Homes

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HOMES WITH A DIFFERENCE

### Administration

- Fixed Price Contract
- Full Working Drawings
- Engineering Drawings
- Energy Efficiency Report
- Soil Test
- Site Feature Survey
- Building License and Water Corporation Fees
- Indemnity Insurance
- Termite Treatments and Certificate
- Standard Site Works Allowance (A & S Class Sites)
- 6 Months Defect Liability Period

### External

- James Hardi Cladding (as per Standards)
- Colourbond Roof, Gutters and Fascias
- Corinthian Front Door (as per Standards)
- Gainsborough Tri-Lock Front Door Handle
- 1x Gas Instantaneous Hot Water System
- All External Painting
- External Paving (as per Standards)
- Sewer Connection

### Electrical

- Downlights to all Rooms
- Clipsal C2000 Classics Series Switches
- Hardwired Smoke Detectors
- 1x Telephone Point
- 1x Data Points
- 2x TV Points

### Internals

- Corinthian Internal Doors (as per Standards)
- Gainsborough Door Furniture (as per Standards)
- Profiled Skirtings (as per Standards)
- Profiled Architraves (as per Standards)
- Built-In-Robes to Minor Bedrooms
- Walk-In-Robe to Master Bedroom
- All Interior Painting
- Earthwool Insulation as per Energy Report
- 2.7m High Ceilings
- Tile Supply Allowance of \$50 per square meter

### Kitchen

- Selected Laminated Bench Tops (with an option to upgrade to Essastone or Caesarstone)
- High Quality Blum Soft Close Mechanisms to Drawers and Cupboard Doors
- Overhead Cabinets Including Fridge Recess
- Pot Drawers
- Cutlery Drawers
- 1 x Dual Bin on Soft Close Runners
- SMEG 600mm Oven
- SMEG 900mm Gas Cook Top
- SMEG 900mm Rangehood
- SMEG Under-bench Dishwasher
- Oliveri Undermount Sink (as per Standards)
- Selected Tapware (as per Standards)

### Laundry

- Laminated Bench Tops
- Oliveri Tub (as per Standards)
- Selected Tapware (as per Standards)
- Washing Machine Taps Inside Cabinets

### Ensuite

- Selected Laminated Bench Tops (with an option to upgrade to Essastone or Caesarstone)
- Floor Based Vanity (with an option to upgrade to Wall Hung)
- Frameless Mirrors
- Double Ceramic Basins (as per Standards)
- Selected Tapware (as per Standards)

### Bathroom

- Selected Laminated Bench Tops (with an option to upgrade to Essastone or Caesarstone)
- Floor Based Vanity (with an option to upgrade to Wall Hung)
- Frameless Mirrors
- Ceramic Basins (as per Standards)
- Selected Tapware (as per Standards)