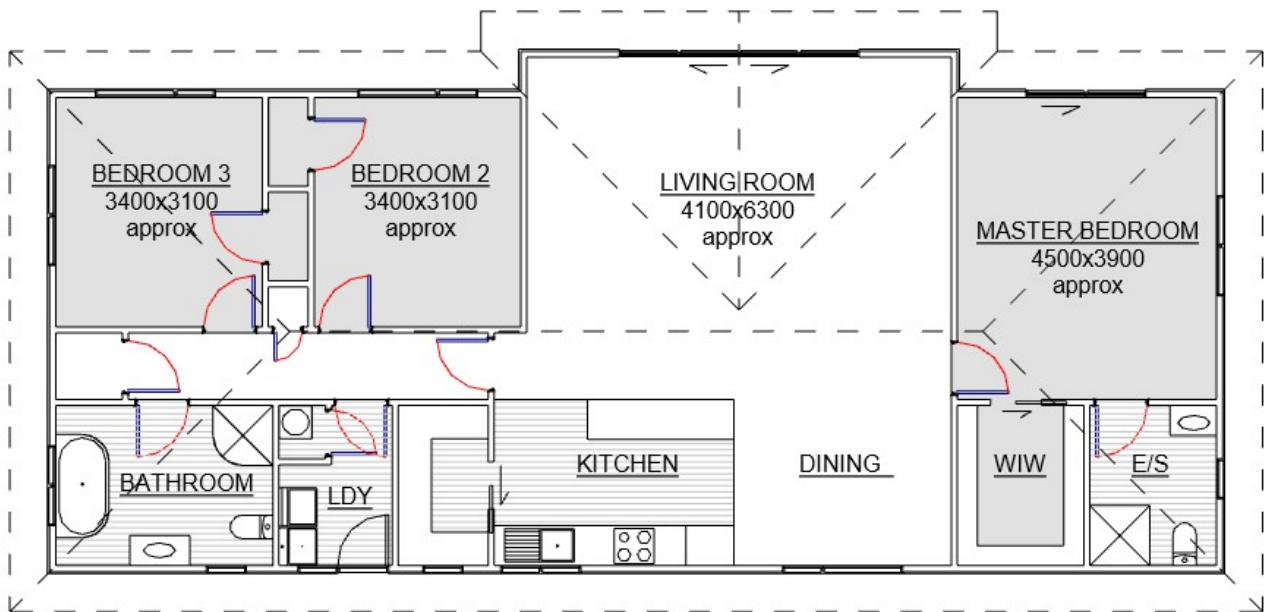


THE LANCASTER PLUS

AREA 130 SQ MTRS



BRANDERSON HOMES LTD

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Note: 3D images are artists impression only

SPECIFICATIONS

Please note that these specifications are the standard for our on-site build homes.

Each contracted build can be individually tailored to meet your needs do please do not hesitate to suggest any changes you may have in mind.

DOCUMENTS INCLUDED

WAIPA DISTRICT COUNCIL BUILDING PERMIT, PLANS & SPECS PROVIDED
PLANS, SPEC & CALCULATIONS SUPPLIED FOR RECEIVING COUNCIL. ENGINEERS REPORT NOT INCLUDED

EXTERIOR

SUBFLOOR TIMBER SUBFLOOR AS PER NZS 3604:2011 - FOUNDATIONS ARE BASED ON LEVEL OF SITE TO NZS 3604:2011

EXTERIOR CLADDING HARDIES 240 SMOOTH WEATHERBOARD OR HARDIES AXON PANELS

FRAMING 90 x 45 H1.2 TREATED

FASCIA PRE PRIMED TIMBER FASCIA

ROOFING DIAMOND LONG RUN COLOURSTEEL CORRUGATED IRON OR STYLELINE PROFILE.

WINDOWS TASMAN POWDER COATED DOUBLE GLAZED ALUMINIUM JOINERY
IF APPLICABLE FRONT DOOR WILL BE POWDER COLOUR COATED TO SUIT

PAINT NOT INCLUDED ON STOCK HOMES UNLESS AN AGREEMENT HAS BEEN MADE PRIOR TO PURCHASE

INTERIOR

FLOORING 20MM PARTICLE BOARD FLOORING

DOOR HARDWARE WINDSOR FUTURA APWX LEVER RANGE

DOORS PRE-HUNG HUME PRIMECOAT MDF FLUSH IN SLIMLINE JAMBS & DOORSTOPS

LININGS ELEPHANT 10MM PLASTERBOARD & ELEPHANT 10MM AQUABOARD

PLASTERING LEVEL 4 - PAINT FINISH

CORNICE 75mm GIB COVE CLASSIC

SKIRTING 60mm FJ BEVELLED EDGE & 60mm FJ PINE ARCHITRAVES

SHELVING 16mm WHITE PBD / LUMBERLOK CLOSET RAILS / 112x18mm FJ PINE SLATS IN H.W.C

INSULATION

CEILINGS EARTHWOOL R3.6

WALLS EARTHWOOL R2.3

FLOOR EXPOL UNDERFLOOR R1.4

BATHROOM

SHOWER ACRYLIC SHOWER UNIT - SIZE & SHAPE DICTATED BY PLAN

TOILET RAYMORE ATLANTA

BATH FREESTANDING BTW FIBERGLASS UNIT

VANITIES CERAMIC TOPPED UNITS, SUPPLIED & INSTALLED

TAPWARE RAYMORE RANGE

TOWEL RAIL HEATED

HEAT UNIT 2KW WALL MOUNTED HEATER

EXTRACTION UNIT FAN/LIGHT UNIT

KITCHEN

JOINERY PRIME MELAMINE or BESTWOOD MELTECCA, WATER-RESISTANT CARCASES

HARDWARE HERITAGE HARDWARE RANGE

BENCHTOPS PRIME LAMINATE or FORMICA RANGE

SINK STAINLESS STEEL PERO 800

APPLIANCES

STOVE BOSCH ELECTRIC FREESTANDING WITH CERAMIC COOKTOP

OVEN BOSCH ELECTRIC UNDERBENCH OVEN

HOB BOSCH 4 ELEMENT CERAMIC COOKTOP

EXTRACTION UNIT BOSCH POWERPACK EXTRACTOR or ROBINHOOD RANGEHOOD

LAUNDRY

TUB RAYMOR E6200

WATER HEATER

ELECTRIC 180L MAINS PRESSURE CYLINDER

ELECTRICAL

FIT-OUT COMPLETE USING LED LIGHTING. METER BOX INCLUDED
HEAT PUMP TO SUIT ROOM LAYOUT

PLUMBING

COMPLETED AND TESTED

Excluding structural building materials, all products mentioned may differ occasionally subject to availability and/or compatibility. When this is the case, the substitute product will always be of equal quality. All product warranties are subject to the distributors and/or manufacturers policies.

BRANDERSON HOMES LTD