

## VENTURA ID

### House & Land Package specifications in addition to standard specifications list. 1/1/2017

	ITEM	ADDITION	DEDUCTION	
1.	House Priced as per Ventura i-Spec Sketch			\$
2.	Note: All materials to be selected from Builder's standard range			Note
3.	External Finish Front Elevation: Painted sand finish render; one colour			Included
4.	Roof cover: Provide Colourbond roof from Builder's standard range Note: 25 degree pitch roof.			Included
5.	Provide 28c high ceilings to garage/Store and porch.			Included
6.	Provide 1c face brickwork from Builders standard range in stack board to section of front elevation as per plans (in conjunction with item 3 above)			Included
7.	Provide floor tiling from Builder's standard range to the Entry.			Included
8.	Provide carpet on foam underlay from Builder's standard range to all Bedrooms and Study (including robes and BIR')			Included
9.	Provide Slimline venetians blinds from standard range to all windows and sliding doors excluding Laundry and bathroom.			Included
10.	Provide internal wall painting throughout 1 coat of sealer 2 coats of paint in one (1) colour 9additional colours extra)			Included
11.	Provide 31c ceiling to Kitchen, Family, Dining and Alfresco in lieu of 28c			Included
12.	Upgrade kitchen appliances accordingly -Technika BG96A9S-2 canopy range hood -Technika H950SLTPRO-hotplate			Included
13.	Provide round chrome wastes throughout from Builder's standard range			Included
14.	Provide 20mm Essa stone benchtops from Builder's standard range to Kitchen Hafele 567.33.106 u/mount sink (No Slab ends or backs included)			Included
15.	Provide 600h x 300d overhead cupboards to kitchen, located either side of range hood and above fridge recess			Included
16.	Provide dishwasher recess to kitchen with single GPO and cold water			Included
17.	Provide clear glazed semi frameless pivot door shower screens to the Ensuite and Bathroom shower recess in lieu of clear glazed fully framed pivot door shower screens.			Included
18.	Provide Caroma Saracom flick mixers throughout including Gooseneck mixers to kitchen and Laundry. Note. Standard Elegant 11 tapware included for Laundry WD			Included
19.	Provide one of double 600mm towel rail to Ensuite and Bath from Builder's standard range.			Included
20.	Provide Slender line 16 clothes line (standard installation)			Included
21.	Fibre ready 3 point pack.			Included
22.	Provide Samsung7.1 kw Ducted single phase reverse cycle air conditioning system with 7 outlets and 2 zones and standard controller			Not included
23.	Provide mitred tiling to Bathroom, Ensuite, laundry, and Kitchen where applicable. Allowance only for Builder's standard ceramic tiling and tile size.			Included
25.	Provide standard inset trough and laminated benchtop and cupboards in lieu of free standing metal through as shown.			Included
26.	Provide mirror sliding doors to robes and vinyl to Linen as shown on plans.			Included
27.	<b>Provide cost option only:</b> To raise ceilings throughout to 31c including Garage, Porch, Bedrooms, Bathrooms, Ldy, Wc, hallways(Note. Cost to be extra-over items 5 & 11 above)			Not Included
28.	Provide brick letter box and landscaping and reticulation as per plans.			Included