

# UNIQUE PHOENIX AS DISPLAYED INCLUSIONS

- Acrylic render to Front Elevation (including return to Bedroom 1 and Ensuite) and Rear Elevation (including Alfresco 1 pier)
- External tile cladding from Builders Elegance range to feature pier to Front Elevation
- Painted 90mm x 90mm steel posts (Two to Porch and four to Alfresco 2)
- 31c high ceiling to Garage
- Hardies 6mm Hardiflex ceiling lining with black negative detail trim to Porch ceiling, Alfresco 1 eaves and Alfresco 2 ceiling
- Gyprock lining to all internal walls (excluding Garage)
- Aluminium stacker style sliding doors to Alfresco 1 and Alfresco 2
- 28c high head to aluminium windows to Ensuite, Ensuite WC, Kitchen, Family and Meals and stacker sliding doors to Alfresco 1 and Alfresco 2
- 1020mm wide Corinthian Madison PMAD 4G hinged door with clear glass to Front Entry
- Corinthian Motive range solid door to Garage/Entry
- 2340mm high internal, Front Entry, Garage/Entry and Rear Garage doors and frames
- Builders upgrade range metal door frames internally and to Rear Garage
- M&B Brentwood (translucent glazed) door to Kitchen/Scullery
- Corinthian Motive range doors internally (excluding Kitchen/Scullery door)
- Electrolux microwave with trim kit to Scullery
- Up to two stone colours allowed to benchtops
- Builders standard range 60mm mitred edge stone benchtop allowed for to Kitchen island bench only
- Push catch handles to all Scullery pantry doors and cupboards over microwave
- Mirrored splashback to Kitchen and Scullery from Builders standard range
- Contrasting laminate colour to all Kitchen lower cupboards along K3, all Scullery cupboards along S3 and Scullery microwave stack
- Double bin insert to full height Kitchen drawer
- Horizontal grain laminate to Ensuite, Bathroom and Powder
- European inspired 1700mm freestanding bath to Ensuite
- Full height wall tiling to Ensuite, Ensuite WC, Bathroom and Powder
- Tiled recess to Ensuite shower
- Tiled recess with grey tint mirror to rear wall over Ensuite bath
- One set of two drawers to Ensuite and Bathroom
- Vanity with Builders standard range 20mm thick stone benchtop, cupboards and open shelf to Powder
- 2050mm high semi-frameless shower pivot door to Ensuite
- 2140mm high semi-frameless shower pivot door to Bathroom
- 1040mm high frameless mirror with chrome dome fixings to Ensuite
- 1130mm high frameless mirror with chrome dome fixings to Bathroom
- 1390mm high frameless mirror with chrome dome fixings to Powder
- Builders Phoenix range plumbing fixtures and fittings
- Builders Phoenix range toilet roll holders and towel rails
- Overhead cupboards to Laundry
- Contrasting laminate colour to Laundry overhead cupboards
- Builders Phoenix range single bowl undermount stainless steel trough to Laundry
- Mirrorline Supa White Kote sliders to Laundry/Powder Passage Linen
- Mirrorline mirrored sliders to Bedroom 2 and Bedroom 3 robes
- Clipsal Saturn Zen light switches and power points (excludes face brick areas – to remain as Clipsal 2000 series)
- Upgrade laminate colour to Master Suite Walk In Robe
- Built-in shelving system to Bedroom 2 and Bedroom 3 robes
- 33mm square edge laminated shelving unit to Front Entry Passage
- Lock and viewing panels to both meter boxes

WHICH SPECIFICATION?  DISPLAY  ELEGANCE  ESSENTIALS

## ELEGANCE/ESSENTIALS SPECIFICATIONS

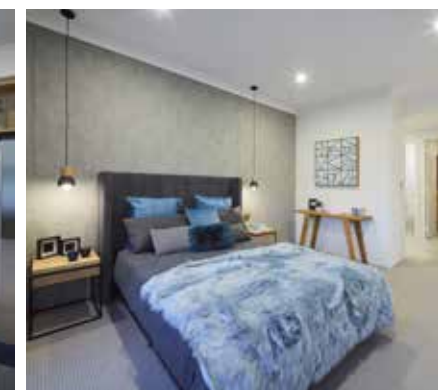
	ELEGANCE	ESSENTIALS
<b>Standard inclusions</b>		
Home Owners Indemnity insurance	•	•
H.I.A. fixed Building Contract	•	•
6 Star compliant home	•	•
4 month maintenance period	•	•
Re-Peg to site (to new subdivisions)	•	•
Contour survey completed on your block	•	•
Building Permit and Water Corporation application fees included	•	•
Termite treatment and certificate	•	•
R4.0 ceiling insulation to home including Garage	•	•
Double clay brick construction	•	•
2 course Blueprint Homes range external face bricks	•	•
Rolled brick joints in cream mortar	•	•
Your choice of full COLORBOND® metal roof range	•	•
COLORBOND® fascia, downpipes and gutters	•	•
25° roof pitch as standard	•	•
H2 treated roof timbers	•	•
Quality Dowell powder-coated aluminium sliding glass doors	•	•
Quality Dowell powder-coated aluminium breeze lock windows	•	•
Flyscreens to all aluminium opening windows and sliding doors	•	•
Metal corner plaster beads to all internal trafficable corners (excludes sliding door, window and front door reveals)	•	•
Quality Gainsborough lever door handles to internal doors	•	•
European inspired mixers throughout	•	•
A.B.S. edges to laminated cupboard doors	•	•
Shelf and rail to minor Bedroom robes	•	•
Walk-in or Built-in Pantry with 4 white lined shelves (as per plan)	•	•
Walk-in or Built-in Linen with 4 white lined shelves (as per plan)	•	•
Painting specification includes: ceilings and cornice, doors and door frames, eaves, woodwork and meterbox	•	•
Dishwasher provision with cold tap and single power point	•	•
Future connect pack including TV, phone and internet point	•	•
Double power points throughout excluding Garage and appliance locations	•	•
3 external, 1 Garage ceiling and ample internal light points	•	•
Hard wired smoke detectors	•	•
2 safety switches	•	•
2 external garden taps	•	•
Feature front elevation (as displayed)	•	
Double Garage with 28c high 10mm plasterboard ceiling and concrete hardstand	•	
Builder's Elegance range custom auto sectional door to Garage as displayed with 3 controllers	•	
Up to 6m long full width paved Driveway, Verandah/Porch, Alfresco and 1m wide path (from Builder's 60mm Elegance range) (with exception of rear Garage designs which include a 2m long Driveway as standard)	•	
Painted sand finish rendered to front elevation	•	
Double Garage with 25c high Hardiflex ceiling with MDF scotia and concrete hardstand	•	
Builder's Essentials range COLORBOND® auto sectional door to Garage with flush fit pelmet and track system and 3 controllers	•	
Up to 6m long full width paved Driveway, Verandah/Porch, Alfresco and 1m wide path (from Builder's 60mm Essentials range) (with exception of rear Garage designs which include a 2m long Driveway as standard)	•	
31c high ceilings as displayed	•	
3c recessed 10mm plasterboard ceiling to Alfresco (as displayed)	•	
Feature glass hinged 1200 entry door to front entry	•	
Gainsborough Omni pull handle entry set to front entry door	•	
Gainsborough Trilock door hardware to Garage entry and rear Garage doors	•	
Solid Duracote doors to Garage entry and Rear Garage	•	
Feature glass front entry door to front entry	•	
Quality Gainsborough deadlock and lever entrance set to Front Entry and Garage entry doors	•	
Solid Duracote door to Garage entry	•	

NAME \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE / / \_\_\_\_\_

	ELEGANCE	ESSENTIALS
Quality Whitkote or Mirrored sliders to robes		•
Built-in shelving system to Master Suite walk-in robe (as displayed)		•
Door and frame to robes in minor Bedrooms		•
Shelf and rail to Master Suite walk-in-robe		•
Shelf and rail to minor Bedroom robes		•
Builders Elegance range cornice throughout internally and to Garage, Portico/Porch and Alfresco (as displayed)	•	
Clipsal Slimline light switches and power points from Builder's Elegance Range	•	
5 star gas storage 160ltr hot water system	•	
5 star gas storage 130ltr hot water system		•
Choice of quality handles from Builder's Elegance range to all cupboards	•	
Choice of quality handles from Builder's Essentials range to all cupboards		•
Soft closing cabinet doors and drawers as standard	•	•
<b>Kitchen</b>		
20mm stone benchtops to Kitchen	•	
Electrolux 900mm black ceramic glass gas hot plate	•	
Electrolux 600mm stainless steel multi-function electric oven/s or Electrolux 900mm stainless steel multi-function electric oven (as displayed)	•	
Elegance range 900mm canopy style rangehood (flumed) or Elegance range 750mm concealed rangehood (flumed) (as displayed)	•	
European inspired double bowl undermount stainless steel sink with mixer	•	
Pot drawers to Kitchen (as displayed)	•	
Overhead cupboards (as displayed)	•	
Square postformed laminated benchtops to Kitchen	•	
Westinghouse 900mm stainless steel gas hot plate with wok burner	•	
Westinghouse 900mm stainless steel multifunction electric oven or Westinghouse 600mm multifunction electric oven	•	
900mm canopy style rangehood (flumed)	•	
1000mm wide splashback tiling between hotplate and rangehood	•	
European inspired 1¼ bowl single drainer stainless steel sink with mixer	•	
<b>Laundry and Bathrooms</b>		
European inspired dual flush china toilet suite with 4 star rating and soft close seat	•	•
Automatic washing machine taps	•	•
2m high tiling to Bathroom and Ensuite shower recess	•	•
Floor tiling to Bathroom, Ensuite, WC's and Laundry	•	•
European inspired chrome double towel rails and toilet roll holders	•	•
European inspired gooseneck with round or square rainhead shower or ceiling mounted round or square rainhead to Ensuite	•	
European inspired gooseneck with round or square rainhead shower to Bathroom	•	
20mm stone benchtops to Bathroom, Ensuite and Laundry	•	
European inspired 38ltr china trough and cabinetry to Laundry	•	
Clear glazed semi-frameless shower pivot door to Bathroom and Ensuite	•	
European inspired above counter china basins to Bathroom and Ensuite	•	
Frameless full vanity width mirror to Bathroom and Ensuite	•	
Flumed exhaust fan to Ensuite, Bathroom and WC's	•	
Tile insert floor wastes	•	
Hobless showers to Bathroom and Ensuite	•	
1675mm long bath (as displayed)	•	
European inspired gooseneck with round or square rainhead shower to Ensuite and Bathroom	•	
Square postformed laminated benchtops to Bathroom, Ensuite and Laundry	•	
European inspired 45ltr stainless steel trough and 1m cabinetry to Laundry	•	
Clear glazed framed pivot shower screen door to Bathroom and Ensuite	•	
European inspired inset china basins to Bathroom and Ensuite	•	
Framed full vanity width mirror to Bathroom and Ensuite	•	
Flumed exhaust fan to WC areas	•	
Chrome plated floor wastes	•	
1525mm long bath (as per plan)	•	

## THE PHOENIX



15 Gooljak Rise, Lakelands (Lakelands Private Estate)

9440 1800  
blueprinthomes.com.au

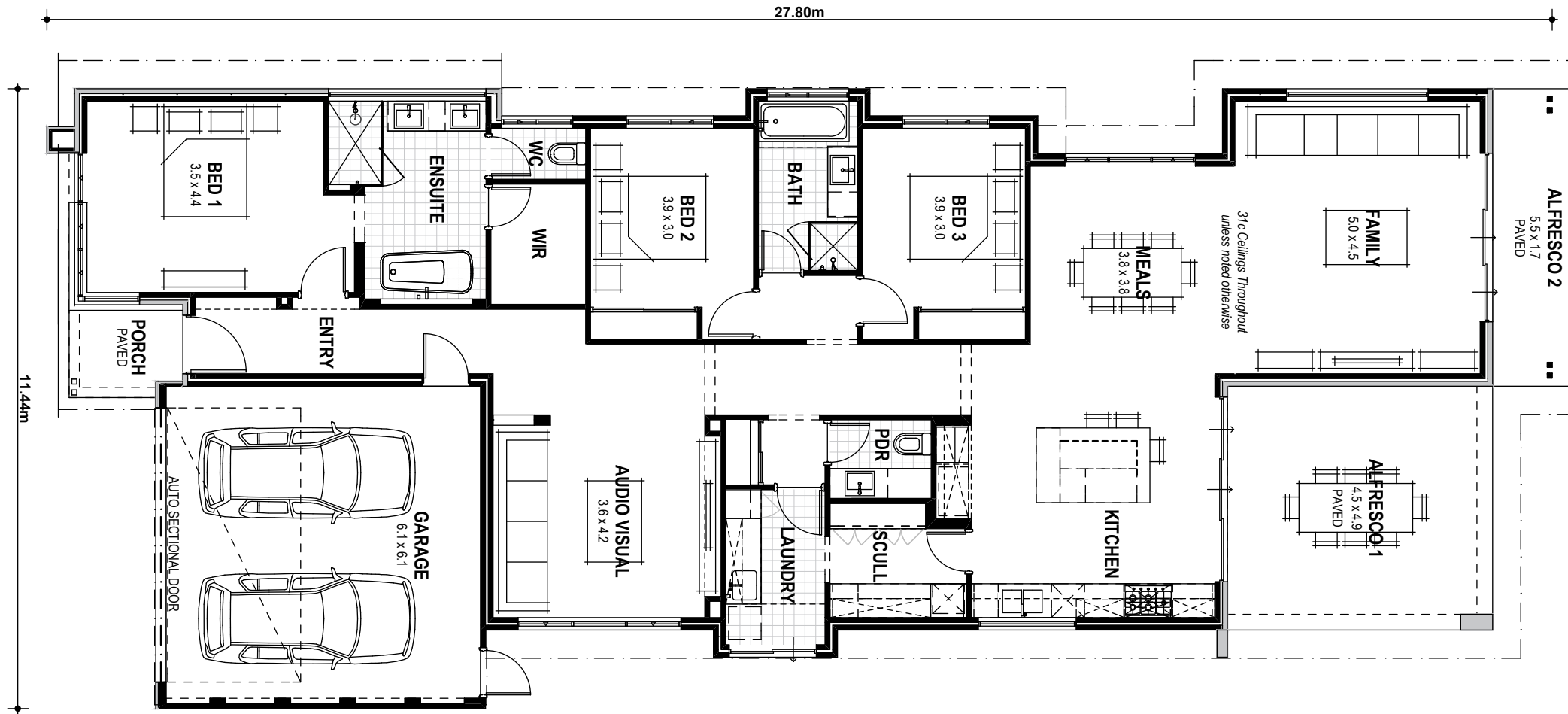


3 2 2

## THE PHOENIX ELEGANCE

### VITAL STATS

Living area 205m<sup>2</sup> (including Alfresco)  
 Total area 267m<sup>2</sup> (excluding eaves)  
 Scale 1:100

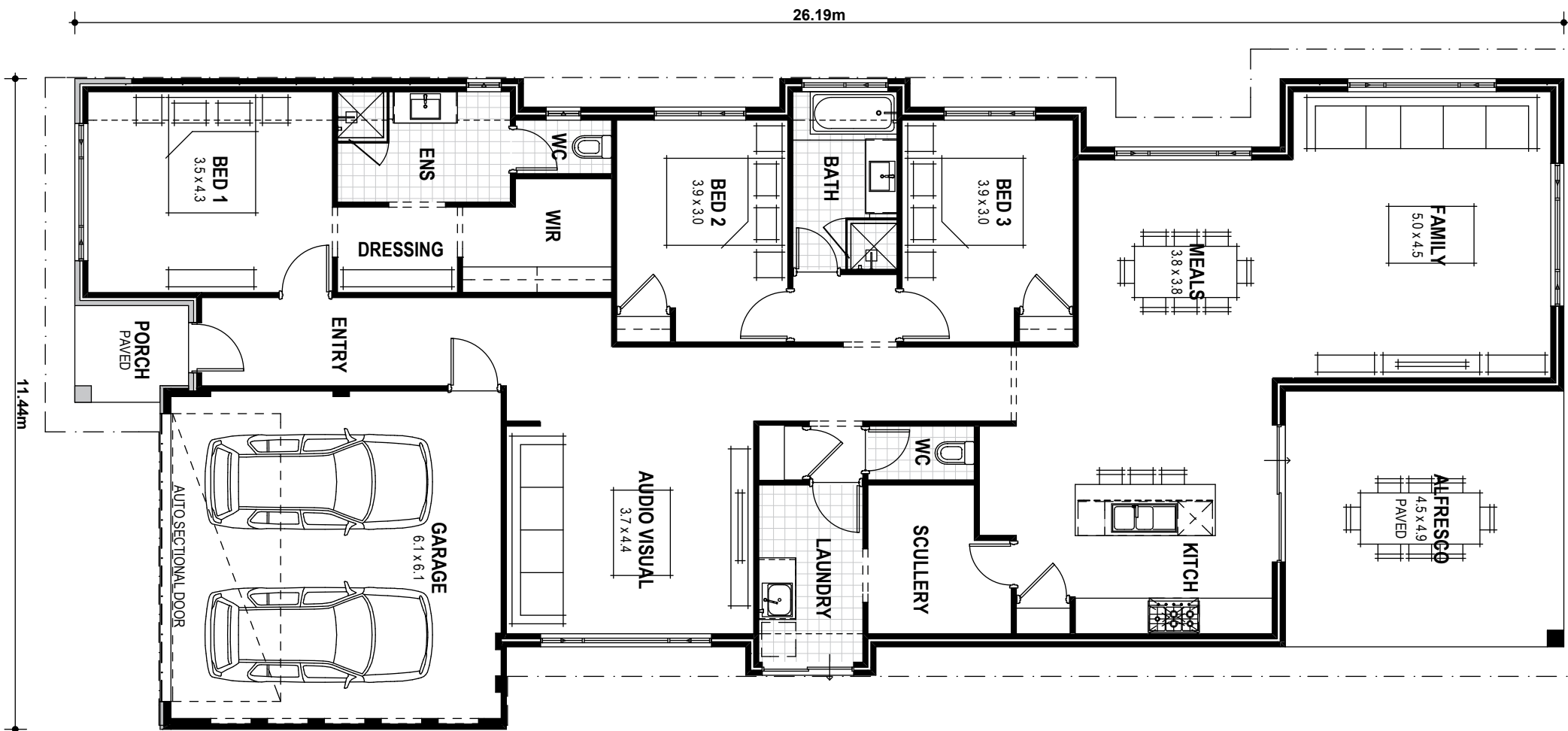


3 2 2

## THE PHOENIX ESSENTIALS

### VITAL STATS

Living area 218m<sup>2</sup> (including Alfresco)  
 Total area 257m<sup>2</sup> (excluding eaves)  
 Scale 1:100



Blueprint Homes WA Pty Ltd  
 257 Balcatta Road, Balcatta WA 6021  
 PO Box 772, Balcatta WA 6914  
 P 6241 4888 | W [blueprinthomes.com.au](http://blueprinthomes.com.au)

Disclaimer: This information is accurate at time of printing. All details are to be confirmed during your consultation with your Blueprint representative and your final plans and addenda will represent what you have purchased.

EP0332\_09/2017 BRN11904