

UNIQUE AMBIÁ AS DISPLAYED INCLUSIONS

- Acrylic render to Front Elevation and Secondary Street Elevation (including Portico and Alfresco piers) (excludes Garage zero lot wall)
- Gyprock lining to all internal walls (excluding Garage and full height wall tiling areas)
- 28c high aluminium stacker style sliding doors to Family/Meals/Alfresco and 28c high aluminium sliding door to Guest Bedroom
- 28c high head to all windows (excludes Kitchen window)
- 2340mm high internal, Garage/Entry and Rear Garage doors and frames
- Builders upgrade range metal door frames internally and to Rear Garage
- Corinthian Deco range solid door to Garage/Entry
- Corinthian Deco range doors elsewhere internally
- Builders upgrade range internal door furniture
- Electrolux 900mm black ceramic induction hot plate
- Schweigen Silent Cassette 1200mm rangehood
- Electrolux dark stainless steel microwave with trim kit to Kitchen
- Electrolux fully integrated dishwasher with laminate panel to match adjacent Kitchen cabinet doors
- One stone colour allowed to benchtops
- Builders upgrade suede range 50mm mitred edge stone benchtop to Kitchen island
- Builders upgrade suede range 20mm thick stone benchtops allowed for to remainder of Kitchen, Ensuite, Bathroom, Powder and Laundry
- Two laminate colours allowed to Kitchen and Laundry
- Horizontal grain laminate allowed to Ensuite, Bathroom, Powder and Laundry cabinets
- Push catch handles to fridge recess cupboards, tall doors of Pantry's and all overhead cupboards in Kitchen
- 30mm recessed finger groove handles to all remaining cabinetry doors
- Two Hettich ArciTech 450mm wide bins to full height Kitchen drawer
- Concealed drawer inside Kitchen bin drawer
- Concealed drawer with cutlery tray to Kitchen
- Concealed drawer with utensil tray to Kitchen
- European inspired 1700mm freestanding bath to Ensuite
- Overhead cupboard to Ensuite
- Vanity basin and basin mixer with 20mm thick stone benchtop and cupboards to Powder
- One set of two drawers to Ensuite vanity and Bathroom vanity
- Tiled recess to Ensuite under overhead cupboards
- Tiled niche to Ensuite shower and Ensuite bath area
- Tiled low wall between Bathroom shower and vanity
- 10mm thick frameless Matelux Acid Etched glazed hinged doors to Ensuite shower and Ensuite WC
- 1030mm high frameless mirrors to Ensuite, Bathroom and Powder
- Two integrated undermount stone/stainless steel sinks to Kitchen
- Builders Ambia range plumbing fixtures and fittings (with undermount trough to Laundry)
- Builders Ambia range toilet roll holders and towel rails
- Mirrorline Supa White Kote sliders to Bedroom 2 robe and Bedroom 3 robe
- Mirrorline Black Glass sliders to Garage/Laundry Passage Linen
- Built-in shelving system to Bedroom 2 robe and Bedroom 3 robe
- Built-in robe systems to Master Suite and Guest Bedroom
- Upgrade laminate colour to Master Suite and Guest Bedroom built-in robe systems
- Lock and viewing panels to both meter boxes
- 6 star gas continuous flow 26L hot water system

WHICH SPECIFICATION? DISPLAY ELEGANCE ESSENTIALS

ELEGANCE/ESSENTIALS SPECIFICATIONS

	ELEGANCE	ESSENTIALS
Standard inclusions		
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 slotted 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 and drawers	•	•
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 31c 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/Portico/ 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	•	
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	•	
Quality Whitekote or Mirrored sliders to robes (as displayed)	•	
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	•	

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	ELEGANCE	ESSENTIALS
Shelf and rail to minor Bedroom robes	•	
Builders Elegance range cornice throughout internally and to Garage (as displayed)	•	
Clipsal Iconic light switches and power points from Builder's Elegance Range (Clipsal 2000 series to face brick areas)	•	
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	•	•
Kitchen		
20mm stone benchtops to Kitchen	•	
Electrolux 900mm black ceramic glass gas hot plate	•	
Electrolux 600mm black stainless steel multi-function electric oven/s or Electrolux 900mm black stainless steel multi-function electric oven (as displayed)	•	
Elegance range 900mm canopy style rangehood (flumed) or Elegance range 800mm 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 1½ bowl single drainer stainless steel sink with mixer	•	
Laundry & Bathrooms		
European inspired dual flush china toilet suite with 4 star rating and soft close seat	•	•
Automatic washing machine taps	•	•
Full height wall tiling to Ensuite, Ensuite WC, Bathroom and Main WC	•	
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	•	
Overhead cupboards to Laundry	•	
European inspired 45ltr 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	•	
Mitred tiled edges throughout	•	
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 AMBIÁ



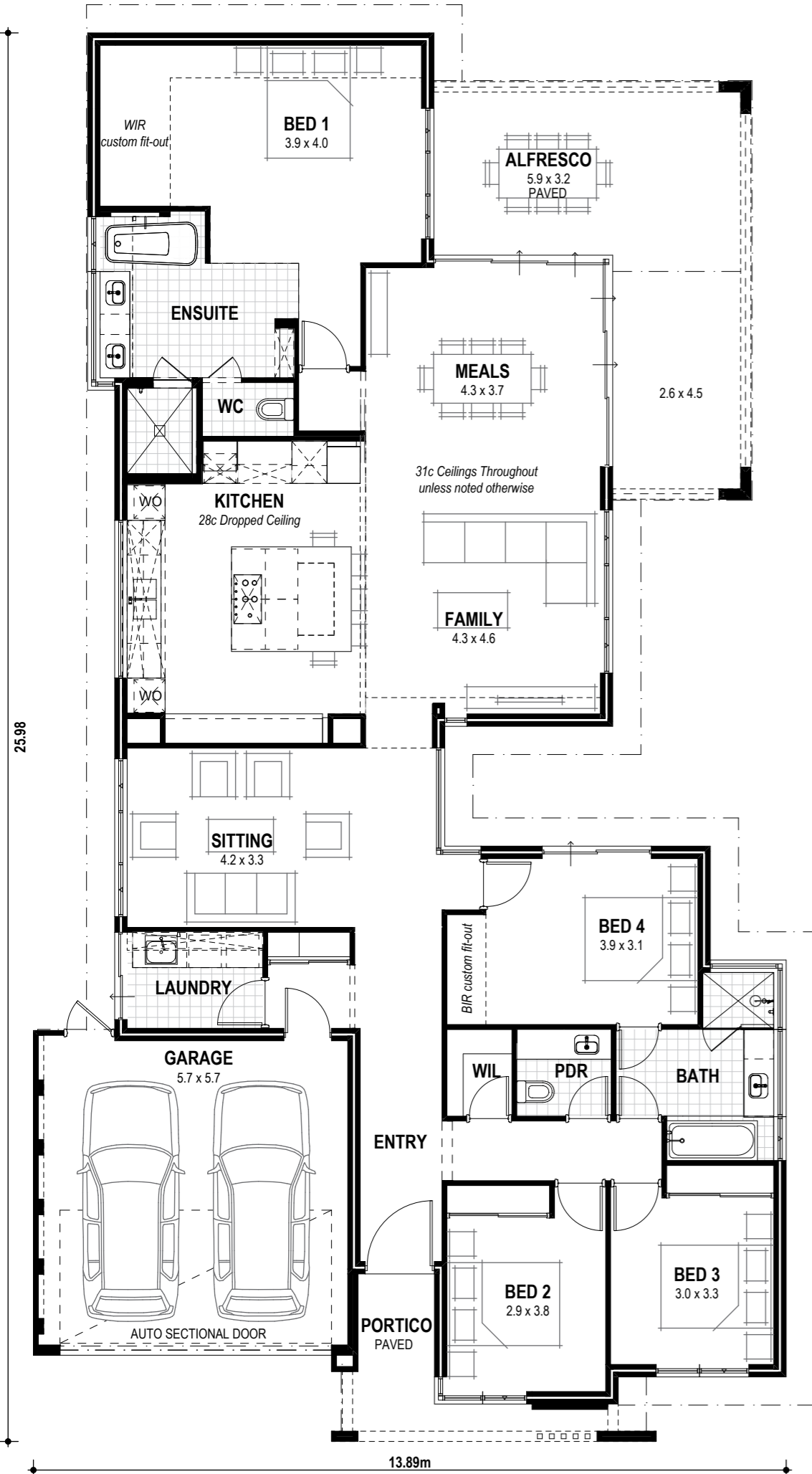
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THE AMBIA ELEGANCE

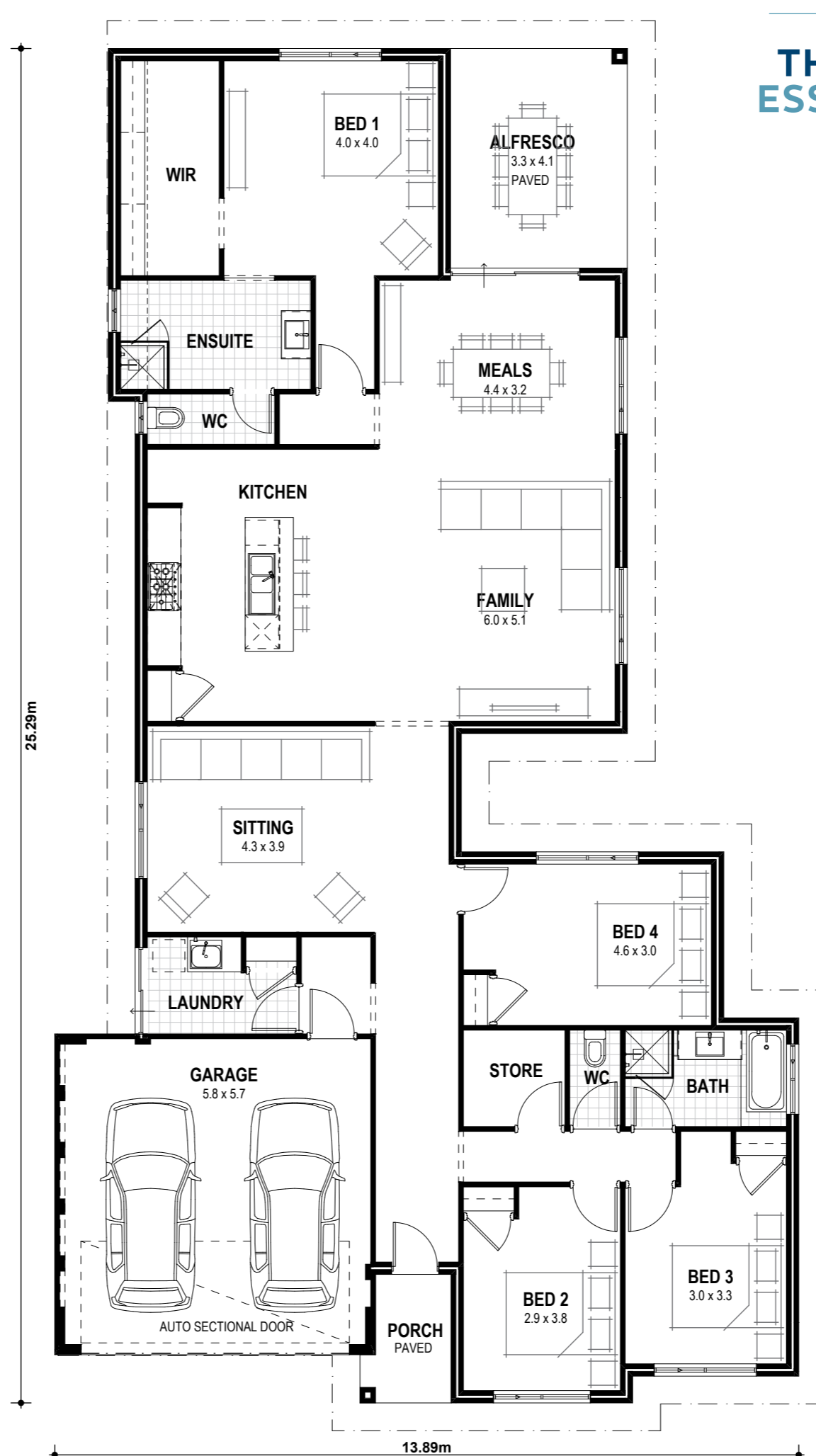
VITAL STATS
 Living area 240m²
 (including Alfresco)
 Total area 279m²
 (excluding eaves)
 Scale 1:100



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THE AMBIA ESSENTIALS

VITAL STATS
 Living area 222m²
 (including Alfresco)
 Total area 261m²
 (excluding eaves)
 Scale 1:100



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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.

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