

## SILVER SERIES INCLUSIONS (AMENDED AS DISPLAYED)

### Plan: TINOPAI SHOW HOME

**Price: \$213,600.00** (GST inclusive)

#### General Inclusions:

Building Consent Fees  
Plans & Structural Engineering Calculations  
Builders Risk Insurance  
10 Year Standard Master Build Guarantee  
Based on Near Level Site in Central Whangarei  
Scaffolding & Roof Edge Protection

#### Foundations & Flooring:

Tana Pile Foundations  
20mm Particle Board Flooring  
Under Floor Foil Insulation

#### Exterior: (Plan dependant)

12mm Shadowclad H3 Pine Sheathing/  
James Hardie 180 Linea Weatherboards Features  
Aluminium Joinery With Choice Of Standard Colours  
Aluminium Entry Door PT4 (If Applicable)  
100x25 H3 Pine Baseboards & Access Door  
Colorsteel Continuous Spouting with PVC Downpipes  
4.5 Hardiflex Soffit Lining  
Colorsteel Endura Corrugated Roofing  
Verandah As Per Plan (If Applicable)  
Fascia 200x25 FJ Pine

#### Interior:

Concealed Pine Rafter Construction  
R2.2 Wall & R3.2 Ceiling Blanket Insulation  
Gib System Wall & Ceiling Lining  
Paint Quality Skirting/Architraves/Square Stopping  
Paint Quality Interior Doors  
18mm Pine Door Jambs for Architraves  
Windsor Jura Lever Door Furniture  
Miles Nelson 403 Door Stops  
Shelf & Rail to Bedroom Wardrobes  
5 Shelves to Linen Cupboard  
Kitchen/Bathroom Splashbacks **Allowance \$900.00**

#### Decorating:

Fully Painted Interior (2 Colour System)  
Exterior Sheathing/Fascia/Soffit Painted  
Floor Sanding (Service Rooms & Joins Only)  
Carpets to bedrooms **Allowance \$2,400.00**  
Vinyl Plank to Balance **Allowance \$8,160.00**

#### Kitchen:

Formica Rolled Edge Bench Top  
Coloured Melamine Cabinets  
PVC Edging to All Units  
Standard Range Door Handles  
Stainless Steel Sink Inserts

**\*Unit Allowance \$9,000.00**

#### Bathroom/Toilet/Laundry/Plumbing:

Aqualine Gib to Service Room Walls  
Clearlite Sierra Shower Enclosures  
Safety Glass Shower Door  
Methven Blaze or Glide Tapware  
Aquatica Laundtubbie Tub with Mixer  
Stylus Venecia China Toilet Suite  
Clearlite Statesman 2 Drawer Vanity Wall Hung Unit (900mm)  
Heirloom Centro Towel Rail & Toilet Roll Holder  
180 litre Rinnai Mains Hot Water Cylinder (Stainless Steel)  
Copper Interior Piping, In-Line Filter  
Mirrors (900x900mm)

#### Electrical: (Silver Series)

Oven & Hobbs **\*Allowance \$ 1,400.00**  
2 x TV Points / 2 x Telephone Points  
19 x LED Downlights  
1 x Oven & 1 x Hotplate Connection  
2 x Two Way Switches  
12 x Double Power Points, 1 x Single Power Points  
Fridge, Microwave & Rangehood Points  
1 x Water Heater Point  
1 x Dishwasher Point  
4 x RCD Protected Switches  
Meter Box, 2 Phase  
2 x Battery Operated Smoke Alarms  
Rangehood Ducting to soffit

#### Ancillaries (Excluded):

Access & Excavation  
Drainage & Temporary Site Ablution  
Power/Telecom/Water Supply  
Drapes & Blinds  
Driveway, Crossing, Footpaths, Patios  
Clothesline & Letterbox  
Resource Consent (If Applicable)  
100x25 Pine Decking As Per Plan (If Applicable)  
Geotec & Other Engineering

*Allowance sums listed represent the cost price to Homeworld inclusive of G.S.T. & the sum & contract price will be adjusted once the item is selected or undertaken by replacing the Allowance sum with the actual sum. Jan 2017 (ST)*

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