

## Specifications – 7 Wellington Street

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**Exterior materials:** vertical cedar (stained) and linea weatherboard (painted)

**Roofing:** long run colorsteel, corrugated

**Joinery:** double glazed aluminium joinery

**Garage door:** auto garage door with two remotes, insulated and contemporary flat panel

**Insulation:** ceiling and exterior walls. Polystyrene beneath floor slab.

**Floor coverings:** carpet in living and bedrooms, laminate in kitchen, tiles in bathrooms. Garage carpet.

**Kitchen bench top:** Quartz stone bench top

**Cabinetry:** soft close cupboards and drawers

**Oven:** Bosch (under bench)

**Cooktop:** Bosch gas cooktop

**Dishwasher:** Bosch front loader

**Range Hood:** Robinhood 60m extractor

**Splashbacks:** Tiles to kitchen & vanities

**Showers:** Tiled with glass doors/screens

**Toilet:** Caroma Clark, BTW suite

**Vanity:** Valencia with Durastone top

**Heated towel rail:** Elan, 7 bar polished

**Driveway:** aggregate concrete with black oxide.

**Fencing:** fully fenced and landscaped with planting, curbing and lawn

**Lighting:** LED recessed down lights

**Hot water:** Rinnai infinity 24 ltr continuous hot water

**Heating:** heat pump with remote to living area

**Internet connection:** fibre

**Laundry:** supertub ST3101

**Tapware:** Astro Polished

**Ceiling Height:** 2.55mtr height,

**Note:** 10 Year builders guarantee included for each town house.