

# Built to Completion

## I N C L U S I O N L I S T

### Easysteel Owner Builder — Built to Completion

#### INCLUSIONS

##### Plans

- Full set working drawings
- Project specifications
- General Specifications
- Frame Engineering
- Foundation Engineering
- Full set Council Documents
- 5 Star Energy rating

##### Framing

- 90mm High tensile steel stud walls.  
(0.75 gauge studs 1.0gauge plates)
- Engineering steel trusses
- Zinalume steel roof & ceiling battens
- All structure materials termite proof
- Wall frame layout plan, roof truss layout plans

##### Roof Materials

- Colorbond .42 6 mt custom orb.
- All colorbond cappings
- Colorbond fascia
- Colorbond quadrant style gutters
- Zinalume downpipes or PVC  
Installed by licensed plumber

##### Windows

- Aluminum sliding windows
- Flywire screens to all opening sashes
- Installation into frame of windows

##### Cladding—external

- Bricks to your selection  
(\$650/1000) delivered to site
- OR = Hardies weatherboards.  
Range of profiles
- Installed

\*If Spa included on floor plan

##### External doors

- Humes CB2 or similar to front entry
- Rear entry—solidcore  
Weatherseals
- Installation into frames and doors

##### Door Furniture External only

- Gainsborough Governor keyed alike to external doors

##### Insulation

- Lightweight foil sisalation  
To roof and external walls
- Installed

##### Foundations

- Concrete slab to stable condition on level ground

##### Ceiling height

- 2550mm ceiling height
- Delivery of all materials to site—poa

##### Insulation

- R3.0 insulation batts to ceiling of residence
- R2.00 insulation batts to external walls of residence
- Sisalation to roof of residence
- Sisalation to external walls of residence.

##### Internal Linings

- 10mm plasterboard to all internal linings including  
WR board to wet areas
- 55mm cove cornice

##### Internal Doors

- 4 panel readicote internal doors

##### Internal Door Furniture

- Antique whitehall

##### Architrave and Skirting Material

- 67 x 18 mdf Colonial arch /skirtings

##### Fix out

- Robe/Storage cupboard shelving & hanging rails
- Electrical wiring
- Plumbing to all
- Toilet suites—dual flush 3 1/2 star WELS rated
- Vanity units
- Shower base and screen
- Sink—stainless steel 1 1/2 bowl
- Laundry trough—35L
- Cooking appliances—electric or gas 6cm hot plates, oven and rangehood
- HWS—instant or storage unit
- Taps—to all areas
- Joinery—laminare finish to all joinery—post formed bench tops
- Tiling—wall tiling to all splashbacks
- Painting
- Towel rails/toilet roll holders/mirrors
- Delivery of all materials to site—p.o.a

##### OPTIONS

- Garage and carports
- Verandahs/ pergolas
- Sub-floors/decks
- Floor coverings
- Window furnishings
- Finance packages available (conditions apply)



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