



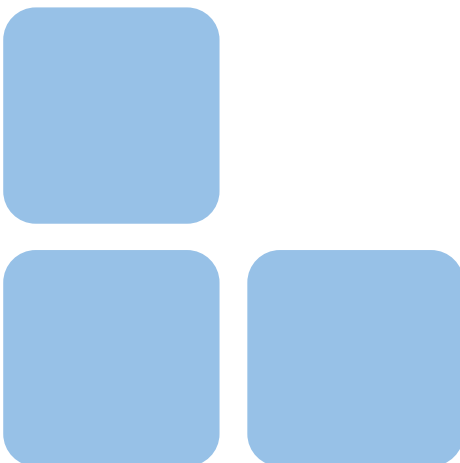
Devine™

Lifestyle Inclusions

November 2011

# UP TO \$60,000<sup>^</sup> of luxury inclusions as standard

- ✓ Queensland lifestyle under cover alfresco with ceiling fan (design specific)
- ✓ Grand living ceiling heights throughout
- ✓ Ultra modern square set cornice throughout
- ✓ Chef's kitchen with island bench (design specific)
- ✓ Oversized 900mm European designed kitchen cooking appliances
- ✓ Stylish reconstituted stone kitchen bench tops
- ✓ Portrait overhead kitchen cupboards
- ✓ Range of kitchen mixer tapware
- ✓ Stainless steel dishwasher installed ready for dinner parties
- ✓ Energy efficient 240 volt downlights throughout
- ✓ Ceiling fans to living and alfresco areas to suit Queensland's climate (design specific)
- ✓ Gainsborough® front door furniture
- ✓ Architectural lever style internal door furniture from Gainsborough®
- ✓ Luxury ensuite with his & hers double vanity with choice of basins & mixer tapware (design specific)
- ✓ Deep island bathtub
- ✓ Hand held shower to all bathrooms
- ✓ Choice of mixer tapware to all showers & vanities
- ✓ Large range of modern wall & floor tiles to select from for your bathroom, ensuite & laundry
- ✓ Family sized solar hotwater system with electric booster
- ✓ Remote controlled operated sectional garage doors on all homes in a variety of colours
- ✓ Keyed window locks to all windows & sliding doors to protect your family
- ✓ Guaranteed minimum 6-star energy rating

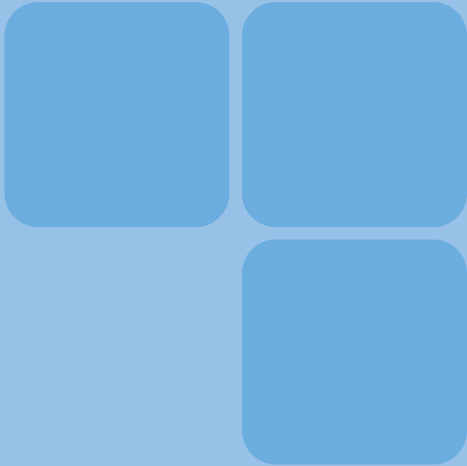


<sup>^</sup>Inclusion value of luxury inclusions will vary depending on house type selected by the customer. \$60,000 of luxury inclusions is based on the Caprice 28 as part of the Devine Collection 2011 using the November 2011 Lifestyle Inclusions brochure. Value of luxury inclusions calculated using recommended retail value including builder's margin. Items described as "design specific" will be shown on the floor plan in the Devine Collection 2011 edition if applicable. Credits will not be given for deletion of any of the described luxury inclusions.





**Ask us about eligibility for  
the Building Boost and even  
the First Home Buyers Grant**



## Your Inclusions

- 1 Chef's kitchen with 900mm stainless steel appliances
- 2 Mixer taps throughout
- 3 Reconstituted stone kitchen bench tops
- 4 Overhead kitchen cupboards with bulkhead
- 5 Choice of designer front doors
- 6 Remote garage door
- 7 Vitreous china basins and toilets to ensuite and bathrooms



## Kitchen

- ✓ 20mm reconstituted stone kitchen bench tops
- ✓ Laminated kitchen cabinets - choice of colours & designs from the Choose For Life builder's range of laminates
- ✓ Choice of designer cabinet handles
- ✓ Built-in pantry with melamine shelving
- ✓ Overhead kitchen cupboards with bulkhead to ceiling
- ✓ Microwave space with power point
- ✓ Stainless steel 1 1/2 bowl kitchen sink
- ✓ Choice of chrome mixer taps to kitchen sink
- ✓ Tiled kitchen splashback from Choose For Life builder's range

## Kitchen Appliances

- ✓ European-styled Technika® 900mm 95HT stainless steel ceramic 5 burner zone electric cook top with neon indicator
- ✓ European-styled Technika® T948 900mm stainless steel multi function electric fan forced under bench oven
- ✓ Technika® SL1/02/901-3 900mm stainless steel retractable range hood
- ✓ Technika® TBD4-4 stainless steel dishwasher with anti-flood protection, including all connections

## Bathrooms, Ensuites and Powder Rooms

- ✓ His & hers (design specific) fully laminated vanity unit with square edge benchtop from the Choose For Life builder's range of laminates
- ✓ Choice of round or square vitreous china semi recessed vanity basins with chrome pop-up wastes
- ✓ Frameless mirror over vanity
- ✓ Water efficient 3 star Wels rated tapware
- ✓ Choice of mixer or 3 piece tapware to bathroom, ensuite, shower & bath
- ✓ Water efficient 3 star Wels rated chrome hand held showerheads with soap dish
- ✓ Dual flush AAA rated vitreous china toilet pans & cisterns
- ✓ Island bathtub
- ✓ Silver-coloured pivot action shower screens with clear safety glass
- ✓ Ceramic tiled shower base
- ✓ Ceramic floor & wall tiles from the Choose For Life builder's range to bathrooms, ensuites & powder rooms - showers to 2000mm high, 400mm over bath & balance skirting tile

- ✓ Chrome plated double towel rails to bathrooms & ensuite
- ✓ Chrome plated towel hook to powder rooms & chrome toilet roll holder to toilets
- ✓ Chrome floor wastes where required

## Laundry

- ✓ Laminated laundry cabinet with square edge benchtop from Choose For Life builder's range of laminates & handles
- ✓ Stainless steel insert tub
- ✓ Choice of mixer or 3 piece tapware
- ✓ Washing machine taps mounted under laundry cabinet
- ✓ Ceramic floor tiles and splashback from Choose For Life builder's range

## External Finishes

- ✓ Under cover alfresco (design specific)
- ✓ Choice of bricks from Choose For Life builder's range with natural mortar with raked joints
- ✓ Certified 90mm prefabricated frame & trusses from structural grade pine timber
- ✓ Engineer designed roof trusses at 25° pitch
- ✓ House constructed up to N2 wind rating conditions
- ✓ Choice of Corinthian® designer front doors with translucent glazing from Choose For Life builder's range
- ✓ Gainsborough® tri lock to front door
- ✓ Entry door frame with sidelight glazing to match front door (design specific)
- ✓ Enviro-seal weather strips to hinged external doors
- ✓ Architectural styled powder-coated aluminium windows & sliding doors
- ✓ Keyed window locks to all opening window sashes & sliding glass doors
- ✓ Translucent glass to bathroom, ensuite & toilet windows
- ✓ Concrete tiles from Choose For Life builder's range
- ✓ "Quad" type Colorbond® fascia & gutters
- ✓ 90mm painted PVC downpipes
- ✓ Colorbond® sectional overhead panel front garage door in an extensive range of Colorbond® colours
- ✓ Enamel gloss paint to external timber doors
- ✓ Acrylic low sheen paint finish to exterior timber, eaves & trims
- ✓ 2 external garden taps

## Internal Finishes

- ✓ Raised 2590mm ceiling height
- ✓ Ultra modern, square set cornice
- ✓ Single or double fully lined garage with internal access door (design specific)
- ✓ Remote controlled garage opener & 3 handheld transmitters
- ✓ High grade flush panel internal doors with door stops
- ✓ Choice of Gainsborough® internal door handles from Choose For Life builder's range
- ✓ Built-in robes with vinyl sliding doors with shelf & rail
- ✓ Built-in linen cupboard with shelving
- ✓ 67 mm beveled edge skirting & architraves
- ✓ R3.5 insulation to all ceiling areas
- ✓ Wall sisalation wrap to perimeter of home
- ✓ 2 coat washable paint system to all internal walls with final coat by roller
- ✓ Acrylic paint to ceilings
- ✓ Gloss paint to skirting, architraves & internal doors
- ✓ In Time For Life internal builder's house clean

## Electrical

- ✓ Electrical circuit breaker & earth leakage safety switch
- ✓ Smoke detectors - hardwired with back up battery as per council requirements
- ✓ 300L solar hotwater system with electric booster & roof mounted solar collector panels
- ✓ 100% energy efficient fluorescent 240 volt downlights to all rooms, porch & alfresco
- ✓ Double power points as per plan
- ✓ Ceiling fans to all living areas & alfresco as per plan
- ✓ Ceiling exhaust extractor fans to bathrooms & ensuites
- ✓ Exhaust fans to toilets where external ventilation is not available
- ✓ External weatherproof power points as per plan
- ✓ Television points to family, lounge, media room & master suite (design specific)
- ✓ Telephone points 2 including trenching ready for network connection by customer

## Site and Connection Costs

- ✓ Council building & plumbing permit application & certification fees\* (based on Brisbane City Council)
- ✓ Home energy assessment certificate - minimum 6 star rating
- ✓ BSA builder's warranty insurance
- ✓ Public liability insurance up to \$10 million
- ✓ Construction Industry Portable Long Service fees
- ✓ Underground power, water, sewer & stormwater connection to existing supply & discharge points within 6m of the setback
- ✓ Surveyor's House Setout
- ✓ Engineer's Design Inspection fees
- ✓ Class 'S' Slab to engineers design on flat site
- ✓ Concrete pump for slab
- ✓ Kordon termite treatment to slab penetrations & physical perimeter barrier in accordance with local authority
- ✓ Connection of temporary builder's power
- ✓ Water connection to pre-tapped existing water main
- ✓ 500kpa water pressure limiting device
- ✓ Clear building site of building debris & rubbish for recycling at completion

*The Customer is responsible for opening and payment of all consumer accounts including power and water usage during construction.*

## Guarantees and Warranties

- ✓ 6-Star Energy Efficiency Rating guarantee
- ✓ In Time For Life - guaranteed 16-week build time on single storey homes
- ✓ Six month maintenance warranty
- ✓ Build For Life - statutory structural warranty
- ✓ Manufacturer's warranties

## YOUR ADVANTAGE



# Devine 2011 Collection

## Brighton

Brighton 18.....\$ 149,900

## Caprice

Caprice 19.....\$ 148,500  
Caprice 21.....\$ 154,900  
Caprice 22.....\$ 162,900  
Caprice 24.....\$ 169,500  
Caprice 26.....\$ 183,500  
Caprice 28.....\$ 192,500

## Coda

Coda 21.....\$ 162,500  
Coda 22.....\$ 164,900  
Coda 25.....\$ 179,900  
Coda 28.....\$ 189,500

## Elkington

Elkington 15.....\$ 136,500  
Elkington 16.....\$ 140,900  
Elkington 17.....\$ 143,900  
Elkington 18.....\$ 146,900

## Emerald

Emerald 18.....\$ 148,900

## Encore

Encore 20.....\$ 156,500  
Encore 21.....\$ 159,900  
Encore 23.....\$ 168,500

## Glenelg

Glenelg 18 .....\$ 144,500  
Glenelg 19 .....\$ 148,900  
Glenelg 20 .....\$ 151,500  
Glenelg 22 .....\$ 161,900  
Glenelg 23 .....\$ 167,900  
Glenelg 24 .....\$ 168,900  
Glenelg 25 .....\$ 177,500

## Lincoln

Lincoln 20 .....\$ 154,900  
Lincoln 22 .....\$ 164,900

## Macquarie

Macquarie 16.....\$ 138,500  
Macquarie 18.....\$ 143,900  
Macquarie 19.....\$ 147,900  
Macquarie 20.....\$ 154,900  
Macquarie 21.....\$ 159,500  
Macquarie 23.....\$ 165,500  
Macquarie 25.....\$ 172,500  
Macquarie 27.....\$ 179,500

## Maui

Maui 19.....\$ 147,900  
Maui 18.....\$ 143,900  
Maui 21.....\$ 156,900  
Maui 22.....\$ 159,900  
Maui 24.....\$ 167,500  
Maui 25.....\$ 175,900

*Prices effective at 14 November 2011 and subject to change without notice. Prices are based on No Charge façade option Traditional T1 and 6m setback with pre-existing underground power, sewer, stormwater and water connections. Refer to your consultant for further details.*





**Devine**<sup>TM</sup>

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Photos & renders are for illustrative purposes only & should be used as a guide only. Devine reserves the right to alter or amend its designs, inclusions and to substitute items with products of a similar quality at any time.

Display Home Plans may vary from the Standard Plans. Display Homes items such as Furniture, Pools, Water Features, Feature Fencing, Landscaping, Paving, Decking & Concrete, Floor Coverings, Feature Walls, Feature Tiling, Wall Paper, Feature Lighting, Air Conditioning, Skylights, Spa Baths, Fireplaces & Window Coverings are not included.

Possible extra cost not allowed for in the price may include but are not limited to: retaining, rock excavation, spoil removal from site, slab & pier upgrades, tree removal, acoustic treatments, bushfire requirements, AHD requirements, Town Planning requirements, building relaxations or covenant requirements, floor coverings, window coverings, light fittings not already listed, decorator items, painted feature walls, feature lighting, waterfall gable benches, feature tiling, fencing, gates, driveway, alfresco and porch slabs, landscaping, paving, air conditioning, security alarms, display extras and water tanks to comply with State Government Legislation unless specified by way of a variation document.

Discuss with your Sales Consultant should you require clarification on any items prior to making your decision to purchase. QBSA21633. 14 November 2011. QLD671352