

JADE 909 Standard Specifications

GENERAL CONSTRUCTION

- MBA Fixed price contract
- Master Builders Structural Guarantee
- Six months defects liability period
- All indemnity insurances required
- 100mm Reinforced concrete slab
- Complete Termite treatment
- Durable double clay brick construction
- Choice of two course Face bricks, Face Block or Render
- 31 course ceilings
- Choice of Builders Roof Iron or Tiles
- Quality aluminium windows, vent locks and flyscreens included
- Tri Lock to entry door for ultimate style and security
- Privacy locks to bath, ensuite, WC as required
- Double lock up garage with remote control sectional door
- Sliders where applicable and when required
- 1 x shelf & rail to all bedrooms
- Corinthian Impressions range doors internally
- Lever handles to internal doors
- Metal corner beads to internal trafficable corners and windows as required
- Full painting to ceiling, doors, door frames, Cappings and timber mouldings
- Two external garden taps
- Two television points
- Phone point to kitchen
- 2 Hardwired smoke detectors
- Safety switches to electrical meter box
- Double power points (standard layout)
- External standard paving allowance 50m²
- Water Connection - 6m allowance
- Weather seals to all external doors
- Detailed interior commercial clean
- Standard roof configuration
- Gas hot water system - five star rating
- Comfort Plus Low E Glass
- Cavity wall insulation R 1.35
- R4.0 Ceiling insulation to house

KITCHEN

- Dishwasher recess with power and water
- Postform bench tops
- Wide range of laminate selections
- Laminated cabinet doors & drawers
- Choice of 1 1/2 Bowl, 1 3/4 bowl stainless steel sinks
- Efficient 6 Star Tapware
- Stylish handles/knobs to all cupboards
- Appliances -- Quality Omega
 - Hotplate (Gas) stainless steel 900mm
 - Electric oven (fan forced) stainless 600mm
 - Rangehood (Canopy) stainless 900mm Steel flumed through roof
- Pantry cupboard with 4 x white melamine shelves
- Wall tiling above bench top

BATHROOM AND LAUNDRY

- Floor & wall tiles to bathroom & ensuite to include 2000mm high tiling to shower walls
- Modern basins and cabinet
- Efficient metal tapware/mixers throughout
- 4 star dual flushed toilet suite with s/close seat
- Acrylic bath where applicable
- Obscured glass to bathroom windows
- Semiframeless showerscreens
- Microlined framed mirrors
- Single towel rails & toilet roll holders
- Combination fan/light to bathroom/ensuite with draught excluder
- 45 litre Stainless steel trough with cabinet
- Wall mounted washing machine taps

JADE 909 Green PACKAGE

- Rainwater tanks Plumbed into home
- Greywater Kit
- Photovoltaic (PV) solar power generation system
- Upgrade to Solar Hot Water System
- Lighting package
- Internal wall painting
- Termimesh to floor, slab/perimeter
- Ceiling Fans throughout

DISPLAY SPECIFICATIONS

- Front elevation as displayed
- Stone benchtops to kitchen
- Robe fitouts throughout
- Floor coverings and window treatments
- Glass splashback in Kitchen
- Landscaping package (inc water feature)
- Solar oriented gable roof
- Internal Feature Brick wall
- Clothes Line

OTHER

These items can be arranged as Part of the Contract but are not included

- Demolition if required
- Western Power Dome and Run in
- Retaining & Non standard site costs
- Security Package
- Strata Survey costs
- Crossover, Footpath & Kerbing

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NINE STAR / CARBON NEUTRAL DESIGN

RIGHT HOMES
BUILD IT THE RIGHT WAY



JADE 909 DISPLAY AT "THE VALE", WESLEY WAY AVELEY

Right Homes is passionate about creating individual designs to suit lifestyle and expectations and demonstrating that energy efficiency and high star ratings can be affordable

The Jade 909 is a sustainable design, constructed at an affordable price.

- ✓ It incorporates: Greensmart Principles
- ✓ Energy Efficient – The home achieves a 119% reduction in energy making it beyond carbon neutral
- ✓ Solar passive designed to reduce the need for artificial heating and cooling
- ✓ Solar hot water system
- ✓ Photovoltaic solar power generation system
- ✓ Comfort Plus Low E Glass
- ✓ Lighting, tapware and appliance selection
- ✓ Designed for people of all abilities
- ✓ Water conservation - The home achieves a 76% reduction in water use
- ✓ Low maintenance
- ✓ Waste recycling
- ✓ Achievement of a 9.0 star rating using the Building Energy Rating Scheme
- ✓ A design that encompasses the affordability and longevity of the home

For reliable service and advice please contact:

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BUILD IT THE RIGHT WAY

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Ask about our individual designs to suit your lifestyle and budget

JADE 909 STANDARD

THE **JADE 909** STANDARD SPECIFICATION

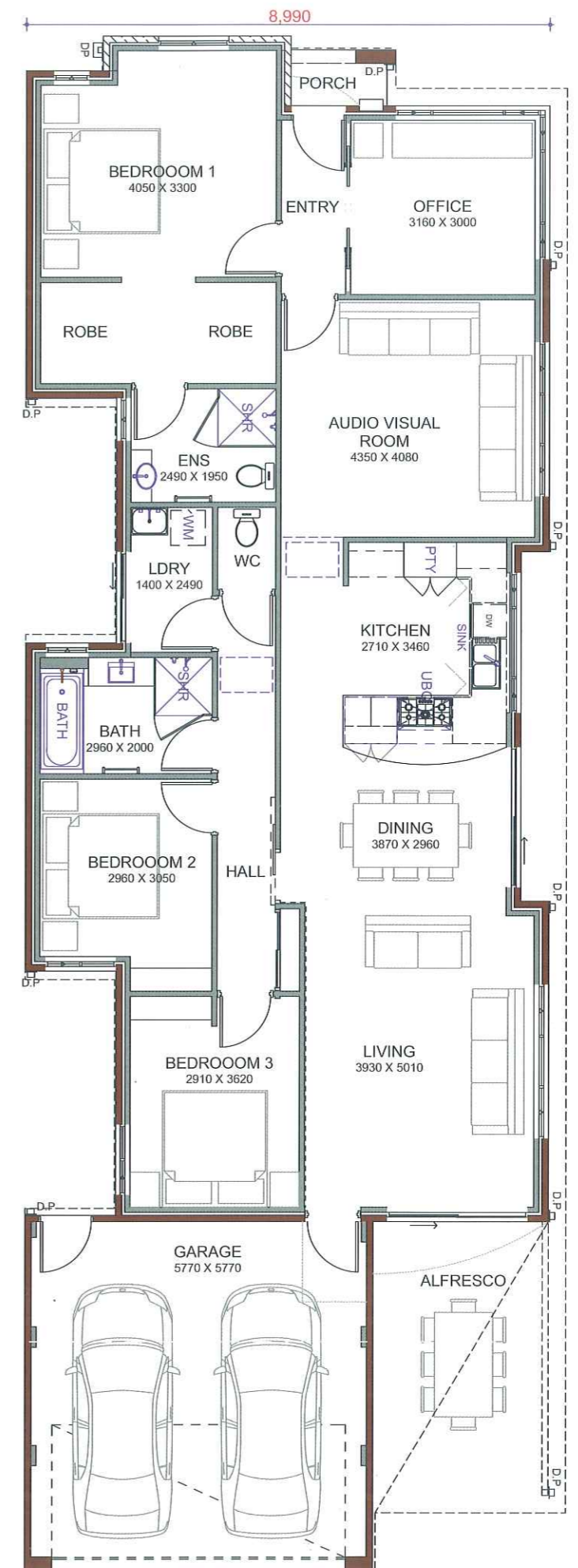


JADE 909 GREEN PACKAGE

JADE 909 GREEN package features include:

- ✓ 3 KW Photovoltaic System
- ✓ Lighting Package
- ✓ Internal Wall Painting
- ✓ Greywater System
- ✓ Rainwater Tanks 2 @ 2600lt Plumbed into House
- ✓ Solar Hot Water System
- ✓ Termimesh to floor, slab/perimeter
- ✓ Ceiling fans throughout

THE **JADE 909** GREEN SPECIFICATION



JADE 909

NINE STAR / CARBON NEUTRAL DESIGN

