

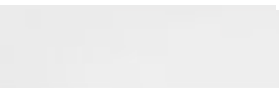
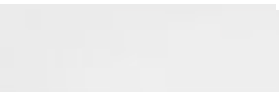
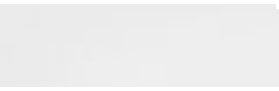


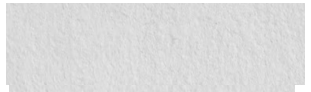



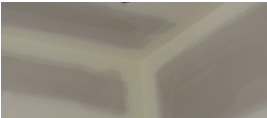


UNIT 1 - GUIDE FOR SCHEDULES - EARTHY/ NATIVE (Green/ Walnut timber/ Gunmetal/ Half round details)

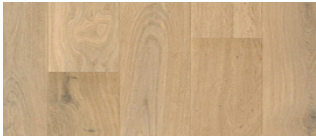


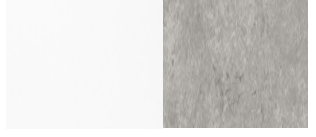
PAINT/ SURFACE SCHEDULE

Surface	Room/ Area (& Feature wall location)	Paint Colour Name & Code	Paint Type & Finish	Image
FRONT DOOR	Entrance/ Front door	Flax Pod	Powder Coated	
INTERNAL DOORS, ARCHITRAVES & SKIRTING BOARDS	Throughout	Resene Half Black White	Resene Lustacryl semi-gloss	
CEILING	Throughout	Resene Half Black White	Resene flat	
CEILING	Bathrooms	Resene Half Black White	Resene kitchen and bathroom Spacecote flat	
WALLS	Throughout	Resene Half Black White	Resene Low Sheen	
FEATURE WALLS	Main bedroom bedhead 1200 high and 2nd bedroom full wall	Demi Round	Laminex - Placemakers/ ITM	
FEATURE WALLS	Stairs wall in dining area	Resene Concrete	Resene Lustacryl semi-gloss	
FEATURE WALLS	Stairs wall in dining area	Full wall in plaster finish	Dulux Sienna white plaster finish	

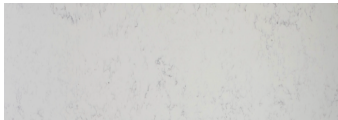
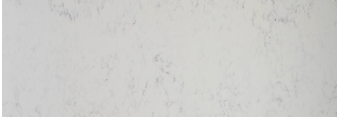


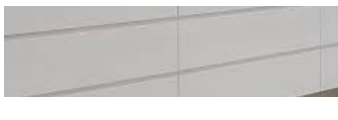


TRIM AND MOULDINGS SCHEDULE



Item (& Room if app.)	Product Name	Details: Profile & Size	Supplier	Image
SKIRTING BOARD	Moulding Profiles	Profile: Square Size: 90mmx10mm	Hume Pine (NZ) Stockists: PlaceMakers/ ITM	
ARCHITRAVE	Moulding Profiles Bathrooms	Profile: Square Size: 60mmx18mm	Hume Pine (NZ) Stockists: PlaceMakers/ ITM	
ARCHITRAVE	Moulding Profiles Bedrooms	Profile: Square Size: 60mmx10mm	Hume Pine (NZ) Stockists: PlaceMakers/ ITM	
CORNICE (N/A)	Square Stop	Square Stop		

FLOORING SCHEDULE


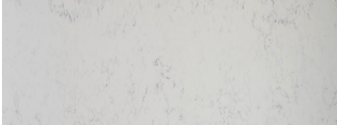
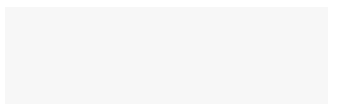





Room	Item, Product Name & Code	Details: Size, Colour, Finish & Pattern	Supplier	Image
ENTRY, BOTTOM STAIRS, LIVING, DINING, KITCHEN,	Euro Delux - Natural Varnished Oak	Size: 2200mm x 145mm Random Lay - Prime Floors (Neil)	Quick Step - Prime Floors	
GARAGE	Garage Carpet - Charcoal	Endure UV - 100% solution dyed nylon	Urban Flooring	
TOP STAIRS/ BEDROOMS/ HALLWAY	Carpet - Alabama Truffle wirth Sleepyhead 90kg 10mm foam underlay	Solution dyed nylon cut pile twist with fade resistance	Godfrey Hirst and Sleepyhead	
BATHROOMS	Floor 600x600 Grey Breccia Matt, Walls Blanco Brillo white matt 300x600	Wall: Blanco Brillo White Matt 300mm x 600mm Floor: Breccia Grey Matt 600x600	Tile Depot	

KITCHEN SCHEDULE - off centre and curved


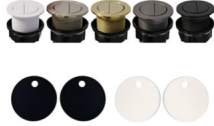





Item	Product Name & Code	Details: Profile, Size, Colour & Finish	Supplier	Image
BENCHTOPS	Uniquartz - Quartz Benchtop	Colour: Gracious white Size: 20mm Finish: Smooth	Uniquartz	
SPLASHBACK	Uniquartz - Quartz Benchtop	Colour: Gracious white Size: 20mm Finish: Smooth	Uniquartz	
CABINETRY FINISH BASE CABINETS & DRAWERS	Melteca	Colour: Possum Pearl	Melteca	
FEATURE CABINETRY	Custom - Curved end	Half rounds custom Colour: Pine with Resene colourwood - Englsih Walnut	Hume Pine (NZ) Stockists: PlaceMakers/ ITM	
HANDLES (N/A)	Handleless	Shadow line with wood backing	Munns Kitchens	
SINK	ABI - Seba 550mm	Colour: Gunmetal Size: 550mmx450mm	ABI Interiors - Direct	
WASTE	ABI - Sink Basket Waste (with overflow)	Finish: Gunmetal Size: 40mm	ABI Interiors - Direct	









TAPWARE	ABI - Elysian Commercial Pull Out Kitchen Mixer	Finish: Gunmetal	ABI Interiors - Direct	
FRIDGE	Samsung Bottom Mount SRL325DMB	W595xD663xH1700 307L Black	100% Electric Albany	
COOKTOP	Bosch Series 4 Induction PUE611BB5E	600mm	100% Electric Albany	
OVEN	Bosch Series 4 Built In Oven HBA534BB0A	W594xD548xH595 Black	100% Electric Albany	
DISHWASHER	Bosch Series 4 SMS4HVB01A	W600xD600xH845 Black	100% Electric Albany	
RANGEHOOD	Bosch Series 4 Integrated DHL555BAU	Stainless	100% Electric Albany	

LAUNDRY SCHEDULE







Item	Product Name & Code	Details: Profile, Size, Colour & Finish	Supplier	Image
BENCHTOPS	Uniquartz - Quartz Benchtop	Colour: Gracious white Size: 20mm Finish: Smooth	Uniquartz	
SPLASHBACK	Uniquartz - Quartz Benchtop	Colour: Gracious white Size: 20mm Finish: Smooth	Uniquartz	
CABINERY FINISH BASE CABINETS & DRAWERS	Munns	Colour: Builders White	Builders White - Munns	
HANDLES (N/A)	Handleless	Shadow line with wood backing	Munns Kitchens	
SINK	ABI - Ohelu Single Sink	Size: 440mmx380mm Finish: Gunmetal	ABI Interiors - Direct	
WASTE	ABI - Sink Basket Waste (with overflow)	Finish: Gunmetal Size: 40mm	ABI Interiors - Direct	
TAPWARE	ABI - Elysian Kitchen Mixer	Finish: Gunmetal	ABI Interiors - Direct	
WASHER/DRYER	Bosch Series 6 WNA254U1AU	W598xD590xH848 White	100% Electric Albany	







MAIN BATHROOM SCHEDULE

Room	Item, Product Name	Details: Size, Colour, Finish	Supplier	Image
BATHROOM	Toilet - Elementi Uno back to wall toilet suite	Size: W380mm, D520mm Finish: White	Robertson - Chesters	
BATHROOM	Toilet - Button and toilet hinge covers	White	Robertson - Chesters	
BATHROOM	Vanity - Soft Solid Slim 1000, 2 drawer, wall hung, solid surface	Size: W1000mm, H610mm, D360mm Colour: Hickory Walnut	Bath and Co - Chesters	
BATHROOM	Basin - Arlo Kordura Semi - recesses basin	Size W490 x H105 x D250	Bath and Co - Chesters	
BATHROOM	Mini wall mounted spout	60mm Gunmetal	ABI Interiors - Direct	
BATHROOM	Elysian minimal mixer	Gunmetal	ABI Interiors - Direct	
BATHROOM	Basin Waste - pop up	Size: Diameter 32mm overflow Finish: Mat White	ABI Interiors - Direct	



BATHROOM	Milani hand towel holder	Size: W220mm Finish: Gunmetal	ABI Interiors - Direct	
BATHROOM	Toilet roll holder	Size: 170mm universal Finish: Gunmetal	ABI Interiors - Direct	
BATHROOM	Ambience backlit round mirror	Size: D800	Newtech - Chester	
BATHROOM	Custom shower channel waste	Size: 1420mm Type: Tile insert Colour: Gunmetal	Allproof - Chesters	
BATHROOM	Floor grate	Size: 100mm Type: Elegance Straight Colour: Gunmetal	Allproof - Chesters	
BATHROOM	Shower all in one set	Lamone round shower column - Gunmetal	Code - Elite Bathrooms	
BATHROOM	Elysian minimal mixer	Minimal mixer - ABI	ABI Interiors - Direct	
BATHROOM	Heated towel ladder	Code Round heated towel rail 900Hx500W - Gunmetal	Code - Elite Bathrooms	

ENSUITE BATHROOM SCHEDULE






Room	Item, Product Name	Details: Size, Colour, Finish	Supplier	Image
ENSUITE	Vanity - Soft Solid Slim 800, 2 drawer, wall hung, solid surface	Size: W800mm, D430mm, H415mm Colour: Hickory Walnut	Bath and Co - Chesters	
ENSUITE	Miska thin edge basin sink	D360, H130 - Matte white	ABI Interiors - Direct	
ENSUITE	Elysain minimal mixer and standard spout set	Size: W150mm, H151mm Finish: Gunmetal	ABI Interiors - Direct	
ENSUITE	Basin Waste - pop up	Size: Diameter 32mm overflow Finish: Mat White	ABI Interiors - Direct	
ENSUITE	Milani hand towel holder	Size: W220mm Finish: Brushed Brass	ABI Interiors - Direct	
ENSUITE	Toilet roll holder	Size: 170mm universal Finish: Gunmetal	ABI Interiors - Direct	
ENSUITE	Shower all in one set	Lamone round shower column - Gunmetal	Code - Elite Bathrooms	
ENSUITE	Elysian minimal mixer	Gunmetal	ABI Interiors - Direct	

ENSUITE	Ambience backlit arch mirror	Size: 600x1000	Newtech - Chester	
ENSUITE	Code round heated towel ladder	Size: 900x650mm Finish: Gunmetal	Code - Elite Bathrooms	
ENSUITE	Toilet - Elementi Uno back to wall toilet suite	Size: W380mm, D520mm Finish: White	Robertson - Chesters	
ENSUITE	Custom shower channel waste	Size: 995mm Type: Tile insert Colour: Gunmetal	Allproof - Chesters	
ENSUITE	Floor grate	Size: 100mm Type: Elegance Straight Colour: Gunmetal	Allproof - Chesters	
ENSUITE	Toilet -Button and toilet hinge covers	White	Robertson - Chesters	


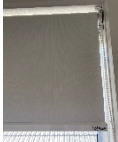
LIGHTING SCHEDULE

Room	Lighting Type	Product Name & Code	Details: Dimensions, Colour & Finish	Image
ALL	Downlights	Ambius 12W LED - warm (dimmable)	Colour: White 900mm cut out	
BATHROOMS	Recessed Downlight	9W - warm	Colour: White 750mm cut out	
STAIRS	LED strip lighting	Ledlux strip 5M 5W warm white CR190 2M tail (or similar)	5W per metre	
EXTERNAL	Byron up/down wall light	10W	Colours: Black	
KITCHEN FEATURE	3 X surface mounted lights	Ledlux 1 surface downlight CNC dimmable - Lighting Direct	Colour: White Size: 90mmx150mm	
DINING FEATURE	Pendant	Natural linen 80mm oval from Corcavado with white suspension cord from LD	Colour: Natural linen and black suspension Size: 800	
STAIR FEATURE	Pendant	Natural linen 60mm pear from Corcavado with white suspension cord LD	Colour: Natural linen and black suspension Size: 600	





HARDWARE SCHEDULE

Room	Hardware Type	Product Name & Code	Details: Dimensions, Colour & Finish	Image
ALL	Hinges	Placemakers: Windsor Hardware	Colour: Gunmetal	
ALL CUPBOARDS	Dummy Door Handles	Placemakers: Windsor Hardware (Hydra)	Colour: Gunmetal	
BEDROOMS	Passage Door Handles	Placemakers: Windsor Hardware (Hydra)	Colour: Gunmetal	
BATHROOMS	Passage Lockable Door Handles	Placemakers: Windsor Hardware (Hydra)	Colour: Gunmetal	
BEDROOMS	Wardrobe/Cavity Slider	Placemakers: Windsor Hardware	Colour: Gunmetal	








OTHER INTERNAL FIXTURES

Room	Item, Product Name	Details: Dimensions, Colour & Finish	Supplier	Image
ALL	Smoke Alarms	Arma wireless smoke alarms	Supplied by Bunnings and installed by A&A Fotheringhame Builders	
ALL	Blinds	Everyday thermal colour Amour with white chains, rails and brackets	Supplied by Windoware and installed by 3 Little Birds	

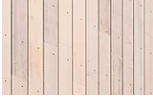


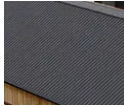

HEATING AND COOLING SCHEDULE

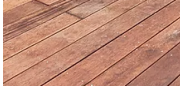
Room	Item, Product Name	Details: Dimensions, Colour & Finish	Supplier	Image
GARAGE	Hot Water Cylinder	Rheem 180L	Supplied by Chesters and installed by Flow On Plumbing	
LIVING	Heatpump	Mitsubishi MXZ4F80 heat-pump 11.6kw of heating, 9.2 kw cooling capacity, 1 x cassette in ceiling 6kw heating, 5kw cooling (capacity to add additional cassette upstairs)	Supplied by Mitsubishi and installed by Elextec	
ALL	Insulation	Knauf insulation as per plan - r.2,6 walls, r5.2 roof, r1.8 underfloor	Supplied by Knauf and installed by Snug	
BATHROOMS	Underfloor heating	Programmable thermostat HT2, 400w	Supplied by and installed by Techni tiling	

PLANTING SCHEDULE

Position	Plant Type	Description	Quantity	Image
ENTRANCE	TECOMANTHE SPECIOSA	Three Kings Climber - Native to NZ	4	
SIDE OF HOUSE	DICKSONIA SQUARROSA	Punga	6	
SIDE OF HOUSE	PHORMIUM PLATTS BLACK	Black Flax	3	
SIDE OF HOUSE	PHORMIUM CHOCOMINT	Flax	4	
SIDE OF HOUSE	ASPLENIUM BULBIFERUM	Maori Princess	4	
SIDE OF HOUSE	MACROPIPER EXCELSUM	Kawakawa	7	
SIDE OF HOUSE	MUEHLENBECKIA AXILLARIS	Creeping Wire Vine	7	

EXTERNAL SPECIFICATIONS

Position	Item, Product Name	Details: Dimensions, Colour & Finish	Supplier	Image
EXTERIOR	Cladding: Nuwall	Dulux Mannex Flaxpod: Mono 100 E200	Nuwall	
EXTERIOR	Cladding: Cedar	Wood x Damper HP52 Vertical Shiplap Fingerjointed	Hempac	
EXTERIOR	Windows	Double Glazed Powder Coated Aluminium - Flaxpod	Composite Joinery	
EXTERIOR	Skylights	FCM 1430 Lowpitch 895x488	Velux	
EXTERIOR	Roof	Long run Coloursteel - Flaxpod	Metal Down Roofing	
EXTERIOR	Gutter and downpipes	Coloursteel - Flaxpod	Continuous Group	
EXTERIOR	Window Shrouds	Custom Aluminium - Flaxpod	LightingBolt Engineering	
EXTERIOR	Front Door	T&G Aluminium Door with E-lock handle Series 8	Composite Joinery	
EXTERIOR	Letterbox	Box design, wall mount letter box, black	Placemakers	
EXTERIOR	Lower and Upper Deck	Aluminium Balustrade	Glass Vice	

EXTERIOR	Lower Deck	Kwila Decking	ITM	
EXTERIOR	Upper Deck	Abodo, Vulcan decking (2 clear coats)	Abodo/ITM	