



SALTWATER

TERRACES



Fairland



THE PRODUCT

All homes are offered as fixed price, turn-key packages, so all you have to do is move in!

Within the Saltwater release, you have the choice of twelve architecturally designed terrace homes.

Perfectly situated next to a park, residents of Saltwater will enjoy open space, which is relatively unique compared to most terrace developments. All homes are thoughtfully designed, functional and constructed to maximise space and natural light.

Each home will comprise of their very own private open space - landscaped low maintenance courtyard and two parking spaces.

Inside, you will have a choice of three stylish colour schemes and a contemporary but timeless palette of fixtures and finishes.

Providing choice and flexibility, it is here that you can enjoy an affordable and vibrant lifestyle that offers comfort, security and style.

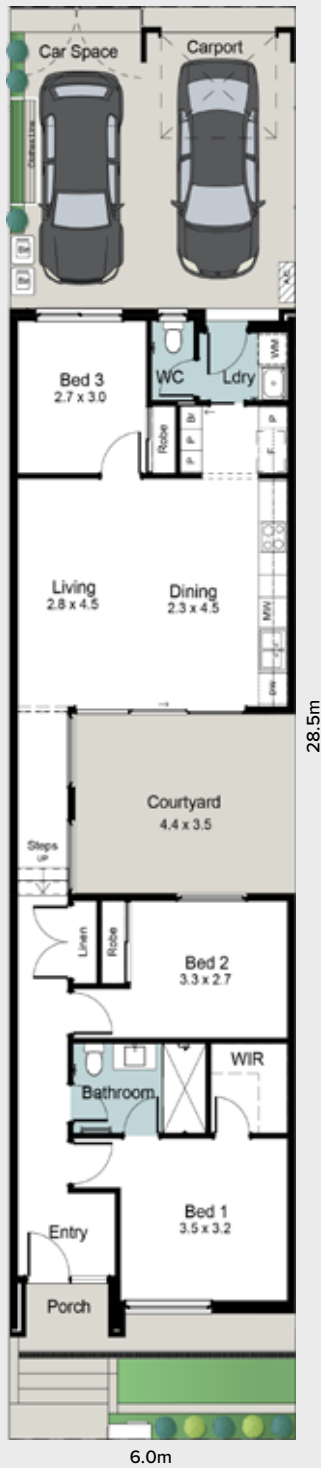
SITE PLAN



The above site plan is for illustration purposes only. Dimensions and room sizes are approximate and may not be to scale. Paths and landscaping is indicative only.

FLOORPLAN

Living	100.40m ²	Width	6.00m
Porch	3.10m ²	Depth	28.50m
Courtyard	16.50m ²		
Carport	18.10m ²		
Car space	16.60m ²		
Total Residence	154.70m²		
Land size	171m²		



All dimensions and room sizes are approximate and may not be to scale. Plans and elevations are for illustration purposes only. Lots 870, 878, 2113 & 2114 are a mirrored design. Floorplans, house dimensions and lot size for corner allotments (lot 870 & 2110) differ slightly.

SELECTIONS

Find your style by choosing from one of our stunning internal selection themes.

GENERAL

Ceiling height	2700mm
Internal linings	10mm Boral sheetrock plasterboard
External doors	Corinthian Flush Panel
External hardware	Trilock Leverset Aurora Satin Chrome, Aurora Entrance Lever Lockset Brushed Satin Chrome, Single Cylinder Deadbolt
Internal doors	Corinthian Painted Redicote Flush Panel doors
Internal door hardware	Lianna Passage Leverset Satin Chrome, Lianna Privacy Leverset Satin Chrome
Insulation	Internal Walls: R2.0 to internal walls, External Walls:R2.5 Thermocoustic, Ceiling: R5.0
Cornices	Cove 90mm
Skirtings	67x18mm MDF bevel profile with 67x18mm door ayes
Window architraves	67x18mm MDF bevel profile
Paint system	Matt acrylic, 2 coat system
Built in robes	Vinyl Sliding Doors - white
Electrical	Down lights to living areas only (entry, kitchen/dining, living). Hard wired smoke detectors with battery backup, meter isolator & 6ka circuit breaker and earth leakage safety switch to meter box.
NBN provision	600 Series Hub, lockable enclosure, splitter for TV data, patch panel, ethernet and phone hub, wiring provision for phone (x2), data point (x2), internet lead-in cable (cat 6).
Hot water service	Rheem gas continuous flow 26 litre
Air-conditioning	Ducted reverse cycle air by Fujitsu
Carport auto panel lift door	Madison Sectional Door

EXTERNAL

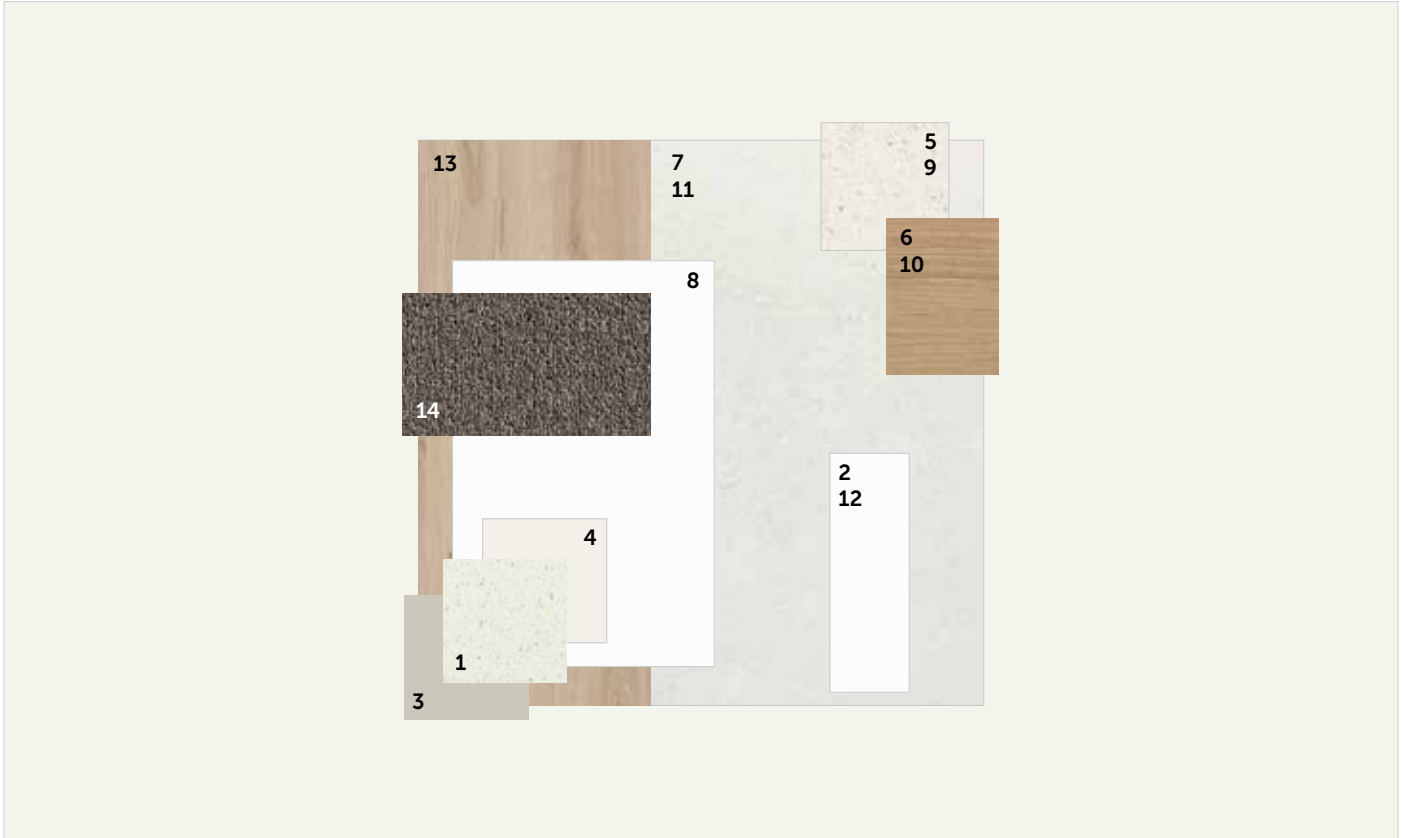
Bricks	Austral Melbourne - Hawthorn
Mortar	Brighton Lite White Sand
Cladding	Front Entrance: Colorbond Basalt, Courtyard: Colorbond Surfmist
Render	Colorbond Surfmist
Gutter	Colorbond Basalt
Fascia	Colorbond Basalt
Roof	Colorbond Basalt
Carport door	Colorbond Surfmist
Front door	Colorbond Surfmist
Windows	Black

LANDSCAPING

Paving, paths & driveway	Paved driveway, courtyard and house perimeter - 200x200
Clothesline & letterbox	Standard
Fencing & gates	Colorbond Teatree fencing
Landscaped garden	Front & rear landscaping with irrigation system

air

Light, bright and airy with a sophisticated yet effortless coastal vibe.



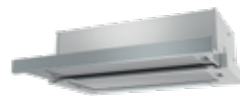
Phoenix Arlo Sink Mixer*



Westinghouse 600mm Gas Cooktop



Westinghouse 600mm Electric Oven



Westinghouse 600mm Slideout Rangehood



Westinghouse 600mm Freestanding Dishwasher

KITCHEN

1. Benchtop	Smartstone Astral 20mm thick
2. Splashback	Plain White Gloss Subway Tile 100x300, Grout - Ultrawhite, horizontal stackbond
3. Lower Cupboards	Laminex Pearl Grey Flint Finish
4. Overhead cupboards	Laminex Ghostgum Flint Finish - No handles to overhead cupboards
Joinery handle	Bright Chrome
Sink	Seima Leto 750 Undermount Sink, 2 bowls
Sink mixer	Phoenix Arlo Sink Mixer 200mm Gooseneck, Chrome or Matte Black*
Cooktop	Westinghouse 600mm Gas Cooktop
Oven	Westinghouse 600mm Multi-function Electric Oven
Rangehood	Westinghouse 600mm Slideout Rangehood, Galvanised Flue Casing 125x1200mm
Dishwasher	Westinghouse 600mm Freestanding Dishwasher



Semi frameless shower screen*



Seima Limni Toilet Suite with Classic Seat



Phoenix Pina shower rail*



Phoenix Radii accessories incl. shower shelf, double towel rail & toilet roll holder*



Seima Kyra 017 Square Basin

BATHROOM

5. Benchtop	Laminex Pure Mineralstone II Natural Finish
6. Cupboard	Wilsonart Landmark Wood Xtreme Matt Finish
7. Floor tiles	Kempsey White Matt 300x300, Grout - Misty Grey
8. Wall tiles	Plain White Gloss 300x400, Grout - Ultrawhite, horizontal lay
Basin	Seima Kyra 017 Square Ceramic Basin, Inset Above Counter, incl. Waste & Overflow
Tapware	Phoenix Arlo Basin Mixer, Arlo Shower Wall Mixer, Pina Rail Shower, Chrome or Matte Black*
Accessories	Phoenix Radii Accessories incl. 600mm Double Towel Rail Round Plate, Toilet Roll Holder Round Plate, Metal Shower Shelf Round Plate, Chrome or Matte Black*
Shower screens	600 Series Semi Frameless - Clear Glass, Polished Silver or Matte Black Frame*
Toilet suite	Seima Limni Wall Faced Toilet Suite with Classic Seat
Floor grates	Square Grate 80mm Stainless Steel
Mirrors	Mirror over all vanity units (where applicable), custom length x 750mmH x 4mm polished edge
Fan	Exhaust fan to bathroom

LAUNDRY

9. Benchtop	Laminex Pure Mineralstone II Natural Finish
10. Cupboards	Wilsonart Landmark Wood Xtreme Matt Finish
11. Floor tiles/skirting	Kempsey White Matt 300x300, Grout - Misty Grey
12. Wall tiles	Plain White Gloss 300x100, Grout - Ultrawhite, horizontal lay
Inset sink	Seima Acero 006 Abovemount Laundry Sink, 35L
Sink mixer	Phoenix Ivy MKII Sink Mixer Chrome

GENERAL

Internal wall paint	Wattyl First Snow
13. Main floor laminate	Clix Montana Oak Light Beige
14. Carpet	Compass Maverick

*Purchaser has a choice of either Chrome or Matte Black tapware/accessories. Purchaser may not choose finishes of individual items, must be either all Chrome or all Matte Black. Only applicable to marked items.

raw

An industrial, edgy style that combines earthy and organic materials.



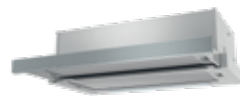
Phoenix Arlo Sink Mixer*



Westinghouse 600mm Gas Cooktop



Westinghouse 600mm Electric Oven



Westinghouse 600mm Slideout Rangehood



Westinghouse 600mm Freestanding Dishwasher

KITCHEN

1. Benchtop	Smartstone Gelsomino 20mm thick
2. Splashback	White Gloss Subway Tile 300x100, Grout - White, horizontal stackbond
3. Lower Cupboards	Laminex Black Flint Finish
4. Overhead cupboards	Wilsonart Glamour Teak Xtreme Matt - No handles to overhead cupboards
Joinery handle	Matt Black
Sink	Seima Leto 750 Undermount Sink, 2 bowls
Sink mixer	Phoenix Arlo Sink Mixer 200mm Gooseneck, Chrome or Matte Black*
Cooktop	Westinghouse 600mm Gas Cooktop
Oven	Westinghouse 600mm Multi-function Electric Oven
Rangehood	Westinghouse 600mm Slideout Rangehood, Galvanised Flue Casing 125x1200mm
Dishwasher	Westinghouse 600mm Freestanding Dishwasher



Semi frameless shower screen*



Seima Limni Toilet Suite with Classic Seat



Phoenix Pina shower rail*



Phoenix Radii accessories incl. shower shelf, double towel rail & toilet roll holder*



Seima Kyra 017 Square Basin

BATHROOM

5. Benchtop	Wilsonart Bleached Concrete, concrete finish
6. Cupboard	Wilsonart Natural Ash Xtreme Matt
7. Floor tiles	Kempsey Ash Matt 300x300, Grout - Charred Ash
8. Wall tiles	Plain White Gloss 300x400, Grout - Ultrawhite, horizontal lay
Basin	Seima Kyra 017 Square Ceramic Basin, Inset Above Counter, incl. Waste & Overflow
Tapware	Phoenix Arlo Basin Mixer, Arlo Shower Wall Mixer, Pina Rail Shower, Chrome or Matte Black*
Accessories	Phoenix Radii Accessories incl. 600mm Double Towel Rail Round Plate, Toilet Roll Holder Round Plate, Metal Shower Shelf Round Plate, Chrome or Matte Black*
Shower screens	600 Series Semi Frameless - Clear Glass, Polished Silver or Matte Black Frame*
Toilet suite	Seima Limni Wall Faced Toilet Suite with Classic Seat
Floor grates	Square Grate 80mm Stainless Steel
Mirrors	Mirror over all vanity units (where applicable), custom length x 750mmH x 4mm polished edge
Fan	Exhaust fan to bathroom

LAUNDRY

9. Benchtop	Wilsonart Bleached Concrete, concrete finish
10. Cupboards	Wilsonart Natural Ash Xtreme Matt
11. Floor tiles/skirting	Kempsey Ash Matt 300x300, Grout - Charred Ash
12. Wall tiles	Plain White Gloss 300x100, Grout - Ultrawhite, horizontal lay
Inset sink	Seima Acero 006 Abovemount Laundry Sink, 35L
Sink mixer	Phoenix Ivy MKII Sink Mixer Chrome

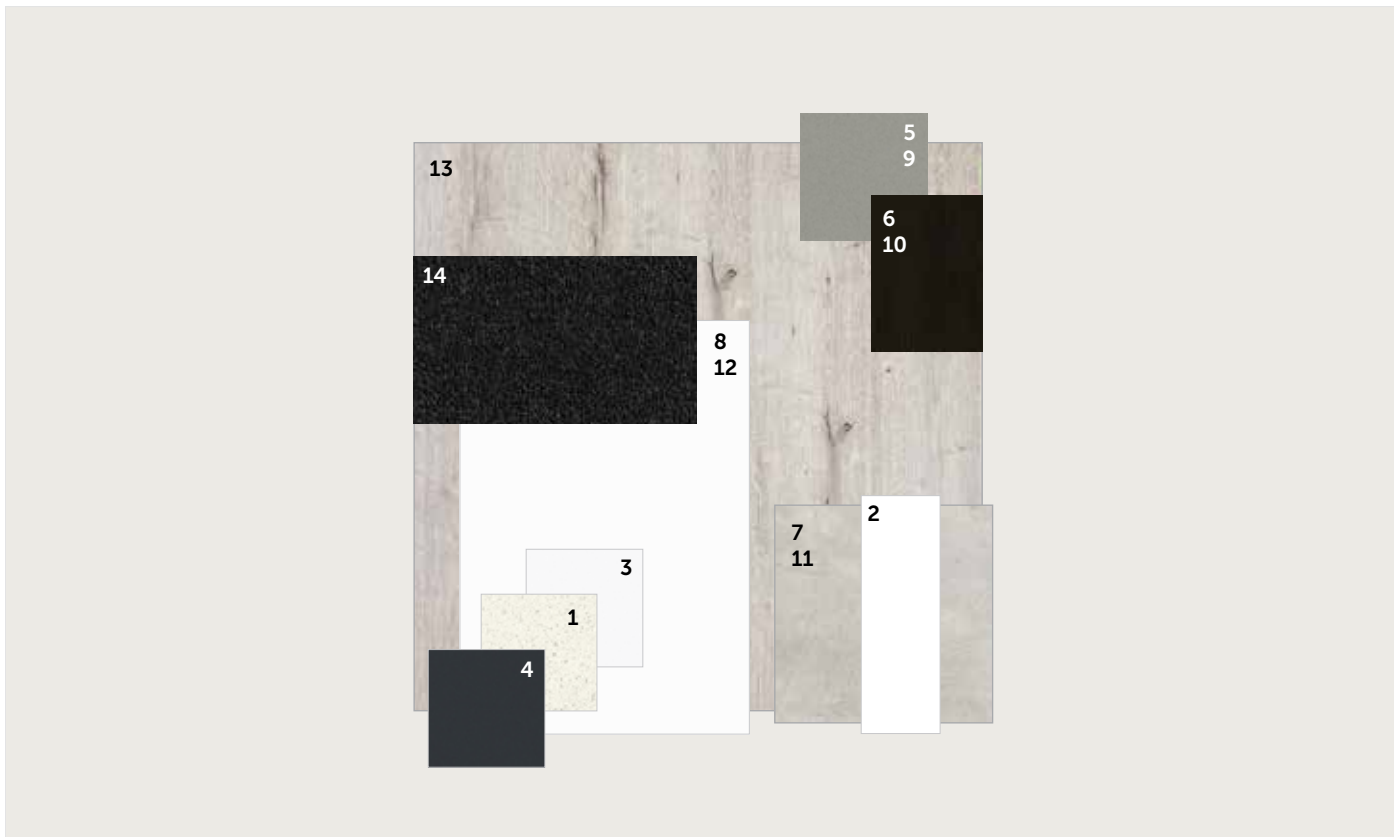
GENERAL

Internal wall paint	Wattyl Floral White
13. Main floor laminate	Clix Old Oak Dark Grey Brushed
14. Carpet	EC Savanna Applebush

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ink

Sleek and contrasting to create a visible balance between light and dark elements.



Phoenix Arlo Sink Mixer*



Westinghouse 600mm Gas Cooktop



Westinghouse 600mm Electric Oven



Westinghouse 600mm Slideout Rangehood



Westinghouse 600mm Freestanding Dishwasher

KITCHEN

1. Benchtop	Smartstone Arcadia 20mm thick
2. Splashback	Gloss White 300x100, Grout - White, horizontal brick lay
3. Lower Cupboards	Laminex Polar White Natural Finish
4. Overhead cupboards	Laminex Terril Natural Finish - No handles to overhead cupboards
Joinery handle	Satin Chrome
Sink	Seima Leto 750 Undermount Sink, 2 bowls
Sink mixer	Phoenix Arlo Sink Mixer 200mm Gooseneck, Chrome or Matte Black*
Cooktop	Westinghouse 600mm Gas Cooktop
Oven	Westinghouse 600mm Multi-function Electric Oven
Rangehood	Westinghouse 600mm Slideout Rangehood, Galvanised Flue Casing 125x1200mm
Dishwasher	Westinghouse 600mm Freestanding Dishwasher



Semi frameless shower screen*



Seima Limni Toilet Suite with Classic Seat



Phoenix Pina shower rail*



Phoenix Radii accessories incl. shower shelf, double towel rail & toilet roll holder*



Seima Kyra 017 Square Basin

BATHROOM

5. Benchtop	Polytec Concrete Fabrini Matt Finish
6. Cupboard	Wilsonart Wenge Sambessi Xtreme Matt
7. Floor tiles	Kempsey Grey Matt 300x300, Grout - Magellan Grey
8. Wall tiles	Plain White Gloss 300x400, Grout - Ultrawhite, horizontal lay
Basin	Seima Kyra 017 Square Ceramic Basin, Inset Above Counter, incl. Waste & Overflow
Tapware	Phoenix Arlo Basin Mixer, Arlo Shower Wall Mixer, Pina Rail Shower, Chrome or Matte Black*
Accessories	Phoenix Radii Accessories incl. 600mm Double Towel Rail Round Plate, Toilet Roll Holder Round Plate, Metal Shower Shelf Round Plate, Chrome or Matte Black*
Shower screens	600 Series Semi Frameless - Clear Glass, Polished Silver or Matte Black Frame*
Toilet suite	Seima Limni Wall Faced Toilet Suite with Classic Seat
Floor grates	Square Grate 80mm Stainless Steel
Mirrors	Mirror over all vanity units (where applicable), custom length x 750mmH x 4mm polished edge
Fan	Exhaust fan to bathroom

LAUNDRY

9. Benchtop	Polytec Concrete Fabrini Matt Finish
10. Cupboards	Wilsonart Wenge Sambessi Xtreme Matt
11. Floor tiles/skirting	Kempsey Grey Matt 300x300, Grout - Magellan Grey
12. Wall tiles	Plain White Gloss 300x400, Grout - Ultrawhite, horizontal lay
Inset sink	Seima Acero 006 Abovemount Laundry Sink, 35L
Sink mixer	Phoenix Ivy MKII Sink Mixer Chrome

GENERAL

Internal wall paint	Wattyl Kitty Grey
13. Main floor laminate	Clix Old Oak Grey Brushed
14. Carpet	Compass Pitch

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