

**Specification – Gloucester Green (Building 1) – Type A (2 Bedroom)**

**Foundation and Midfloor**

|                         |                                                                                                                       |
|-------------------------|-----------------------------------------------------------------------------------------------------------------------|
| Foundation construction | Gravel Raft                                                                                                           |
| Ground floor slab       | 700mm deep waffle slab with steel reinforcing                                                                         |
| Midfloor                | Suspended Concrete Floor, generally consisting of 90mm insitu topping on 25 timber infills on 125/150 Interspan ribs. |

**Roof**

|                                                  |                                                                                        |
|--------------------------------------------------|----------------------------------------------------------------------------------------|
| Roof type and capping                            | Dimond Styleline and Associate Ridge and Barge Flashings.<br>Colour: ColorCote Titania |
| Downpipes, spouting and associated roof sundries | Colour: ColorCote Titania                                                              |

**Exterior Cladding**

|                                                |                                                                                                     |
|------------------------------------------------|-----------------------------------------------------------------------------------------------------|
| Cladding – Cemintel Territory Cladding         | Vertical Wood Grain<br><br>Associated aluminium trims and vents: Powder coated in Dulux Matt Bronco |
| Cladding – James Hardie Stria/Oblique Cladding | Dulux Paint finish<br>Colour: Titania                                                               |
| Soffits – Cemintel Territory                   | Vertical Wood Grain<br><br>Associated aluminium trims and vents: Powder coated in Dulux Matt Bronco |
| Painted Concrete Apron and Soffit              | Dulux Paint finish<br>Colour: Titania                                                               |
| James Hardie Villaboard Soffits                | Dulux Paint finish<br>Colour: Titania                                                               |
| Balcony Decking                                | Hardwood Timber decking 140x19mm<br>Garapa Watershed profile                                        |

| Exterior Joinery                                   |                                                                                                                                              |
|----------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Aluminium windows, doors, and associated flashings | Altus Pacific, with Southern profiles to selected locations to meet H1.<br>Powder coated in Dulux Matt Titania                               |
| External front entry door                          | Parkwood Duramax FV3W                                                                                                                        |
| Entry door hardware                                | Schlage Artus Smart Lock (Black) supplied with: <ul style="list-style-type: none"> <li>• 3 key tags and</li> <li>• 2 back-up keys</li> </ul> |
| Aluminium Balustrades                              | Spectrum Seamless Face Fixed Aluminium Balustrade.<br>Powder coated in Dulux Matt Titania                                                    |
| Sectional Garage Door                              | Windsor Flatline Smooth, Auto Sectional Garage Door<br>Colorsteel – Titania<br><br>Garage Door Opener supplied with two remotes              |
| Entry Door Canopy                                  | Spectrum Stayed Entry Canopy<br>Powder coated in Dulux Matt Titania                                                                          |
| Heat Pump Cover                                    | Powercoated Aluminium in Dulux Matt Titania                                                                                                  |

| Ceiling               |                                                                                                                                                   |
|-----------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Type                  | 13mm GIB standard except in bathrooms which are Aqualine                                                                                          |
| Finish (Paint finish) | Level 4 finish to all areas                                                                                                                       |
| Ceiling height        | Floor to Ceiling Height 2.55m generally, 2.4m in toilets/ bathrooms and ground floor bedroom<br>2.55m to the garage.<br>Double height entry space |

| Interior Walls |                                                                                                        |
|----------------|--------------------------------------------------------------------------------------------------------|
| Type           | 10mm GIB standard. As per the structural design some walls include Plywood under GIB or GIB Braceline. |

|                    |                                                                                                                                                                                                                                                               |
|--------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                    | Wet areas include either 10mm or 13mm GIB Aqualine                                                                                                                                                                                                            |
| Intertenancy walls | <p>Ground Floor: 180mm Concrete Walls with strapping, insulation and 10mm GIB standard.</p> <p>Level 1: 13mm GIB standard (or Braceline) and 50mm Hebel intertenancy wall system installed as per 1929.</p> <p>Some Exposed Concrete Walls in the garage.</p> |
| Finish             | Level 4 finish                                                                                                                                                                                                                                                |

#### Interior Joinery

|                         |                                                                                                                    |
|-------------------------|--------------------------------------------------------------------------------------------------------------------|
| Internal Doors          | <p>Hollow core with Dulux Paint finish<br/>Colour: Dulux Treble Cone Half</p> <p>Polycore internal Garage door</p> |
| Reveals and architraves | <p>Dulux Paint finish<br/>Colour: Dulux Treble Cone Half</p>                                                       |
| Wardrobe sliders        | White/ Mirror                                                                                                      |
| Internal door hardware  | Lockwood Velocity Element Series in Satin Chrome                                                                   |

#### Interior Colours

|                          |                                                                      |
|--------------------------|----------------------------------------------------------------------|
| Walls                    | <p>Dulux Low Sheen<br/>Colour Code: Dulux Treble Cone Half</p>       |
| Ceiling                  | <p>Dulux Flat Sheen<br/>Colour Code: Dulux Treble Cone Half</p>      |
| Trims, Doors & Skirtings | <p>Dulux Semigloss Sheen<br/>Colour Code: Dulux Treble Cone Half</p> |

| Flooring                                                             |                                                                    |
|----------------------------------------------------------------------|--------------------------------------------------------------------|
| Timber look Laminate - Entry, Living, Kitchen, Hall and Stair        | Godfrey Hirst Fika 4V Laminate Flooring<br>Colour: 'Otium Oak 345' |
| Carpet - Bedrooms                                                    | Feltex - Okiwi Bay 'Nixon' Solution Dyed Nylon                     |
| Tiled Floors- Bathroom/Ensuite<br>Tiled Walls - Showers/WC Wall only | Enzo MICROTEC Anti-slip Floor Tile<br>'Sand'                       |
| Laundry Tile                                                         | Enzo MICROTEC Anti-slip Floor Tile<br>'Sand'                       |
| Garage Carpet                                                        | Godfrey Hirst, Garafloor 'Charcoal'                                |

| Kitchen                      |                                                                                                                |
|------------------------------|----------------------------------------------------------------------------------------------------------------|
| Kitchen Benchtop             | 20mm, Low Silica, Prime Stone 'Astra'<br>Polished                                                              |
| Cabinetry - Woodgrain Effect | Melteca Classic Oak - Organic                                                                                  |
| Cabinetry - Plain            | Melteca 'Warm White' Naturale                                                                                  |
| Cabinetry Handles            | Extrusions: Novara G Profile in Matt<br>Chrome Finish<br><br>Rebated Handles: Elite Top Mount - Matt<br>Chrome |
| Exposed Steel Kitchen Frame  | 40x40 SHS powder coated in Dulux<br>'Warm White Satin'                                                         |
| Kitchen Splashback<br>Grout  | Jacobsen TM White Matt 100x100mm<br>Wall Tile with White Grout                                                 |
| Sink type                    | Mercer PR130 Pressato Single Bowl<br>Undermounted                                                              |
| Kitchen tapware              | Oliveri Essente Stainless Steel Goose<br>Neck Pull Out Mixer                                                   |
| Appliances                   |                                                                                                                |
| Oven                         | Fisher and Paykel Built in Oven 5<br>Function 85L 600mm - OB60SC5CEX3                                          |

|                      |                                                                               |
|----------------------|-------------------------------------------------------------------------------|
| Cooktop              | Fisher and Paykel Induction Cooktop, 60cm, 4 Zones with SmartZone - CI604DTB4 |
| Dishwasher           | Fisher and Paykel Freestanding Dishwasher - DW60FCIX2                         |
| Rangehood (PowerPak) | Fisher and Paykel Integrated Insert Rangehood, 60cm - HP60IDCHX3              |

| Bathroom/Ensuite/WC                    |                                                                                                                           |
|----------------------------------------|---------------------------------------------------------------------------------------------------------------------------|
| Bathroom/Ensuite vanity including sink | BathCo Sumo 900mm, 2 drawer, T&G Finish - Zara Top<br>Paint Finish Dulux Treble Cone Half                                 |
| Bathroom/Ensuite vanity tapware        | Caroma Urbane II Basin Mixer Chrome                                                                                       |
| Bathroom/Ensuite Shower                | Bathroom: Caroma Urbane II Rail Shower - Chrome<br><br>Ensuite: Caroma Urbane II Rail Shower with 300mm Overhead - Chrome |
| Bathroom/Ensuite Shower mixer          | Caroma Urbane II Bath/Shower Mixer - Round Cover Plate - Chrome                                                           |
| Bathroom/Ensuite Mirror                | Trendy Frost LED Round Mirror with Demister 750mm                                                                         |
| Bathroom/Ensuite Toilet                | Adesso Form Back to Wall Toilet Suite Rimless                                                                             |
| Bathroom/Ensuite Toilet roll holder    | Caroma Urbane II Toilet Roll Holder - Chrome                                                                              |
| Bathroom/Ensuite Heated Towel Rail     | Heirloom Genesis 510 Towel Warmer Chrome                                                                                  |
| Bathroom/Ensuite Shower Shelf          | Caroma Luna Bathroom Shelf Chrome                                                                                         |
| Bathroom/Ensuite Undertile heating     | Yes (Warmup System)                                                                                                       |

| Laundry                      |                                                    |
|------------------------------|----------------------------------------------------|
| Laundry joinery and toespace | Melteca Classic Oak - Organic                      |
| Laundry joinery handles      | Extrusions: Novara G Profile in Matt Chrome Finish |

|                    |                                                             |
|--------------------|-------------------------------------------------------------|
| Laundry benchtop   | Formica 'Fresh Snow' Naturale                               |
| Laundry splashback | Jacobsen TM White Matt 100x100mm Wall Tile with White Grout |
| Laundry tub        | Mercer PR100 Pressato Single Bowl Undermounted              |
| Laundry mixer      | Oliveri Essente Stainless Steel Goose Neck Mixer            |

| Insulation     |                                                              |
|----------------|--------------------------------------------------------------|
| Generally      | Pink Batts; ceiling, interfloor, walls. Slab edge insulation |
| Floor          | Calculated net R-value R1.1.5-3.6                            |
| External walls | Calculated net R-value R1.3                                  |
| Roof           | Calculated net R-value R4.8-6.8                              |
| Acoustics      | Building Code Compliant                                      |

| Plumbing                                  |                |
|-------------------------------------------|----------------|
| Hot water heating system (Sized for Unit) | Rheem 250L     |
| Water supply                              | Mains pressure |
| Refrigerator Plumb                        | No             |
| Dishwasher Plumb                          | Yes            |

| Electrical                |                                                                                                                                                                                                                                                                                                   |
|---------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Mains (Single phase only) | Yes                                                                                                                                                                                                                                                                                               |
| Switchboard               | Sized to suit unit                                                                                                                                                                                                                                                                                |
| Internal lights           | <ul style="list-style-type: none"> <li>• Recessed LED downlights (Warm White)</li> <li>• Climene 1800mm suspended LED batten Pendant light</li> <li>• LED striplight to underside of kitchen cabinetry</li> <li>• Vynco Diaz VST 1 LED steplight</li> <li>• Versalux Milano Wall Light</li> </ul> |

|                                            |                                                                                            |
|--------------------------------------------|--------------------------------------------------------------------------------------------|
| External Lights                            | <ul style="list-style-type: none"> <li>Halcyon LED Up/Down Wall Luminaire White</li> </ul> |
| Data points                                | Living Room                                                                                |
| USB points                                 | Master Bedroom, Kitchen & Living Room                                                      |
| Entry Door Bell                            | SimX D534 with lit pushbutton                                                              |
| TV Outlets                                 | Living Room and Bedrooms                                                                   |
| Bathroom/laundry extractor fan             | Yes                                                                                        |
| Fire /smoke alarm                          | Yes                                                                                        |
| Dedicated circuit for EV charger in garage | Dedicated circuit for EV charging provided for owner to supply and install charger         |

| Heating                         |                                                                                                                   |
|---------------------------------|-------------------------------------------------------------------------------------------------------------------|
| Living Room High Wall Heat Pump | 4.8 kW Mitsubishi High Wall Heat Pump Model MSZ-GS50VFD-A1 with balcony mounted outdoor unit model MUZ-GS50VFD-A1 |
| Bedrooms                        | Goldair GPH250 1 kw electric panel heater (white)                                                                 |
| Bathroom                        | Goldair GBH550 2.4kw electric bathroom heater (Stainless Steel)                                                   |
| Ventilation System              | Mitsubishi Lossnay VL-350CZPVU                                                                                    |

Note: The above specifications are correct as of 14<sup>th</sup> August 2024, please note that some products specified may change due to availability. Where a change to specification is unavoidable, every effort will be made to procure substitute products of equal or better value.



#### Purchaser 1

|            |
|------------|
| First Name |
| Surname    |

#### Purchaser 2

|            |
|------------|
| First Name |
| Surname    |

|                                                                                                                     |
|---------------------------------------------------------------------------------------------------------------------|
| Postal address                                                                                                      |
| Phone                                                                                                               |
| Email                                                                                                               |
| Solicitor                                                                                                           |
| Title out: <input type="checkbox"/> Yes <input type="checkbox"/> No      If no, then estimated date of title issue: |

#### IMPORTANT

The Purchaser acknowledges that the specification takes precedence over any other information. Unless otherwise noted, this specification solely relates to work carried out on the subject property. The Purchaser has read and understood the specification. Fletcher Living Canterbury (FLC) have the right to approve all colours and change at FLC discretion. All products to FLC specifications unless otherwise stated. FLC reserves the right to clarify any items in this specification.

|      |           |      |
|------|-----------|------|
| Name | Signature | Date |
|      |           |      |
| Name | Signature | Date |
|      |           |      |

#### IMPORTANT

The Purchaser/s confirms that they have sighted the Exterior & Interior Finishes samples boards for the Gloucester Green development located at the One Central Sales Centre

|      |           |      |
|------|-----------|------|
| Name | Signature | Date |
|      |           |      |
| Name | Signature | Date |
|      |           |      |