



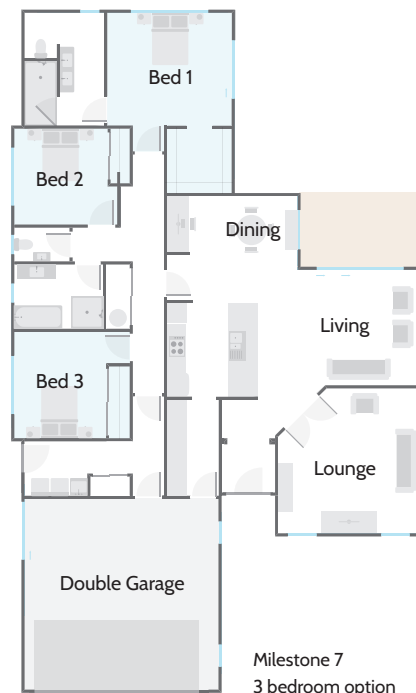
205m² | 3 bedroom








Smart Living





This three bedroom, two bathroom home with double garage, scullery and separate laundry has the perfect layout for entertaining, living and relaxing. The separate lounge allows for privacy if needed or just some peace and quiet whilst watching a movie.

The alfresco area lends itself beautifully to the indoor-outdoor flow for fantastic outdoor living. At 205m² there is plenty of room for everyone and it's an entertainer's dream.



- | | | | | |
|---|---|--|---|---|
| Bedrooms
 | Bathroom
 | Ensuite
 | Living
 | Garage
 |
|---|---|--|---|---|

Milestone Homes Mid Canterbury

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Build this Smarter Home for \$565,000

Have peace of mind knowing that what we display in our Show Home is included in the price.

Undertakings

- Locally owned – Nationally supported
- Comprehensive Aftercare Package including remedial defects assurance
- Building Consents, BRANZ and MBIE Levies
- Preferred local suppliers and sub-trades

Site Works

- Concrete exposed aggregate drive

Exterior

- Treated timber frames and trusses
- Double glazed thermally broken aluminium joinery with 60mm internal architraves
- R2.8 insulation to exterior walls and R5.0 to ceilings including garage
- APL Latitude Entry Door with electronic digital entry lock
- Premium insulated garage door with automatic opener & 2 remotes
- Hose taps to front and rear of the house (3)
- Colorsteel Longrun roof
- Colorsteel fascia, spouting with colour PVC downpipes
- Weathertex Weatherboard
- Resene Integra Rockcote System

Interior Linings

- Walls: 10mm Winstone GIB Board
- Ceilings: 13mm Winstone GIB Board
- Wet Areas: Winstone GIB Aqualine
- 55mm Gib Cove cornice
- 60mm skirtings

Executive Kitchen

- 40mm acrylic benchtop
- Undermounted double bowl stainless steel sink
- Kitchen mixer
- Walk-in pantry fitted out with laminate 38mm benchtop
- Soft-close draws and doors
- Feature bulkhead
- Fisher and Paykel contemporary appliance package
- Full-width feature tiled splashback to the cooktop bench area

Interiors

- Grooved panel doors with 60mm architraves to match windows
- Schlage Medio door furniture
- Built-in shelving furniture to all bedroom wardrobes
- Ventilated wire to other cupboards
- Feature built-in Laundry

Bathrooms

- Clearlite Cashmere vanity with vitreous china top – single bowl in the Main Bathroom
- Millenium 1000 x 1000 shower flat or moulded liner
- Varo Clearlite BTW bath
- Elementi tapware and slide shower fittings
- Robertson Uno CC BTW Toilet Suites.
- Heated towel warmers - Main bathroom and Ensuite

Electrical

- LED low-energy recessed downlights
- Legrand electrical switch components
- Exterior security lights
- Extractor fan – Main bathroom and Ensuite
- Fibre internet ready
- 4 data or phone outlets
- 2 television outlets
- 300-litre electric hot water cylinder

Floor Coverings

- Belgotex express luxury vinyl tiles in entry, living area, dining, kitchen, scullery, bathroom, WC and laundry
- Belgotex Emire range heavy-duty, solution-dyed nylon cut pile carpet on luxury 11mm foam underlay

Decorating

- Washable Resene three-coat premium paint

Heating

- Panasonic wall-mounted heat pump with NanoeX technology and WiFi App standard
- Compliance with Healthy Home Standards

Optional Upgrade Items

These upgrades are included in our House and Land package price. Talk to us if you would like to exclude any.

- Ensuite Bathroom: complete tiling upgrade and upgraded fixtures and fittings
- Ducted heating system
- Attic storage

Additional Costs

- Land
- Landscaping
- Driveways
- Window Treatments
- Fencing – unless already on section
- Letterbox
- Clothesline

Milestone Homes reserves the right to amend the schedule from time to time including works and materials to an equal, or superior standard specified.

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