

TREND CONNECTION

CLASSIC INCLUSIONS CLIENT SELECTION



Photographs in this brochure may depict fixtures, finishes and features not supplied by Trend Connection. Accordingly, any prices in this brochure do not include the supply of those items. For detailed home pricing, please speak to one of our Colour Consultants

Welcome to your New Home

BRINGING YOUR HOME TO LIFE

Trend Connection has designed this booklet to both streamline your selection process and show you the quality products you will be receiving when building your new home with us.

YOUR SELECTIONS

To help guide you through the selection process, we have colour coded everything as follows:

- Red dots means this is the only product we are offering and there is no selection required. The image and description is there to give you a visual representation of what you will be receiving. (*Subject to design & tender inclusions*)
- Blue dots means you have a choice to make between the options available. Simply tick the box for the colour scheme you would like to receive and we will make sure this incorporated into your new home.



Internal & External INCLUSIONS

TOILET



CLOSE COUPLED TOILET SUITE

Elegant design, fine engineering, remarkable reliability, low maintenance and magnificent value for money.

- Vitreous china pan and cistern
- Colour - White
- Round chrome dual flush button
- White seat with soft-close lid and quick release ability

BASINS *subject to design - see below*



VANITY BASIN

Smoothly styled profiles give the vanity basin a modern look that is both beautiful and remarkably easy to clean. Used in the main bathroom and ensuite.



POWDER ROOM BASIN

A smart and compact design.

BATHROOM ACCESSORIES



SOAP HOLDER



TOWEL RAIL (SINGLE)



TOWEL RING
Powder room only



TOILET ROLL HOLDER

BATHROOM VANITY MIRROR



POLISHED EDGE MIRROR

- 700mm
- Made to suit vanity width

BATH TUB



ACRYLIC BATH

A fresh, simple and contemporary design with integrated armrests for added comfort.

- Capacity: 230L
- Size: 1525 x 735 x 438

SHOWER SCREEN



ALUMINIUM SEMI FRAMELESS SHOWER SCREEN

- 1800mm high aluminium framed
- Pivot door

TAP WARE



CLASSICO BATH MIXER SET TAP



CLASSICO SHOWER SET



CLASSICO BASIN MIXER



CLASSICO KITCHEN & LAUNDRY
SINK MIXER

KITCHEN APPLIANCES



900MM SLIDE-OUT RANGEHOOD

- Top ducted
- Convenient 3 Speed settings
- Dishwasher safe Aluminium Filters



900MM FREESTANDING COOKTOP & OVEN

- 5 burner gas cooktop including wok
- Multi-Function oven with twin fans
- Cavity cooling system
- Stainless steel finish
- LED programmable timer
- Adjustable feet
- 9 cooking functions

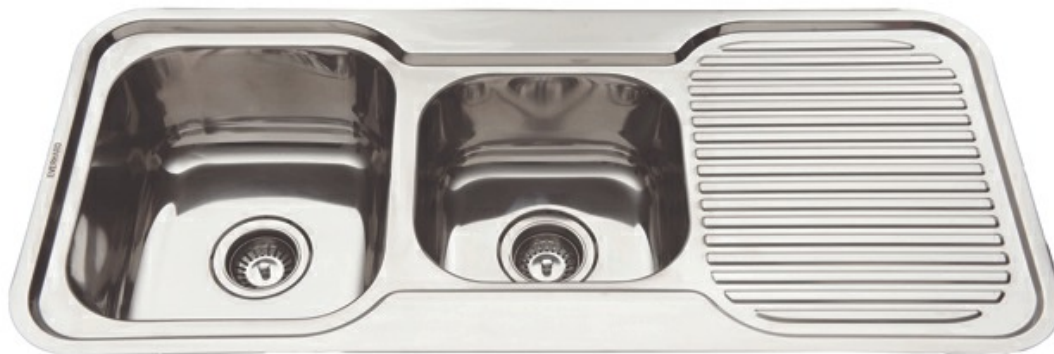


600MM FREESTANDING DISHWASHER

ONLY AVAILABLE IF INCLUDED ON YOUR TENDER

- Stainless steel finish
- Freestanding
- 5 wash programs
- Fast 30 minute wash option
- Water saving ECO wash
- Adjustable upper basket
- Wash progress indicator

KITCHEN SINK



1 ¾ BOWL SINK

- Deep 1.75 sink ideal for washing-up needs
- Contemporary styling with rounded outer edges
- Bowl Volume (Litres): 22L (large) + 14L (small)

LAUNDRY CABINET



STAINLESS STEEL LAUNDRY TUB & CABINET

- 45L bowl capacity
- Stainless Steel tub
- Metal Cabinet
- Size: 590mm x 510mm x 890mm

HOT WATER SYSTEM



GAS INSTANTANEOUS 26L

- 26L per minute
- Preset at 50 degrees
- Size: 542mm x 350mm x 215mm

VANITIES



BATHROOM VANITY WITH ACRYLIC TOP

STANDARD

- Magoona counter top
- Melamine doors & drawers
- Two doors



BATHROOM VANITY WITH STONE TOPS

ONLY AVAILABLE IF INCLUDED ON YOUR TENDER

- 20mm stone counter top
- Melamine doors & drawers
- Two Doors

WATER TANK



STEEL SLIMLINE WATER TANK (IF APPLICABLE)

- Steel construction
- 20 year warranty against corrosion
- Stylish and elegant
- Large selection of colours

CORNICE



CLASSIC COVE CORNICE

- Simple Curved profile
- Clean finish
- Suites all decors
- Size: 90mm

SKIRTING & ARCHITRAVES



PENCIL ROUND EDGE 66MM

- Modern slim design
- Clean finish
- Suites all decors
- Size: 66mm

INTERNAL DOORS & WARDROBES (non-sliding)



HST1

FRONT DOORS



You will be receiving the following front entry door:



XN5



Translucent Glass

LAUNDRY DOORS



X1



XF3

***You will only receive this door if there is no window in the laundry. Otherwise you will receive the one to the left.**

DOOR HANDLES



ENTRANCE LOCKSET

You will be receiving the following entry door handle:



VISION - Stain Chrome

INTERNAL HANDLES

You will be receiving the following entry door handle:



ELEMENT - L3
Satin Chrome

LAUNDRY HANDLES

You will be receiving the following laundry door handle + deadbolt:



DOUBLE CYLINDER DEADBOLT & IMPERIAL PRIVACY KNOBSET

LETTER BOX*



ELITE CHARCOAL PILLAR LETTER BOX

- Glass Reinforced Concrete
- Easy to handle
- Aluminium fittings
- Lightweight and strong construction

ONLY AVAILABLE IF INCLUDED ON YOUR TENDER

CLOTHES LINE*

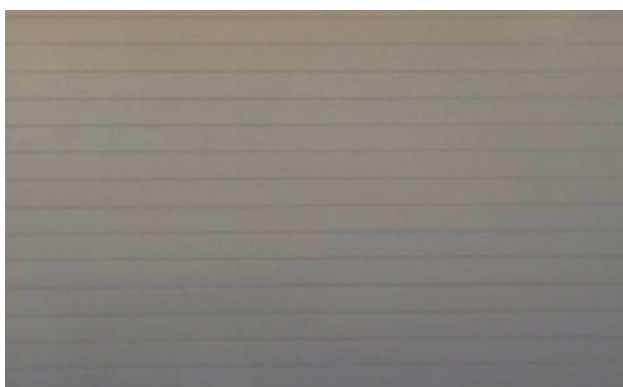


FOLDING FRAME CLOTHESLINE

- Single fold
- Wall mounted or floor mounted (depending on space available in yard)

ONLY AVAILABLE IF INCLUDED ON YOUR TENDER

GARAGE DOOR



SECTIONAL OVERHEAD GARAGE DOOR

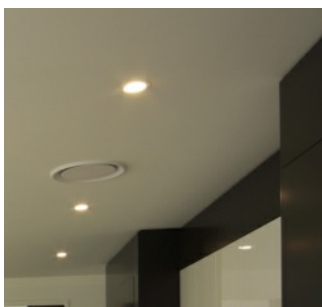
- Profile: Slimline
- Sleek and contemporary design to add appeal
- Weather resistant qualities
- Tough PVC weather seals and heavy duty aluminium bottom rails

ELECTRICAL*



JEAN / CROMPTON LIGHT

- Cylindrical shape
- Open matt glass shade
- Satin chrome gallery
- Size: 200mm



LED DOWNLIGHTS

- Colour: White



OYSTER LIGHT

- Modern contemporary design
- Satin finish frosted glass
- Chrome finished aluminium



DRUM LIGHT

- Modern contemporary design
- White and brushed chrome



PENDANT LIGHT

- Modern contemporary design

ONLY AVAILABLE IF INCLUDED ON YOUR TENDER

Location and positioning of lights to be determined in electrical layout plan.

BLINDS*



ROLLER BLINDS

- Colour: Will be determined based on selected internal colour scheme to suit.

ONLY AVAILABLE IF INCLUDED ON YOUR TENDER

ALARM SYSTEM*



SECURITY ALARM SYSTEM

- Strategically placed sensors to monitor home
- Clear 3.5" touch screen with easy to understand graphics

ONLY AVAILABLE IF INCLUDED ON YOUR TENDER

External Colour SELECTION

EXTERNAL COLOUR SCHEME - COASTAL



● If you would like this External Colour Scheme, please tick the box above.

ROOF TILES
Boral Contour - Shale

GARAGE DOOR
Colorbond Steel - Dune

BALUSTRADE *double storey only*
Taubmans to match Colorbond - Dune

LAUNDRY DOOR
Taubmans - Mortar

FACE BRICKS
Austral Everyday Life - Leisure

Mortar - Off White
Joint - Ironed

FRONT DOOR
Medium Stain

CLADDING *if applicable*
Taubmans - Pebble Bay

POST *if applicable*
Taubmans - Beige Ash

FASCIA, METER BOX
& WATER TANK
Colorbond - Basalt

WINDOWS
Colorbond - Dune

MOROKA FEATURE 2
if applicable
Taubmans - Pebble Bay

MOROKA FEATURE
Taubmans - Mortar


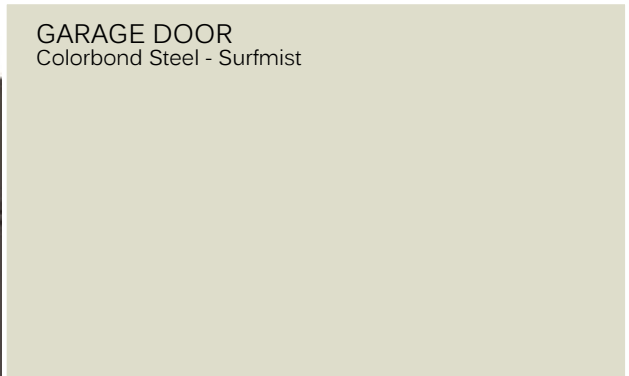


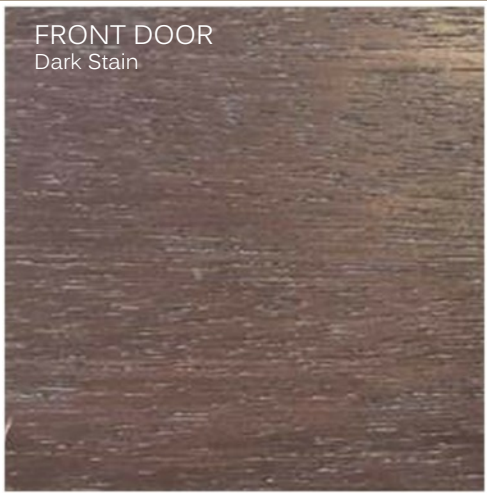
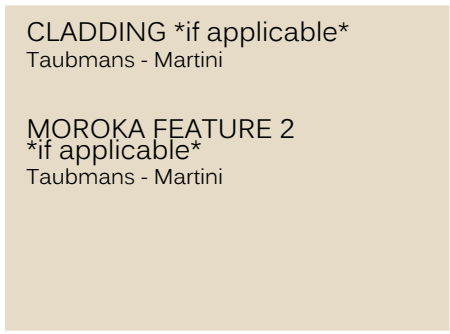


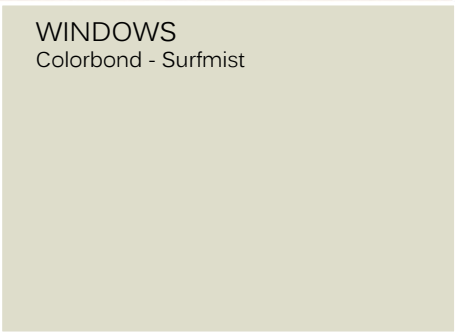

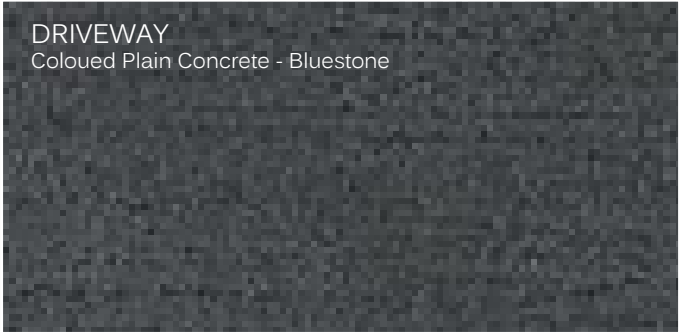
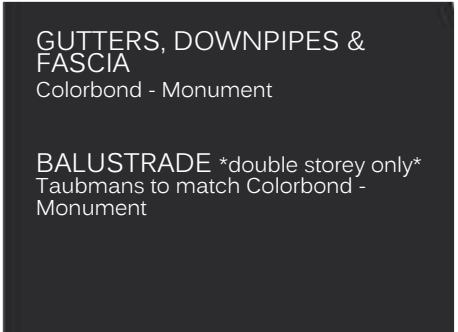
DRIVEWAY
Coloured Plain Concrete - Storm Grey

GUTTERS & DOWNPIPES
Colorbond - Basalt

EXTERNAL COLOUR SCHEME - INDULGENCE



● If you would like this External Colour Scheme, please tick the box above.

<div>ROOF TILES</div> <div>Boral Contour - Gunmetal</div> 		<div>GARAGE DOOR</div> <div>Colorbond Steel - Surfmist</div> 	
		<div>LAUNDRY DOOR</div> <div>Taubmans - Foxtail</div> 	
<div>FACE BRICKS</div> <div>Austral Everyday Life - Freedom</div> <div>Mortar - Off White</div> <div>Joint - Ironed</div> 		<div>FRONT DOOR</div> <div>Dark Stain</div> 	
<div>CLADDING *if applicable*</div> <div>Taubmans - Martini</div> <div>MOROKA FEATURE 2</div> <div>*if applicable*</div> <div>Taubmans - Martini</div> 	<div>POST *if applicable*</div> <div>Taubmans - November Leaf</div> 	<div>METER BOX & WATER TANK</div> <div>Colorbond - Monument</div> 	<div>WINDOWS</div> <div>Colorbond - Surfmist</div> 
<div>MOROKA FEATURE</div> <div>Taubmans - Foxtail</div> 	<div>DRIVEWAY</div> <div>Coloured Plain Concrete - Bluestone</div> 		<div>GUTTERS, DOWNPIPES & FASCIA</div> <div>Colorbond - Monument</div> <div>BALUSTRADE *double storey only*</div> <div>Taubmans to match Colorbond - Monument</div> 

EXTERNAL COLOUR SCHEME - RETREAT



● If you would like this External Colour Scheme, please tick the box above.

ROOF TILES
Boral Contour - Ebony

GARAGE DOOR
Colorbond Steel - Evening Haze

BALUSTRADE *double storey only*
Taubmans to match Colorbond - Evening Haze

LAUNDRY DOOR
Taubmans - Bristol Cobblestone

FACE BRICKS
Austral Everyday Life - Escape

Mortar - Off White
Joint - Ironed

FRONT DOOR
Medium Stain

CLADDING *if applicable*
Taubmans to match Colorbond - Evening Haze

POST *if applicable*
Taubmans - Wallaby

FASCIA, METER BOX & WATER TANK
Colorbond - Evening Haze

WINDOWS
Colorbond - Black

MOROKA FEATURE 2 *if applicable*
Taubmans to match Colorbond - Evening Haze

MOROKA FEATURE
Taubmans - Bristol Cobblestone

DRIVEWAY
Coloured Plain Concrete - Storm Grey

GUTTERS & DOWNPIPES
Colorbond - Night Sky

Internal Colour SELECTION

INTERNAL COLOUR SCHEME - GREY



● If you would like this internal Colour Scheme, please tick the box above.

WALL PAINT
Taubmans - June Fog

FEATURE WALL TO MEDIA
if applicable
Taubmans - Flotsam

CARPET
Godfrey Hirst Enforcer 4m - Mineral

MAIN FLOOR TILE
Niove Silver (Matt Finish) 175mm x 500mm
Laid vertically from main entry

KITCHEN CABINETS
Polytec Melamine - Cinder (Matt Finish)



Handles - Hettich 9070973

MAIN BATHROOM, POWDER ROOM, LAUNDRY & EXTERNAL FLOOR TILES
Kierrastone Grey (Matt Finish Inside, Grip Finish Outside)
External - 450mm x 450mm
Wet Areas - 300mm x 300mm

KITCHEN BENCHTOPS (INCLUDED TO BATHROOM BENCHTOPS ONLY IF IN YOUR TENDER)
Quantum Quartz 20mm - Luna White

BATHROOM FEATURE TILE
Hexagon Silver
300mm x 600mm
1 x Vertical Strip to Shower

KITCHEN & LAUNDRY SPLASHBACK
Subway White (Gloss Finish) 150mm x 75mm
To Wet Areas and laid horizontal

BATHROOM WALL TILE
Rectangle White (Gloss Finish) 300mm x 600mm
To Wet Areas and laid horizontal

BATHROOM CABINETS
Polytec Melamine - Cavia Lini (Matt Finish)



Handles - Hettich 9070973

ENSUITE FLOOR TILES
Kierrastone Charcoal (Matt Finish)
300mm x 300mm

HOLLAND BLINDS
opening windows only if applicable
Loft

INTERNAL COLOUR SCHEME - URBAN BEIGE



● If you would like this internal Colour Scheme, please tick the box above.

WALL PAINT

Taubmans - Tombstone

FEATURE WALL TO MEDIA

if applicable

Taubmans - Leatherwood

CARPET

Godfrey Hirst Zest 4m - Weathered Grey

MAIN FLOOR TILE

Niove Topo (Matt Finish) 175mm x 500mm

Laid vertically from main entry

KITCHEN CABINETS

Polytec Melamine - Taupe (Matt Finish)



Handles - Hettich 9070750

MAIN BATHROOM, POWDER ROOM, LAUNDRY & ENSUITE FLOOR TILES

Tibur Grey (Matt Finish) 300mm x 300mm

KITCHEN BENCHTOPS

Quantum Quartz 20mm - Polar

BATHROOM CABINETS

Polytec Melamine - Classic White (Matt Finish)



Handles - Hettich 9070750

BATHROOM FEATURE TILE

Teakwood Blend
300mm x 300mm
1 x Vertical Strip to Shower

KITCHEN & LAUNDRY SPLASHBACK

Subway White (Gloss Finish) 150mm x 75mm
To Wet Areas and laid horizontal

BATHROOM WALL TILE

Rectangle White (Gloss Finish) 300mm x 600mm
To Wet Areas and laid horizontal

BATHROOM BENCHTOPS

ONLY IF IN YOUR TENDER
Quantum Quartz 20mm - Amazon

EXTERNAL FLOOR TILE

Kierrastone Charcoal (Grip Finish)
450mm x 450mm

HOLLAND BLINDS

*opening windows
only if applicable*
Loft

INTERNAL COLOUR SCHEME - CALCUTTA



● If you would like this internal Colour Scheme, please tick the box above.

WALL PAINT
Taubmans - Storm Front

FEATURE WALL TO MEDIA
if applicable
Taubmans - Farrier

CARPET
Godfrey Hirst Zest 4m - Dynamo

MAIN FLOOR TILES
Marmora White (Matt Finish) 450mm x 450mm

KITCHEN CABINETS
Polytec Melamine - Tessuto Milan (Matt Finish)



Handles - Hettich 9070973

KITCHEN BENCHTOPS (INCLUDED TO
BATHROOM BENCHTOPS ONLY IF IN YOUR TENDER)
Quantum Quartz 20mm - Luna White

**BATHROOM
FEATURE TILE**
Bellinghen Charcoal
300mm x 600mm
1 x Vertical Strip to Shower

KITCHEN & LAUNDRY SPLASHBACK
Subway White (Gloss Finish) 150mm x 75mm
To Wet Areas and laid horizontal

BATHROOM WALL TILE
Grand Calcutta White (Gloss Finish) 300mm x 450mm
To Wet Areas and laid horizontal

BATHROOM CABINETS
Polytec Melamine - Stone Grey (Matt Finish)



Handles - Hettich 9070973

**EXTERNAL FLOOR &
WET AREAS FLOOR
TILES**
Bellinghen Charcoal (Matt Finish
Inside, Grip Finish Outside)
External - 450mm x 450mm
Wet Areas - 300mm x 300mm

**HOLLAND
BLINDS**
*opening windows
only if applicable*
Loft

Thank You for Your Selections

YOUR FINAL SELECTIONS

Now that you have selected your colour schemes, Trend Connection will ensure that everything you have chosen in this booklet will be in your home. We take pride in our quality products, professionally designed colour schemes and attention to detail so you can be sure your home will be a reflection of this.

Should you have any questions about this booklet, please feel free to contact your agent who will be able to answer anything you may wish to know.

**We would like this opportunity to once again, thank you for building with Trend Connection.
We hope we have made this experience as easy as possible for you and look forward to
continuing our relationship through the construction phase of your home.**



Classic Home Inclusions

Effective July 2016

EXTERNAL

Slab	Class "M" Wafflepod construction as designed by qualified structural engineer
Frames	Engineered and certified 2440 high ceiling frames, beams and trusses
Pest Treatment	Non-chemical termite treatment to perimeter
Walls	Face brickwork from standard builder's range of bricks
Roof	Concrete roof tiles from standard builder's range
Windows	Aluminium windows with keyed locks throughout, plus obscure glazing to bathroom windows (as per design)
Entry Frame	Timber entry frame
Fascia and gutter	Colorbond metal fascia and gutter
Garage	Sectional Colorbond door to standard widths & colours
Rainwater tank	2,000 Litre water tank including pump and connection (only in non-recycled area) and as per BASIX
Garden taps	One front and one rear tap

INTERNAL

Ceiling	2440mm ceiling height
Floor	300mm deep floor joints to first floor (2 storey home only)
Cornice	90mm cove throughout
Plasterboard	10mm plasterboard to internal walls and ceiling & 6mm villaboard or equivalent to wet areas
Staircase	Internal staircase with carpet grade treads & risers, paint finish newel posts & handrail (2 storey home only)
Skirting and architrave	42mm square profiled solid pine skirting and architrave
Robes	Walk in robe to master bedroom and robes to bedrooms with fixed top shelf and chrome hanging rail
Linen Cupboard	Location as per plan with fixed shelving
Garage	Plasterboard lined and painted finish to garage walls and ceiling

KITCHEN

Design	Architecturally designed kitchen layout to suit selected home design
Oven	600mm stainless steel fan forced multifunction oven
Cooktop	600mm stainless steel gas cooktop (subject to gas availability)

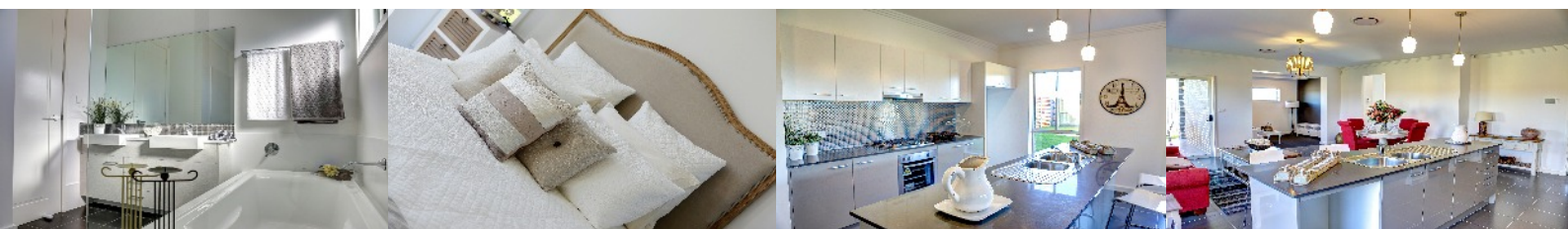
Rangehood	600mm stainless steel integrated recirculating rangehood
Cabinets	Moisture resistant melamine faced board
Cabinetry	Melamine LPL door cupboards and end panels with PVC edge in an extensive range of colours and textures
Drawers	3 x Drawers with cutlery or utensil tray
Benchtop	Laminated square profile benchtop in an extensive range of colours and textures
Handles	Select chrome handles from standard builder's range
Sink	1 ¾ stainless steel bowl
Tapware	Chrome sink mixer from standard builder's range

ENSUITE / BATHROOM / POWDER ROOM

Benchtop	One piece acrylic moulded white top with one tap hole (subject to design)
Cabinetry	Melamine LPL doors & ends with PVC edge
Bath	Acrylic bath to suite bathroom layout from standard builder's Range (1500mm subject to design)
Toilet	Vitreous china close-coupled suite
Shower Screens	Framed chrome screen with clear safety glass
Tapware & Accessories	Select chrome finish from standard builder's range 1 x (Single towel rail, Toilet roll holder, Soap holder)
Mirror	Frameless polished edge to width of vanity
Exhaust	Ceiling exhaust fan ducted into ceiling space to wet areas only where no window is provided
Floorwaste	Chrome finish floorwastes throughout
Waterproofing	Certified waterproof treatment to shower recess, floor and wall perimeter

LAUNDRY

Sink	45 Litre stainless steel tub with metal cabinet - freestanding
Tapware	Chrome finish to laundry tub and washing machine from standard builder's range
Floorwaste	Chrome finish floorwaste
Waterproofing	Certified waterproof treatment to perimeter only



Classic Home Inclusions

Effective July 2016

FLOOR & WALL TILING

Ceramic tiles	Extensive range of floor and wall tiles to ensuite, bathroom and skirting to powder room and laundry. 2000mm to shower height & 400 over bath only
Kitchen splashback	Tiles to underside of overhead cupboards 600mm high
Laundry splashback	Tiles to laundry tub 1-2 rows high (only above the tub)

INSULATION

Walls	R1.5 thermal insulation batts to external cavity walls of living area, excluding garage & subject to BASIX
Ceiling	R3.0 thermal insulation batts to roof space over living areas under roof tiles, excluding garage & subject to BASIX

ELECTRICAL

Lighting	One ceiling light point batten per room (as per electrical plan)
Power points	Double power points to bedrooms and living (one per room) with single points to dedicated appliances
Television	One outlet to living room as per detailed electrical plan
Telephone	One outlet to kitchen as per detailed electrical plan
Smoke detectors	Hard wired detectors with battery backup as per design
Safety switch	RCD safety switch in meter box
Two switch	One "two way" light switch for 2 storey homes

DOORS

Front entry	External Door from standard builder's range
Internal	Flush panel hinged doors
Robe	Flush panel hinged doors
Laundry	Flush panel hinged door
Sliding doors	Aluminium sliding doors with keyed locks

PAINT

Internal walls	Washable 2 coat wall paint system
Internal Woodwork	Gloss paintwork
Ceiling	Flat acrylic white paint
Exterior	All-weather acrylic paintwork

DOOR FURNITURE

Front entry	Lever security entry set from standard builder's range
Internal	Lever passage from standard builder's range
Robe	Fixed lever from standard builder's range
Laundry	Security lock from standard builder's range
Privacy locks	Privacy locks to master bedroom and main bathroom
Door stops	Door stops (white pvc) to required doors

UTILITIES AND SERVICES

Hot water	20L (Litre) gas system subject to availability of natural Gas
Electricity	Single phase underground electricity service to single phase metre box
Gas and water	Natural gas, water and sewerage services connection
Gas Bayonet	One internal/external gas bayonet subject to availability of gas

WARRANTY AND MAINTENANCE

Warranty	Six year structural warranty period
Maintenance	90 day maintenance period
Insurance	Construction, public liability and home owners' warranty insurance premiums
Energy rating	Basix star energy efficiency rating certificate
Certificates	Compliance certificates for slab, frames, trusses, beams, waterproofing, termite protection, glazing and smoke detectors
Home owners manual	Home owners user manuals for appliances, select fixtures and fittings, compliance certificates and warranties

Trend Connection reserves the right to amend inclusions, specifications and suppliers without notice. Products shown are subject to home designs. Any item not listed above will incur additional cost. All internal and external decor items are excluded. Photos are indicative only. Refer to specifications for full details. All products have individual warranties by the respective manufacturer/distributor. Trend Connection is not responsible for these warranties. See your sales consultant for house specific inclusions.

