



# AZZURE

BOKARINA BEACH

## 2 BEDROOM APARTMENTS SCHEDULE OF FINISHES



WALTER IEZZI

PROPERTY GROUP

## APARTMENT FINISHES – 2 BEDROOM APARTMENTS

<b>LIVING / DINING</b>	
Floor	Select hybrid timber floor as selected by designer
Walls	Washable low sheen acrylic paint
Skirtings, Architrave	Splayed timber with satin paint finish
Ceiling & Cornice	Painted plasterboard generally with square edge profile as selected by designer
<b>KITCHEN</b>	
Floor	Select hybrid timber floor as selected by designer
Walls	Washable low sheen acrylic paint
Ceiling	Paint finish with painted plasterboard bulkheads to various areas as required
Bench Tops	Select 20mm square profile engineered stone benchtops as selected by designer
Splashback	Select back painted glass splashback as selected by designer
Cupboards	A combination of architectural gloss laminate with contrasting woodgrain colour panel and soft close drawers with white melamine finish internally as selected by designer.
<b>KITCHEN FITTINGS</b>	
Sink	Stainless steel square sink profile with drainer as selected by designer
Sink Mixer Tap	Swivel tapware as selected by designer
Cooktop	Smeg or equivalent cooktop as selected by designer
Rangehood	Smeg or equivalent 600mm slim-line retractable rangehood as selected by designer
Dishwasher	Smeg or equivalent 600mm fully integrated dishwasher as selected by designer
Microwave	Smeg or equivalent wall mounted electric microwave with trim kit as selected by designer
Oven	Smeg or equivalent 600mm wall mounted oven as selected by designer
Refrigerator	NOTE: Supply and installation of fully integrated 600mm Liebherr or equivalent fridge/freezer as selected by the designer is recommended and can be arranged as an extra over cost option
<b>STUDY AREA</b>	
Cabinetry	Square profile laminate cabinetry as selected by designer
Floor	Select hybrid timber floor as selected by designer
Walls	Washable low sheen acrylic paint
Skirtings, Architrave	Splayed timber with satin paint finish
Ceiling & Cornice	Painted plasterboard generally with square cornice profile as selected by designer
<b>MASTER BEDROOM</b>	
Floor	Wool blend carpet on premium underlay as selected by designer
Walls	Washable low sheen acrylic paint
Skirtings, Architrave	Splayed timber with satin paint finish
Ceiling & Cornice	Painted plasterboard generally with square cornice profile as selected by designer
Master Robe – both Built In & Walk Through versions	White panel hat shelf with chrome hanging rail plus 1 bank of shelves with mirror panel sliding doors as selected by designer

<b>ENSUITE (MAIN)</b>	
Floor	Tiles 600mm x 600mm as selected by designer
Walls	Tiles 600mm x 600mm full height to shower recess with skirting tile to other walls as selected by designer
Ceiling	Painted plasterboard with square cornice profile
Vanity Benchtop	Wall hung vanity cupboard with doors and 20mm engineered stone top as selected by designer
Cabinetry & Mirror	Overhead mirror cabinets as selected by designer
Shower Screen	Semi-Frameless clear glass with polished trims as selected by designer
Vanity Basins	Vitreous-china basins as selected by designer
Toilet	Close coupled back to wall vitreous-china suite as selected by designer
Tapware	Tapware as selected by designer
Accessories	Accessories as selected by designer
<b>BEDROOM 2</b>	
Floor	Wool blend carpet on premium underlay as selected by designer
Walls	Washable low sheen acrylic paint
Ceiling & Cornice	Painted plasterboard finish generally with square cornice profile as selected by designer
Built-in-Robe	White panel hat shelf with chrome hanging rail plus 1 bank of shelves with mirror panel sliding doors as selected by designer
<b>BATHROOM</b>	
Floor	Tiles 600mm x 600mm as selected by designer
Walls	Tiles 600mm x 600mm full height to shower recess with skirting tile to other walls as selected by designer
Ceiling & Cornice	Painted plasterboard finish generally with square cornice profile as selected by designer
Vanity Benchtop & Cabinetry	Wall hung vanity cupboard with doors and 20mm engineered stone top as selected by designer
Mirror	Mirror mounted above basin as selected by designer
Shower Screen	Semi-frameless clear glass with polished trims as selected by designer
Vanity Basin	Vitreous-china basin as selected by designer
Toilet	Close coupled back to wall vitreous-china suite as selected by designer
Tapware	Tapware as selected by designer
Accessories	Accessories as selected by designer
<b>LAUNDRY</b>	
Floor	Tiles 600mm x 600mm as selected by designer
Walls	Washable low sheen acrylic paint
Skirting	Skirting tiles as selected by designer
Benchtop & Cabinetry	Stainless steel sink and cabinet as selected by designer
Splashback	Tiles as selected by designer
Tapware	Mixer as selected by designer
Appliances	NOTE: Integrated front load washing machine, stacking kit and dryer is recommended and can be arranged as an extra over cost option

<b>GENERAL</b>	
Air Conditioning	Reverse cycle ducted air-conditioning system to living area and bedrooms as selected by designer.
Hot Water Service	3 phase electric HWU to all apartments (or equivalent) as selected by designer
Internal Doors	Flush face doors with semi gloss paint finish
Doors & Cabinets	Select cabinet hardware as selected by designer
Lighting	Ceiling mounted lighting to living, dining, kitchen, ensuite, bathroom and bedroom areas as selected by designer
Lift	Lifts servicing all levels including basement levels
Pets	Units are pet friendly
Parking	Minimum 2 car spaces
Storage	Fully lockable storage enclosure to all apartments
Broom Cupboard	GPO to broom cupboard to all apartments
<b>COMMUNICATIONS</b>	
	Television connection to living room and master bedroom
	2 telephone lines to each apartment
	Pay TV provision to living room and master bedroom
	NBN provision or equivalent to all units
<b>EXTERNAL</b>	
Floor	Reinforced concrete slab
External Walls	Integrated concrete framed structure with applied texture painted finishes
Walls between Units	Fire and acoustic rated framed structure integrating reinforced concrete and/or compliant light framed walls lined with painted plasterboard generally
Internal Walls	Metal stud walls lined with plasterboard with paint finish
Windows & Doors to Balconies	Tinted glazed sash and/or sliding powder coated Aluminium frames
Balcony	Tiles 600mm x 600mm as selected by designer
	Tap to balcony at location selected by designer
	Waterproof GPO to balcony at location selected by designer
	Folding clothesline to balcony at location selected by designer
Balustrade	Powder coated semi frameless glass aluminium balustrade
Ceilings	Texture paint finish to underside of slab generally
<b>LANDSCAPING</b>	
	Architecturally designed swimming pool
	Architectural landscape incorporating BBQ/Lounge area
	Communal Toilet and Shower Facilities
	Communal Steam Room
	Communal Gymnasium
<b>SECURITY</b>	
	Audio Intercom system

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