

#### **HOME OVERVIEW**

Design Tuscany F1.1 Approx. House Area 169m<sup>2</sup> Land Area 459m<sup>2</sup> House Price \$287,980 Land Price \$480,000

#### **QUALITY INCLUSIONS**

- Fixed site costs, no surprises
- 2590mm raised ceiling height
- 20mm manufactured stone bench top to kitchen, bathroom and ensuite
- Quality stainless steel appliances
- Carpeted and tiled throughout
- · Superior fittings and fixtures
- Under-mount sink to kitchen
- Floating vanities to bathroom and ensuite
- Niches to bathroom and ensuite showers
- · Blinds throughout
- Covered alfresco on applicable plan
- Turfed and landscaped
- Colour through concrete driveway and pathways
- Fully fenced
- Clothesline & letterbox
- 3 coat paint system
- All homes include BASIX requirements
- Professionally selected external and internal colours and materials

## TRIBECA HOME INCLUSIONS

Tribeca's fixed price
House & Land packages
that are ready to move into
straight away, with
no hidden or extra costs.

✓ Full turnkey inclusions

✓ Window furnishings

✓ Quality appliances

✓ Manufactured stone benches

✓ Raised ceilings

✓ Air conditioning

✓ Tiles and carpet floor coverings

✓ Quality joinery and finishes

✓ Landscaping, including driveway and fencing



6 Star Rated Energy Efficiency



Statutory 7 Year Structural Warranty



Complete Settlement Process Guidance



Customer Service & Progress Updates



Professional Colour Selection



Air Conditioning



Independent Final Building Inspection



Minimum Six Month Defect Liability Period



### NEW STANDARD INCLUSIONS

Tribeca is committed to continuous improvement in our designs and product.

We have improved our already fantastic standard inclusions to now feature multiple improvements, making your Tribeca home or investment unmatched in quality at no extra cost.



NEW
IHANCED STANDARD
INCLUSIONS

## Our new enhanced standard specifications include:

- Additional planting to the landscaping
- Additional LED lights across the home and the outdoor alfresco areas
- Additional double powerpoints to each room
- New handheld shower rail
- Niches to bathroom and ensuite showers
- Brick finish over doors and windows where applicable, infill over garage (Note-façade specific)
- Colour through concrete driveways

OUR DIFFERENCE IS SEEN IN THE MOST OBVIOUS PLACES, BUT ALSO THE SMALLER ONES.





# FOUNDED IN 2007 AS A RESIDENTIAL CONSTRUCTION COMPANY, TRIBECA HAS BECOME A LEADING RESIDENTIAL LAND DEVELOPMENT AND HOME BUILDING BUSINESS IN AUSTRALIA.

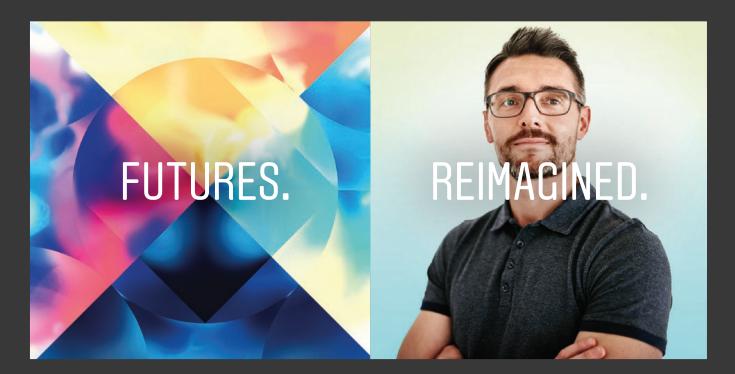
Still privately owned, the Tribeca team – licensed by the Building Services Authority (BSA) and the Housing Industry Association (HIA) – proudly operating from offices in Sydney, Melbourne, Gold Coast and Brisbane, has delivered over 4,500 family homes across QLD, NSW and VIC.

We have a record of continuous growth and innovation in the industry, thanks to the many decades of experience of our team. We've created an integrated land development and home building business model, meaning we're able to actively operate across each phase of the build.

It's always been important – from both a company and customer perspective – for us to be cost effective. Our efficient construction methodologies go part of the way towards making this happen, but we also know that through construction, costs need continuous monitoring.

We believe that Tribeca is redefining the art of property development. We do this by building homes and communities that are built to last. We do this by giving each residential estate its own distinct character and identity. And we do this by creating opportunities for clients that range from big businesses to small families.

We see everything we build as an opportunity to redefine the art of property development. From the moment we break ground to the day we hand over the keys, we're creating investments – and futures – that are simple, beautiful, and built to last.



#### TRIBECA.COM.AU

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