



- All specifications are provisional in nature.
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Internal tiles

1	Internal tiles provided to floors, shower walls, kitchen splashbacks
2	Tile skirtings will be provided

Doors

3	Fire door provided to front door
4	Hardboard doors for internal of units
5	Rubber door stoppers installed where required
6	Chrome door handles on all doors
7	Thumb lock system on inside of front door

Bedroom and lounge

8	Main bedroom: 3 door melamine cupboard. Colour as determined by design in sample unit
9	Second bedroom (where applicable): 2 door melamine cupboard. Colour as determined by design team in sample unit
10	Double track curtain rails for bedroom and lounge. Single track may be used where required to save on space

Bathroom

11	Basin mounted on cupboard with mirror as splashback
12	Corner shower door
13	Dual flush toilet as determined by Edge and design in sample unit
14	Extractor fan

Kitchen

15	Univa black under counter oven and black 4 plate solid hob
16	Univa cooker hood
17	Melamine joinery. Colour as determined by design in sample unit:
17.1	- Single cupboard with drawers
17.2	- Single cupboard with shelves
17.3	- Broom cupboard
17.4	- Microwave hatch
17.5	- Router/Modem hatch
17.6	- Double wall mounted cupboard
17.7	- space for 1 appliance
17.8	- granite/quartz counter top

Electrical

18	Surface mounted conduiting on ceilings to soffit mounted lights
18.1	- 2 x plugs in bedrooms
18.2	- 2 x plugs in lounge
18.3	- Single plugs for fridge
18.4	- Single plugs for microwave and Wi-Fi
18.5	- Plug for under counter appliance
18.6	- Plug for kitchen counter
18.7	- Minimum 1 light per room provided

Plumbing and Sanware

1 9	Chrome moontide or similar, as determined by Edge and design in sample unit, for:
19.1	- Kitchen mixer
19.2	- Bathroom basin mixer
19.3	- Shower mixer and rose
19.4	- Single sink drop for kitchen (metallic/chrome)
19.5	- Chrome toilet roll holder and soap dish