

# LEURA FAIRWAYS

## Schedule "A" Inclusions - 3 Bedroom

### Apartments 39 to 46

<b>Floor Coverings</b>	Bedrooms and Dressing: Carpet Bathroom and laundry – Ceramic tiles Kitchen & Living – Floating Timber Stairs: Timber Garage: Concrete
<b>Light Fittings</b>	Kitchen Bathroom Outside Bedrooms and living areas
<b>Internal Painting</b>	Bathroom and Laundry: Ceramic Tiles to Shower / Splashback / Skirting Living and Bedrooms: Plaster Board Painted
<b>Kitchen</b>	Cupboard Doors: Polyurethane Bench-tops: Reconstituted Stone Sink: Double underslung with pull out tap Splashback: Coloured Glass Dishwasher Oven electric & Cook top gas Rangehood: Exhaust Canopy. Microwave
<b>Bedrooms</b>	Master bedrooms have walk through dressing room / wardrobes. Some second bedrooms have built in robes.
<b>Emergency Call Buttons</b>	Upon request, two in positions that suit your requirements.
<b>TV and Telephone Plugs</b>	Two in the living room and one in each bedroom.
<b>Easy Reach Mini-Circuit Breakers</b>	

#### **Hot Water System**

Instantaneous Gas or Electric storage depending on Apartment

#### **Main Bedroom**

Heating: Electric Space heater and ceiling fan

#### **Ensuite Bathroom**

Partially tiled  
Shower: Frameless Glass door  
Basin: Semi Recessed  
Towel rail: Heated  
Toilet: Dual Flush  
Vanity: Reconstituted Stone Top,  
Polyurethane Drawer Fronts  
Under floor heating

#### **Windows**

Powder coated Aluminium

#### **Garage**

a fully enclosed and secure garage is included with Remote operated roller door

#### **Heating**

Living Rooms: Gas Fire

#### **OPTIONAL EXTRAS**

These items can be purchased separately when buying a unit:

1. Curtains for windows
2. Carpet — other than our range.
3. Appliances – other than our range.
4. Air-conditioning.