

Strahan “B” House

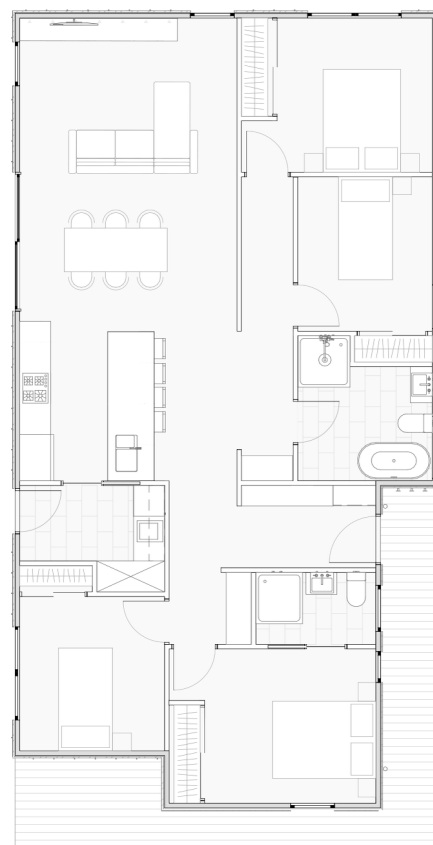
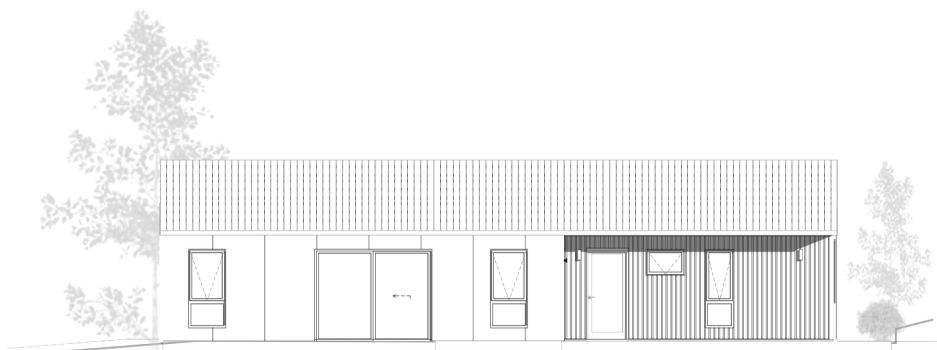
4 Bed | 2 Bath | Area 116.29m²

Buildwise.
HOBART



The Strahan “B” may look similar to Strahan “A” at first glance, but it features a redesigned kitchen entry and laundry layout, making it ideal for sites with different aspects.

Its exterior combines cypress pine shiplap, board-and-batten, and brushed cement cladding, giving it a distinct character that sets it apart from its counterpart.



Standard Inclusions Strahan “B” House

SITE WORKS & EXTERNAL

- Fully engineered Pier and beam slab on ground to engineers design.
- (90x35) MGP10 Pine frame to comply with the Australian Building Code.
- Treated pine Drainage cavity batten to all cladding in accordance with the national construction code.
- Double glazed aluminium windows and doors.
- Hume Timber finish Entrance Door, SPM Vaucluse Premier XV18 or equivalent within aluminium frame. Entry door fitted with Gainsborough Trilock Contemporary series.
- The home features contemporary James Hardie Brushed Cement cladding, complemented by large inset feature panels of 120mm Cypress Pine Shiplap that bring natural warmth and character. The remaining elevations are finished in a striking board-and-batten profile, inspired by the style showcased on The Block.
- Standard concrete slabs to entry patio and alfresco, brush or plate finish.
- 30m2 of Concrete Driveway, plate finish
- Landscaping package to include seeded loam to create lawn, mulched garden beds and a selection of smaller bushes and grasses to finish.
- 29 lineal meters of standard 1500 high paling fence.
- Full height Hafele soft close Robe doors in Colourpyne standard range colour choice with white melamine cabinetry one full height hanging rail with one 600mm wide set of seven open adjustable shelves with 1800mm high shelf above to each bedroom. Note, Master bedrooms have 2 sets of 600mm wide stack of adjustable shelves.
- Select carpet from our Sibella carpet range on 10mm Dunlop underlay to bedrooms. Keeta Engineered laminate floor to Kitchen, Dining, Living and Hallway/Laundry.
- 600mm x 300mm Tiles to bathroom floors and Skirting tiles including wall tiles to shower up to 2100mm above floor. Tiles to \$50.00 a square meter.
- Subway tiled splashback to the kitchen and laundry.
- 900mm square tiled shower base with frameless glass shower screen to the bathroom and a 800mm x 1400mm wide tiled shower base with frameless glass sliding door to the ensuite.
- Wave 900mm wall Hung Vanity with white stone top, Eden bench mount basin (Gloss White) With Spin Tall basin mixer to bathroom and a 600mm Wave wall hung Vanity with white stone top to the ensuite..
- Bosch appliance package (Dishwasher, 600mm Oven, 600mm electric cooktop and 600mm built in Rangehood).
- Kitchen, 20mm stone benchtop to kitchen and Polytec laminate 40mm thick with tight form edge pantry benchtop with Colourpyne board doors and draw fronts with softclose draws and door hardware. Colours TBC.
- Laundry in Colourpyne board with Polytec laminate 40mm thick benchtop with tight form edge. Colours TBC.

INTERNAL

- Standard 10mm plasterboard to all internal walls, wet area plasterboard to bathroom and Laundry with 55mm Cornice throughout.
- 2400mm high internal ceiling height throughout.
- R5.0 insulation to ceilings, High density R2.5 Batts to all external walls.
- Redicote internal doors (Paint finish).
- Gainsborough G4 Series Amelia Passage lever sets to doors with privacy locks to bathrooms and toilets.
- 92 x 18mm Square Dressed MDF Skirting Boards and 67 x 18mm Square Dressed MDF Architraves, paint finish.

OPTIONAL

- Garage or carport, ask our design team for upgrades.