DUNES ESTATE

FIXTURES & FITTINGS

Internal tiles	
1	Internal ceramic tiles provided to floors, shower walls, and sink and basin kitchen splashbacks.
2	Internal ceramic tile skirting to be provided.

Finishing Schedule Dunes Development:	
1	All specifications are provisional in nature.
2	The developer reserves the right to amend the actual product installed to something of similar price range due to availability of stock.

Foundation and structure	
3	Steel reinforced raft foundation with DPC.
4	Cement brick and mortar walls.
5	External brush plaster and internal smooth plaster.

Roof structure	
6	Light alu-zink frame roof structure.
7	Aluminium roof sheeting.
8	Isoboard ceiling and insulation, or similar.

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Doors	
11	Solid wooden front door. Sealed with two coats of clear polyurethane sealer. Fire door provided to front door.
12	Semi solid doors internally. Painted with two coats of enamel.
13	Rubber door stoppers installed where required.
14	Chrome door handles on all doors.
15	Thumb lock system on inside of front door.

Bedroom and lounge	
16	Bedroom 1 and bedroom 2 to received 3- door melamine built-in cupboards.
17	Colour as per design.

Bathroom	
18	Basin.
19	Shower curtain rail.
20	Dual flush toilet

Kitchen		
21	Melamine joinery. Colour as per design.	
	21.1	- Broom cupboard
	21.2	- Single cupboard with drawers 14
	21.3	- Single cupboard with shelves
	21.4	- Pine shelf
	21.5	- Formica tops (White Myriad)
	21.6	- Space for 1 appliance

Electrical		
22	Surface mounted conduiting on ceilings to soffit mounted lights.	
	22.1	- 2 x plugs in bedrooms
	22.2	- 2 x plugs in lounge
	22.3	- Double plugs for fridge
	22.5	- Plug for under counter appliance
	22.6	- Plug for kitchen counter
	22.7	- One light per room provided

Plumbing and Sanitary ware		
23	Chrome moontide or similar, as determined by Edge and design in sample unit, for:	
	23.1	- Bathroom basin mixer
	23.2	- Shower mixer and rose
	23.3	- Single sink drop for kitchen
	23.4	- Toilet roll holder