

CORAL HOMES

ELEGANCE LUXURY INCLUSIONS



30⁺ years
BUILDING
EXPERIENCE



Elegance Luxury Inclusion specifications applies for all new home preliminary agreements entered into from 26th October 2020 and is available for homes with Coral Homes' Elegance specifications only. Elegance Luxury Inclusions may vary depending on your choice of home design. All products and selection options will be nominated by Coral Homes. Due to the continuing development of our product, Coral Homes reserves the right to alter product specifications and suppliers at any time and without notice. Geographic restrictions may apply to the availability of some of Elegance Luxury Inclusions. Full terms and conditions visit coralhomes.com.au/terms-conditions. Photography depicts non-standard items including porcelain tiling, cabinetry handles and finish, sink, tapware, bath, window treatment, feature tiling and feature lighting which are not included in the price of homes with Elegance Luxury Inclusions. Other items such as homewares and furniture that are not supplied by Coral Homes.

ELEGANCE

LUXURY INCLUSIONS

Our most luxurious level of inclusions, Elegance provides you with a premium choice of colours, fixtures and finishes to create the elegant home you deserve.



Unbeatable Value

Our promise to you is to always provide you with outstanding value for money. We put more into our luxury inclusions, so you don't need to spend thousands of dollars on upgrades later.



30+ Years' Experience

Australian families have trusted us to build their new home for over 30 years. Offering a high level of craftsmanship, value for money, security and transparency is why we are one of Australia's largest home builders today.



Fixed Price Guarantee*

We understand the financial commitments around building a home and provide you with peace of mind by offering contracts with a Fixed Price Guarantee* upfront.

CORAL HOMES

coralhomes.com.au

*The fixed price is in respect to the costs of construction of your house and associated site works in accordance with the specifications of your contract. Coral Homes reserves the right to vary, terminate or suspend the operation of the Fixed Price Guarantee offer in its absolute discretion, without notice.



Full Width
overhead
cupboards

Window
splashback

20mm
Caesarstone®
rear cooktop
benchtop

Phoenix Arlo
sink mixer

Clark Polar
overmount sink

1200mm wide
island bench to
double storey
homes

Kitchen Luxury Inclusions

Caesarstone® Benchtops

Caesarstone® benchtops in a range of colours to choose from:

Caesarstone® Rear Benchtop

20mm Caesarstone® rear cooktop benchtop



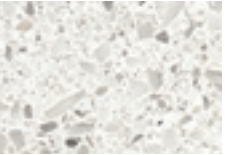
Ice Snow



Linen



Osprey



Nougat



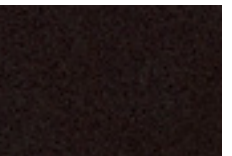
Atlantic Salt



Urban



Wild Rice



Jet Black

Caesarstone® Island Benchtop

20mm island benchtop with waterfall edges

or

40mm island benchtop

Double Storey Bonus

Extended Island Bench

1200mm wide island bench to double storey homes *(home specific)*





Kitchen Luxury Inclusions

Full Width Overhead Cupboards

Laminated 'handle-less' style overhead cupboards to full width of rear bench

or

Two Door Overhead Cupboards

Two laminated, two door 'handle-less' style overhead cupboards, each up to 900mm in width (one to each side of rangehood)



Two door 'handle-less' style overhead cupboards

Vertical Woodgrain Finish Overhead Cupboards

Capture the colours, textures and detail of natural timber with the option of a vertical woodgrain finish to your overhead cupboards (region specific)

Fridge Space Overhead Cupboards

Two door laminated 'handle-less' style overhead cupboard above fridge space

Soft Close Hinges

To overhead cupboards, cabinets and drawers (region specific)



Vertical Woodgrain finish to overhead cupboards



Kitchen Luxury Inclusions

Tapware

Phoenix Arlo Sink Mixers

or

Phoenix Teva Sink Mixers



Phoenix Arlo Sink Mixer
- Chrome *(as shown)*



Phoenix Arlo Sink Mixer
- Brushed Nickel



Phoenix Arlo Sink Mixer
- Black



Phoenix Teva Sink Mixer
- Chrome



Phoenix Teva Sink Mixer
- Brushed Nickel



Phoenix Teva Sink Mixer
- Black

Sink

Clark Punch stainless steel 1.75 bowl inset kitchen sink

or

Clark Polar double bowl overmount sink



Clark Punch Stainless Steel Sink



Clark Polar Overmount Sink
(as shown)

Splashback

Window or tiled splashback from builder's standard range *(home specific)*

Water Connection

Water Connection to Fridge Space



Window Splashback



Tiled Splashback



700mm stainless steel concealed under-mount rangehood

Fridge space overhead cupboards

Phoenix Arlo sink mixer

Clark Polar overmount sink

900mm dual fuel stainless steel freestanding oven

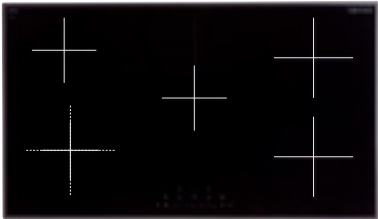
20mm island benchtop with waterfall edges

Kitchen Luxury Appliances

Appliances

Technika Frameless Ceramic Cooktop

900mm frameless black ceramic glass electric cooktop with five cooking zones and sensor touch control



Technika Frameless Ceramic Cooktop

Technika Stainless Steel Built-In Oven

900mm stainless steel electric built-in oven, ten cooking functions and 100 litre capacity. Complete with removable triple glazed cool touch door



Technika Stainless Steel Built-In Oven

or

Technika Stainless Steel Freestanding Cooker

900mm dual fuel stainless steel freestanding cooker with eight cooking functions, five burners and 105 litre capacity electric oven



Technika Stainless Steel Freestanding Oven
(as shown)

or

Rangehoods

Technika Stainless Steel Rangehood

900mm stainless steel wall mounted canopy rangehood, two LED lamps and sensor touch control



Technika Stainless Steel Rangehood

or

Technika Concealed Under-Mount Rangehood

700mm concealed under-mount rangehood, three speed with push button electric control, two LED lamps and ducted through ceiling



Technika Concealed Under-Mount Rangehood
(as shown)

Technika Dishwasher

600mm stainless steel freestanding dishwasher with 14 place settings and 7 wash programs



Technika Stainless Steel Dishwasher



900mm high polished edge mirror to vanity width

Phoenix Vivid Slimline wall basin mixer

20mm Caesarstone® benchtops

Caroma Luna inset basin

Phoenix Vivid twin chrome rail shower and semi-frameless shower screen

Bathroom & Ensuite Luxury Inclusions

Caesarstone® Benchtops

20mm Caesarstone® Benchtops in a range of colours to choose from:



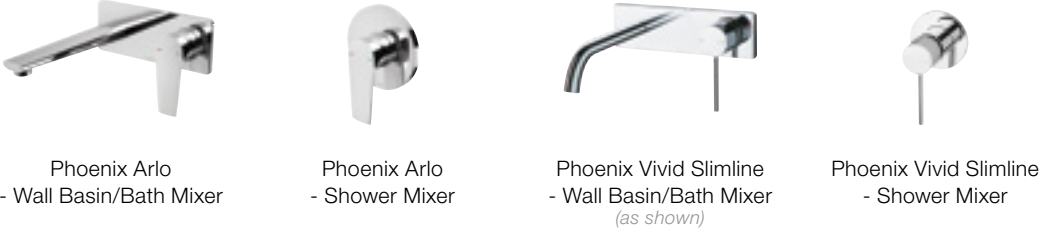
Basins

Caroma Tribute Scpt Inset - Round
or
Caroma Tribute Scpt Inset - Square
or
Caroma Luna Inset



Tapware

Phoenix Arlo wall mounted basin/bath tapware
or
Phoenix Vivid Slimline wall mounted basin/bath tapware



Accessories

Phoenix Radii - Round
- Toilet Roll Holder
- Robe Hooks *or* Double Towel Rail 600mm
or
Phoenix Radii - Square
- Toilet Roll Holder
- Robe Hooks *or* Double Towel Rail 600mm





Extended tile height to 2100mm on vanity wall

Phoenix Vivid Slimline wall basin mixer

Caroma Tribute Scept Inset basin - Square

Custom Wall hung vanity

Bathroom & Ensuite Luxury Inclusions

Tiling

Extended tile height to 2100mm on vanity wall (*nominal*)

Frameless Mirrors

900mm high polished edge mirrors to full width of vanity

or

700mm high mirror extending from vanity over bath (*home specific*)



Custom Vanities

Wall Hung Vanity

20mm Caesarstone® benchtop with custom designed wall hung vanity and choice of designer style handles

or

Recessed Kick Vanity

20mm Caesarstone® benchtop with custom designed recessed kick vanity and choice of designer style handles

Soft Close Hinges

Soft close hinges to custom vanity cabinets (*region specific*)



Wall Hung Vanity



Recessed Kick Vanity



Phoenix Vivid 5 Function shower rail and semi-frameless shower screen

Extended tile height to 2100mm on vanity wall

700mm high mirror extended over bath

20mm Caesarstone® benchtops

Clark Freestanding bath

Bathroom & Ensuite Luxury Inclusions

Baths - Main Bathroom

Clark Freestanding Bath

Clark freestanding bath with overflow and chrome waste *(home specific)*

or

Caroma Newbury Bath

Tiled podium bath with chrome waste



Clark Freestanding Bath
(as shown)

Baths - Ensuite

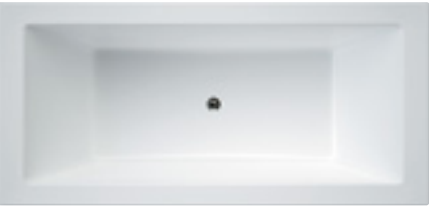
Clark Freestanding Bath

Clark freestanding bath with overflow and chrome waste *(home specific)*

or

Caroma Newbury Island Plus Bath

Island Plus bath with chrome waste



Caroma Newbury Island Plus Bath



Caroma Newbury Island Bath

Rail Shower

Rail Shower - Main Bathroom

Phoenix Vivid 5 function chrome rail shower

Rail Shower - Ensuite

Phoenix Vivid twin chrome rail shower

Shower Screen

Semi-frameless shower screen *(as shown)*



Phoenix Vivid 5 Function Rail Shower - Main Bathroom *(as shown)*



Phoenix Vivid Twin Rail Shower - Ensuite



High Ceiling Luxury Inclusions

Make a statement and create a sense of space with 2550mm high ceilings to lower floor and 2400mm high ceilings to upper floor

Internal Doors 2340mm to lower floor and 2040mm to upper floor

360°
VIRTUAL
TOUR

Three coat paint
system to internal
walls

Two coat paint
system to ceilings
and cornice

2550mm high
ceilings

75mm cove
style cornice
throughout home

Interior Luxury Inclusions

Handles

Choice of chrome passage
and privacy internal door handles



Amelia



Bailey



Carla



Lianna



Olive



Florence

Internal Doors

Flush Panel 2340mm to lower floor
and 2040mm to upper floor

Laundry Cabinet

760mm wide laminated laundry cabinet
with drop in tub and chrome mixer tap
(as shown)



Laundry Cabinet

Wardrobes

2100mm high framed mirror sliding doors
or hinged doors to bedroom robes
(home specific)

One shelf to robes with chrome hanging rail



Mirror Sliding Doors

National Broadband Network

Provision for NBN communication
equipment within the garage



National Broadband Network

Power Point

One USB charge point on single
power point

Electrical

Light points throughout home

Double power points throughout home

One TV point for single storey homes
and two TV points for double storey homes



USB Power Point



25° roof pitch

Classic profile concrete roof tiles

Colorbond® steel fascia and gutters

Colorbond® automatic garage door with two remote controls

1200mm wide timber front entry door

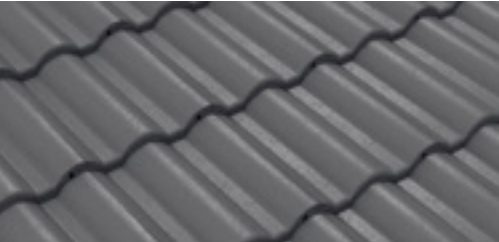
Exterior Luxury Inclusions

Roof Covering

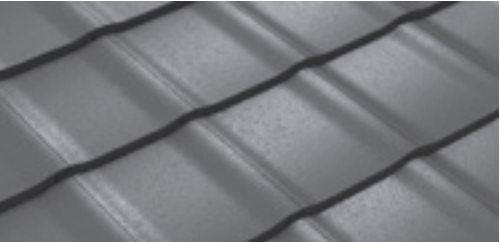
Designer profile concrete roof tiles

or

Classic profile concrete roof tiles
(home specific)



Designer Profile Roof Tiles



Classic Profile Roof Tiles (as shown)

Front Entry Door

Grand 1200mm x 2040mm timber front entry door. Stained or painted frame options with clear glazing (home specific)

or

Two 820mm x 2040mm timber front entry doors. Stained or painted frame options with clear glazing (home specific)



XLR160



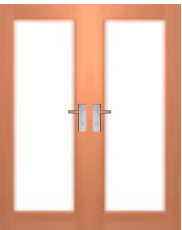
XS24



XS45



XS26



JST1

Handles

Choice of Double Cylinder Trilock door handles



Align



Angular

Windows and Sliding Doors

Powder coated aluminium windows with keyed locks, sliding doors and stacker doors (home specific)

Automatic Garage Door

Garage door with textured finish in a range of Colorbond® colours and includes one wall button and two remotes



Powder Coated Stacker Doors



Structural Luxury Inclusions

Termite Resistant Framing

Be confident in the knowledge that your timber frame and trusses are strong and termite resistant.



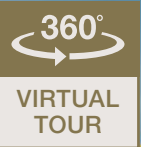
Roof Pitch and Eaves

Make a statement with our 25° roof pitch and 450mm eaves (*home specific*).

Maximise your home's street appeal with a superior roof line.



Milan 29 - Banyan Hill, Ballina Display



Build in Steel Option

WARRANTY OF UP TO **50 YEARS**
FOR ELIGIBLE APPLICANTS*

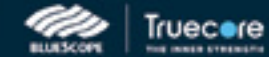
Roof made from COLORBOND® Steel
House frame made from TRUECORE® Steel*

Ask our New Home Consultants about
our latest offer for this option.



**BUILT WITH THE
INNER STRENGTH
OF A FRAME
MADE FROM
TRUECORE® STEEL**

TOM WILLIAMS
CARPENTER & HOMEOWNER





Define Your Style

MyChoice Selection Showrooms

At Coral Homes an interior designer will guide you all the way through the process of selecting the colours and finishes for your new home.

Our interior design expertise is combined with the latest products, technologies and colours to help you get the latest looks.

Gold Coast, QLD

Ground floor - 194 Varsity Parade,
Varsity Lakes QLD 4227

By appointment only
Monday to Thursday 8:30am - 5pm
Friday 8:30am - 4pm

Open for viewing Saturday 10am - 3pm
No colour appointments available on Saturday



Tuggerah, NSW

2/3 Fleet Close, Tuggerah NSW 2259

By appointment only
Monday to Thursday 8:30am - 5pm
Friday 8:30am - 4pm

Open for viewing every 2nd Saturday, 10am - 3pm
Please check our website for opening dates
No colour appointments available on Saturday



Lighting & Electrical Appointment

A trained consultant from Clipspec will assist you with your lighting and electrical plan. You will see your electrical plan designed on the screen in front of you as your consultant takes you through the rooms of your new home to discuss the various options.

Tile Appointment

Complete your tile selections with the guidance of an expert consultant at one of our tile partner's selection showrooms. Get the right advice to ensure you have the latest on-trend colour scheme for the all-important tiled areas of your new home.



Luxury Inclusions

Kitchen

Caesarstone® Benchtops

- 20mm Caesarstone® rear cooktop benchtop
- 20mm Caesarstone® island bench with waterfall edges, or 40mm Caesarstone® island bench in a range of colours
- 1200mm wide island bench to double storey homes or 900mm wide island bench to single storey homes (*home specific*)

Sink and Tapware

- Clark Polar double bowl overmount sink
- Phoenix Arlo or Phoenix Teva sink mixers

Cabinetry

- Full width laminated 'handle-less' style overhead cupboards to full width of rear bench, or Two (2) laminated, two (2) door 'handle-less' style overhead cupboards each up to 900mm in width (*one to each side of rangehood*)
- One (1) laminated, two (2) door 'handle-less' style overhead cupboard above fridge space
- Soft close hinges to overhead cupboards, cabinets and drawers
- Vertical Woodgrain finish to overhead cupboards
- Water connection to fridge space
- Fully-lined interior and exterior laminated cabinetry
- Doors to underside of cooktop bench and island bench
- One bank of four (4) cutlery drawers
- Provision for under bench microwave space with pot drawer
- Provision for dishwasher (*not fully-lined*)
- Choice of handles from builder's standard range to drawers and doors beneath benches
- Window or tiled splashback from builder's standard range (*home specific*)
- Four (4) shelves to pantry

Appliances

Cooktop & Ovens

- 900mm Technika frameless ceramic cooktop with black ceramic glass electric cooktop, five cooking zones and sensor touch control
- 900mm Technika stainless steel built-in oven with ten cooking functions, 100 litre capacity and removable triple glazed cool touch door, and 900mm Technika stainless steel freestanding cooker with dual fuel, five burners and 105 litre electric oven

Rangehoods

- 900mm Technika stainless steel wall mounted canopy rangehood with two LED lamps and sensor touch control, or 700mm Technika concealed under-mount rangehood with three speed push button electric control, two LED lamps and ducted through ceiling

Dishwasher

- 600mm Technika stainless steel freestanding dishwasher with 14 place settings and 7 wash programs

Laundry

Laundry Cabinet

- 760mm wide laminated laundry cabinet

Tapware and Tub

- Chrome laundry mixer tap
- 45 litre stainless steel drop in tub

Tiling

- 600mm high ceramic tiling to laundry cabinet splashback
- Ceramic tiling to laundry floor with 150mm skirting tile (*nominal*)
- Choice of tiles from builder's standard range

Bathroom and Ensuite

Caesarstone® Benchtops

- 20mm Caesarstone® benchtops in a range of colours

Basins

- Caroma Tribute Sopt Inset round or square, or Caroma Luna Inset basin with chrome pop up waste

Tapware and Accessories

- Phoenix Arlo wall basin/bath and shower wall mixers, or Phoenix Vivid Slimline wall basin/bath and shower wall mixers
- Phoenix Radii round or square chrome toilet roll holders, robe hooks or double towel rails

Baths - Main Bathroom

- 1600mm Clark freestanding bath with overflow and chrome waste (*home specific*), or Caroma Newbury 1525mm tiled podium bath with chrome waste

Baths - Ensuite

- 1600mm Clark freestanding bath with overflow and chrome waste (*home specific*), or Caroma Newbury Island Plus 1800mm bath with chrome waste

Rail Shower - Main Bathroom

- Phoenix Vivid 5 function chrome rail shower

Rail Shower - Ensuite

- Phoenix Vivid twin chrome rail shower

Custom Vanities

- Custom designed wall hung vanity or recessed kick vanity with fully-lined laminated finish
- Choice of handles from builder's standard range

Shower Screens

- Semi-frameless shower screens with pivot action door (*home specific*)

Mirrors

- 900mm high polished edge mirrors to full width of vanity, or 700mm high mirror extending from vanity over bath (*home specific*)

Toilet Suites

- Caroma Profile II vitreous china dual flush toilet suites with soft close seat

Floor Grates

- Chrome round floor grates

Tiling

- Ceramic floor tiling to ensuite, bathroom/s
- Extended tile height to 2100mm on vanity wall and shower in ensuite and bathrooms and 150mm high skirting tile (*nominal*)
- Choice of tile colours from builder's standard range

Powder Room (*home specific*)

Basin and Tapware

- Caroma Luna wall hand basin with chrome pop up waste
- Phoenix Arlo or Phoenix Vivid Slimline basin mixer

Mirror

- 900mm high polished edge frameless mirror

Toilet Suite

- Caroma Profile II vitreous china dual flush toilet suites with soft close seat

Accessories

- Phoenix Radii round or square chrome toilet roll holders

Tiling

- Ceramic floor tiling to powder room
- 150mm high skirting tile (*nominal*)
- Choice of tile colours from builder's standard range

Interior

Ceiling Height

- 2550mm high ceilings to single storey homes
- 2550mm high ceilings to lower floor and 2400mm high ceilings to upper floor to double storey homes

Internal Doors and Handles

- Chrome passage and privacy internal door handles from builder's standard range
- 2340mm to single storey and lower floor of double storey homes and 2040mm to upper floor of double storey homes flush panel doors

Wardrobes

- 2400mm to single storey and lower floor of double storey homes and 2100mm to upper floor of double storey homes framed mirror sliding doors or cavity sliding or hinged doors to bedroom robes (*home specific*)
- One shelf to robes with chrome hanging rail

Linen Cupboards

- 2340mm to single storey and lower floor of double storey homes and 2040mm to upper floor of double storey homes hinged door to linen cupboards or high framed vinyl sliding door (*home specific*)
- Four (4) shelves to linen cupboards
- Chrome dummy lever door handle from builder's standard range (*home specific*)

Broom Cupboards

- 2340mm to single storey and lower floor of double storey homes and 2040mm to upper floor of double storey homes hinged door (*home specific*)
- One (1) shelf to broom cupboards
- Chrome dummy lever door handle from builder's standard range

Staircase (Double Storey Homes)

- Carpet covered staircase

Skirting, Architraves and Cornice

- Choice of skirting and architraves from builder's standard range
- 75mm cove style cornice throughout home

Hot Water System

- 170 litre heat pump hot water system for single storey homes (*QLD*)
- 280 litre heat pump hot water service for acreage and double storey homes (*QLD*)
- 26 litre continuous flow gas hot water system (*NSW*)

Paint

- Three (3) coat paint system to internal walls
- Three (3) coat gloss aquanamel paint to interior mouldings and doors
- Two (2) coat paint system to ceilings and cornice

Electrical

- Light points throughout (*home specific*)
- One (1) two-way light switch to staircase (*home specific*)
- Double power points throughout (*home specific*)
- Five (5) single power points in nominated locations
- One (1) TV point for single storey homes and two (2) TV points for double storey homes
- Exhaust fan ducted to eaves if required (*home specific*)
- Earth leakage circuit breakers
- Smoke detectors

Pre-Construction

Building Insurance

- QBCC (*QLD*) or OFT (*NSW*) building insurance fee as per legislation

Engineering

- Soil report and contour survey
- Engineer's slab design
- Allowance for building application fees (*region specific*)

Site Management

- Temporary fencing
- Earthworks up to 500mm of combined cut and fill to produce an even cut and fill

Exterior

Front Entry Door

- 1200mm x 2040mm or Two (2) 820mm x 2040mm timber front entry door(s). Stained or painted frame options with clear glazing (*home specific*)
- Choice of Gainsborough Double Cylinder Trilock entry set from builder's standard range

External Hinged Doors

- 820mm x 2340mm flush panel half glass door to garage and/or laundry with double cylinder deadlock (*home specific*)

Windows and Sliding Doors

- Powder coated aluminium windows with keyed locks, sliding doors and stacker doors (*home specific*)

Garage Door

- Garage door with textured finish in a range of Colorbond® colours and includes one wall button and two remotes

Cladding

- Face brick finish with a large range of brick colours to choose from builder's standard range (*home specific*)
- Lightweight cladding with painted finish (*home specific*)
- AAC/Hebel with rendered and painted finish (*design and region specific*)

Fascia, Gutters and Downpipes

- Colorbond® steel fascia and gutters
- Round PVC painted downpipes

Garden Taps

- Two (2) external brass taps (*home specific*)

Connections

- Allowance made for connection to services of water, sewerage, stormwater and electricity
- Surface water grates
- Telephone provision

Roof

Roof Covering

- Designer or Classic profile concrete roof tiles (*home specific*)

Roof Pitch and Eaves

- 25 degree roof pitch with 450mm eaves to homes (*home specific*)

Energy Efficiency

Insulation

- Minimum R2.0 insulation to internal ceiling areas in specified regions
- Wall wrap sisalation to external walls in specified regions
- 1.5 wall insulation to external walls in specified regions
- Roof sarking in specified regions
- Whirlybird roof ventilator in specified regions

Water

- Minimum 3-star WELS rating for shower heads and 4-star WELS rating for tapware and toilets
- 3000 Litre round rainwater tank in specified regions

Weather Seals

- Weather seals to aluminum windows
- Draft seals to external hinged doors including front entry door

Structural

- Termite resistant structural timber frame and roof trusses
- Concrete slab to suit 'S' class soil classification (*no allowances for piercing or retaining walls - region specific*)
- Concrete slab to suit up to 'M' class soil classification (*Hervey Bay region*)



Baltimore 38 - Arise Display





Online Quote

Want to find out how affordable our homes are?

Request an online quote at coralhomes.com.au/request-quote



Virtual Tours

Not enough time to visit all our displays?

Take a virtual tour at coralhomes.com.au/virtual-tours



Social

Connect with us! We update our social network with the latest Coral Homes news, offers and inspirational photos and videos

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coralhomes.com.au

Elegance Luxury Inclusions are available for new home preliminary agreements entered into commencing 26th October 2020. Elegance Luxury Inclusions may vary according to your chosen home design. All products and selection options will be nominated by Coral Homes. Due to the continuing development of our product, Coral Homes reserves the right to alter product specifications and suppliers at any time and without notice. Geographic restrictions may apply to the availability of some of the inclusions shown in this brochure. For more information refer to the Elegance Luxury Inclusions specification in your contract documentation. QBCC 50792/1014053 & NSW OFT 62084C. 201026