

The background of the entire image is a light beige or cream color with a subtle, organic marbled pattern in shades of grey and taupe. The pattern consists of soft, flowing veins and swirls, reminiscent of natural stone or liquid marble. Centered on this background is the text 'CORAL HOMES' in a large, bold, gold-colored serif font. Below this text is a thin, horizontal gold line. Underneath the line is the phrase 'Elegance Inclusions' written in a black, elegant script font.

CORAL HOMES

Elegance Inclusions

On display

Baltimore
SPRINGFIELD RISE,
SPRING MOUNTAIN



LUXE
by elegance

UP TO
\$55,000*
OF
luxury inclusions

FOR DOUBLE STOREY HOMES

Up to \$38,000^ for Single Storey homes



Daikin Ducted Air-Conditioning



Upgraded Foundation



Upgraded Carpet



Timber-Look Flooring Option



Ceramic Floor Tiling Option



Additional Lighting



Statement Staircase Option



Hamptons Staircase Option



Dulux Wash&Wear® Paint

Photography depicts non-standard items such as timber flooring, porcelain tiling, square set ceilings and ceiling height, corner stacker sliding doors and handles, recessed sliding door tracks, feature windows, feature lighting, built-in cabinetry, island bench cabinetry profiles and finishes, outdoor fan, window furnishings and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture, landscaping, outdoor tiling, swimming pool, water feature and fencing are not supplied by Coral Homes.

*Up to \$55,000 for Double Storey homes is based on the Atlanta 400Q for the Brisbane, Gold Coast and Sunshine Coast price list regions and the Atlanta 477N for the Newcastle and Central Coast price list regions, and ^up to \$38,000 for Single Storey homes is based on the Highlands 385Q for the Brisbane, Gold Coast and Sunshine Coast price list regions and the Lisbon 263N for the Newcastle and Central Coast price list regions as of 3rd July 2024. The average value of the inclusions in the Luxe by Elegance Promotion is listed within the terms and conditions of Coral Homes website. The Luxe by Elegance Promotion applies for all new home preliminary agreements entered into from 3rd of July 2024 and is available for homes with Coral Homes' Elegance Specification level only. Luxe by Elegance Standard Inclusions may vary depending on your choice of home design. Credits will not be provided. All products and selection options will be nominated by Coral Homes. 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 Luxe by Elegance Standard Inclusions. Not all upgrade items in the Promotion are available for all home designs. Coral Homes reserves the right to vary, suspend, cancel, or terminate the Promotion or the terms and conditions at its absolute discretion and without notice. Speak to your New Home Consultant for further information on home specific and region specific upgrades. For full terms and conditions visit coralhomes.com.au/terms-conditions

Luxury extra
Daikin Ducted
Air-Conditioning

Enjoy comfort all year round with Daikin multi-zoned reverse cycle ducted air-conditioning.



Luxury extra
Upgraded
Foundation

Concrete slab to suit up to 'M' Class soil classification.

While this upgrade may not be immediately visible, its potential to provide substantial savings on site expenses could be significant.



NEW DESIGN

On display

Barcelona

SKYRIDGE, WORONGARY

Luxury extra
Timber-Look
Flooring Option

Elevate your home with highly-durable timber-look laminate flooring in a range of colours.



The Luxe by Elegance promotion includes 'Wood Effects Essentials' range of timber-look laminate flooring 1215x197x8mm. Photography depicts upgraded 'Plank Mezzano' engineered European Oak Groell colour 190x1900x15mm timber flooring. Photography depicts non-standard items such as the upgraded statement staircase, feature lighting, grand entry door, wine cellar, square set ceiling and ceiling height, cabinetry handles, profiles and finishes, island cabinetry fluting, curved island Caesarstone® benchtop, an extended window kitchen splashback, integrated refrigerator, upgraded undermount sink, upgraded tapware and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Kitchen overhang not available due to changes in manufacturer's warranty requirements. Other items such as homewares, furniture, fencing and landscaping are not supplied by Coral Homes. Glass window splashback not available in NSW.

Luxury extra Ceramic Floor Tiling Option

Add luxury to main flooring areas with large format 600x600mm ceramic tiles.

LUXE
UP TO
\$55K
OF
Luxury extras
BY ELEGANCE

Sacramento – Springfield Rise, Spring Mountain



The Luxe by Elegance promotion includes 600x600mm ceramic tiles from the builder's standard range. Photography depicts upgraded porcelain tiling 600x600mm available for an additional cost and non-standard items such as an extended window kitchen splashback, island bench fluting, upgraded undermount sink, upgraded tapware, cabinetry handles, profiles and finishes, wall ovens, upgraded butler's pantry, feature lighting, square set ceilings and ceiling height, built-in cabinetry and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture, fencing and landscaping are not supplied by Coral Homes. Glass window splashback not available in NSW.

Barcelona – SkyRidge, Worongary

10mm
Foam Underlay
Now included!
LUXE
by elegance



LUXE
UP TO
\$55K
OF
Luxury extras
BY ELEGANCE

Luxury extra Upgraded Carpet

In bedrooms and other nominated areas, choose from a stunning selection of carpet colours with 10mm foam underlay providing extra comfort underfoot.

The Luxe by Elegance promotion includes the 'Stanley Park' range of carpets available in a selection of colours with 10mm foam underlay. Photography depicts upgraded wool carpet and non-standard items such as stacker door, feature lighting, window furnishings and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as wallpaper, homewares, furniture, timber decking, pools, fencing and landscaping are not supplied by Coral Homes.

Luxury extra Statement Staircase Option

Elevate your double storey home with an elegant feature staircase.

Includes glass balustrade, timber-stained base tread, riser, handrail and carpet covered staircase.



Sacramento – Springfield Rise,
Spring Mountain



Photography depicts non-standard items such as timber stain colour on statement staircase, wool carpet upgrade on statement staircase, porcelain tiling and ceiling height and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares and furniture are not supplied by Coral Homes.

Monash – HomeWorld Warnervale



Luxury extra Hamptons Staircase Option

Enjoy upgraded Hamptons styling with a carpet grade staircase featuring a painted timber balustrade and base riser, stained timber handrail and base tread.

Photography depicts non-standard items such as timber flooring, ceiling height, feature windows, feature lighting, built-in cabinetry and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture and landscaping are not supplied by Coral Homes.

Luxury extra
Additional
Lighting

Create a welcoming ambience
with up to 30 additional downlights
included throughout your home.



Luxury extra
Dulux
Wash&Wear®
Paint

Give your internal walls the ultimate
protection with hard-wearing Dulux
Wash&Wear® Matt paint.

Up to 30 downlights above entry, hallway, pantry, dining and kitchen – total quantities vary per house design. Photography depicts feature pendant lighting above kitchen island benchtop and dining table and non-standard items such as timber flooring, ceiling height, corner stacker sliding doors and handles, feature windows, built-in cabinetry, island bench cabinetry, outdoor fan, window furnishings and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture, landscaping, outdoor tiling, swimming pool, water feature and fencing are not supplied by Coral Homes.

On display

Sacramento
SPRINGFIELD RISE,
SPRING MOUNTAIN



Photography depicts non-standard facade and items including feature stone, render finish, timber panelling over windows, timber panel garage door, wool carpet upgrade and timber stain colour on statement staircase, window furnishings, feature lighting, square set ceiling and ceiling height, stacker sliding doors and handles, louvre windows, timber flooring, outdoor tiling and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture, driveway, landscaping, outdoor BBQ and fencing are not supplied by Coral Homes. COLORBOND® and TRUECORE® are registered trade marks of BlueScope Steel Limited (ABN 16 000 011 058). All rights reserved.

Elegance Inclusions Quality Foundations

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 (<i>region specific</i>) |
| Site Management | - Temporary fencing (<i>site specific</i>) - Earthworks up to 500mm of combined cut and fill to produce an even site finish (<i>region specific</i>) |
| Connections | - Allowance made for connection to services of water, sewerage, stormwater and electricity (<i>site specific</i>) - Surface water grates (<i>site specific</i>) - Telephone provision (<i>site specific</i>) |

Structural

| | |
|-----------------------|---|
| Frame and Slab | - Steel frame made from TRUECORE® steel and a roof made from COLORBOND® steel (<i>home specific</i>) - Termite treated structural timber frame and roof trusses (<i>home specific</i>) - Concrete engineer designed slab to suit up to 'M' class soil classification available with our Luxe by Elegance promotion (<i>no allowances for piling or retaining walls – region specific</i>) |
|-----------------------|---|



Atlanta – SkyRidge, Worongary



Photography depicts non-standard items including slideout stainless steel rangehood, upgraded butler's pantry, timber flooring, tapware, island bench cabinetry, glass display cabinet, cabinetry handles, profiles and finishes, integrated refrigerators, feature lighting, feature tiling to splashback, porcelain tiling and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture, refrigerators, window furnishings, landscaping and fencing are not supplied by Coral Homes. Glass window splashback not available in NSW.

Kitchen Caesarstone® Benchtops

Caesarstone® Crystalline Silica-free Benchtops

20mm Caesarstone® benchtops in a range of colours.



Caesarstone® Island Benchtop – Waterfall Edges

Durable 20mm Caesarstone® island benchtop with luxurious waterfall edges, including eye catching 20mm Caesarstone® to the rear benchtop *(as shown)*.



Option One

or

Caesarstone® Island Benchtop – 40mm

40mm statement piece Caesarstone® island benchtop, including eye catching 20mm Caesarstone® to the rear benchtop *(as shown)*.



Option Two

Bonus

Double Storey Homes Extended Island Benchtop

1200mm extra wide island bench for double storey homes *(home specific)*.

Option One

or

Option Two

Kitchen Overhead Cupboards

Full Width

Enjoy expansive laminated 'handle-less' style overhead cupboards, seamlessly extending across the entire width of the rear bench, equipped with soft-close hinges for added convenience.



Two Door

Two stylish 'handle-less' style overhead cupboards with soft close hinges (each side of rangehood).



Fridge Space

Two door laminated 'push to open' overhead cupboards above fridge space for additional storage.

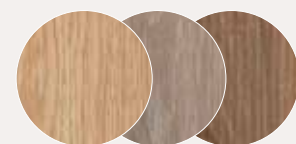
Water Connection

Convenient hassle-free water connection to fridge space.

Optional

Vertical Woodgrain Finish

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



Kitchen Sink Mixers & Sinks

Sink Mixer

A choice of chic, functional sink mixers in chrome or matte black to suit your taste.



Phoenix Arlo – chrome or matte black (as shown)



Caroma Basis – chrome

Sink

A choice of quality stainless steel sinks to compliment your island benchtop.



Clark Punch 1.75 inset sink



Clark Polar overmount sink



Clark Polar undermount sink



Kitchen

European Designed Appliances

Option One

Technika Freestanding Cooker

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



or

Technika Frameless Ceramic Cooktop

A modern 900mm frameless black ceramic glass electric cooktop that's easy to clean with five cooking zones and sensor touch control.



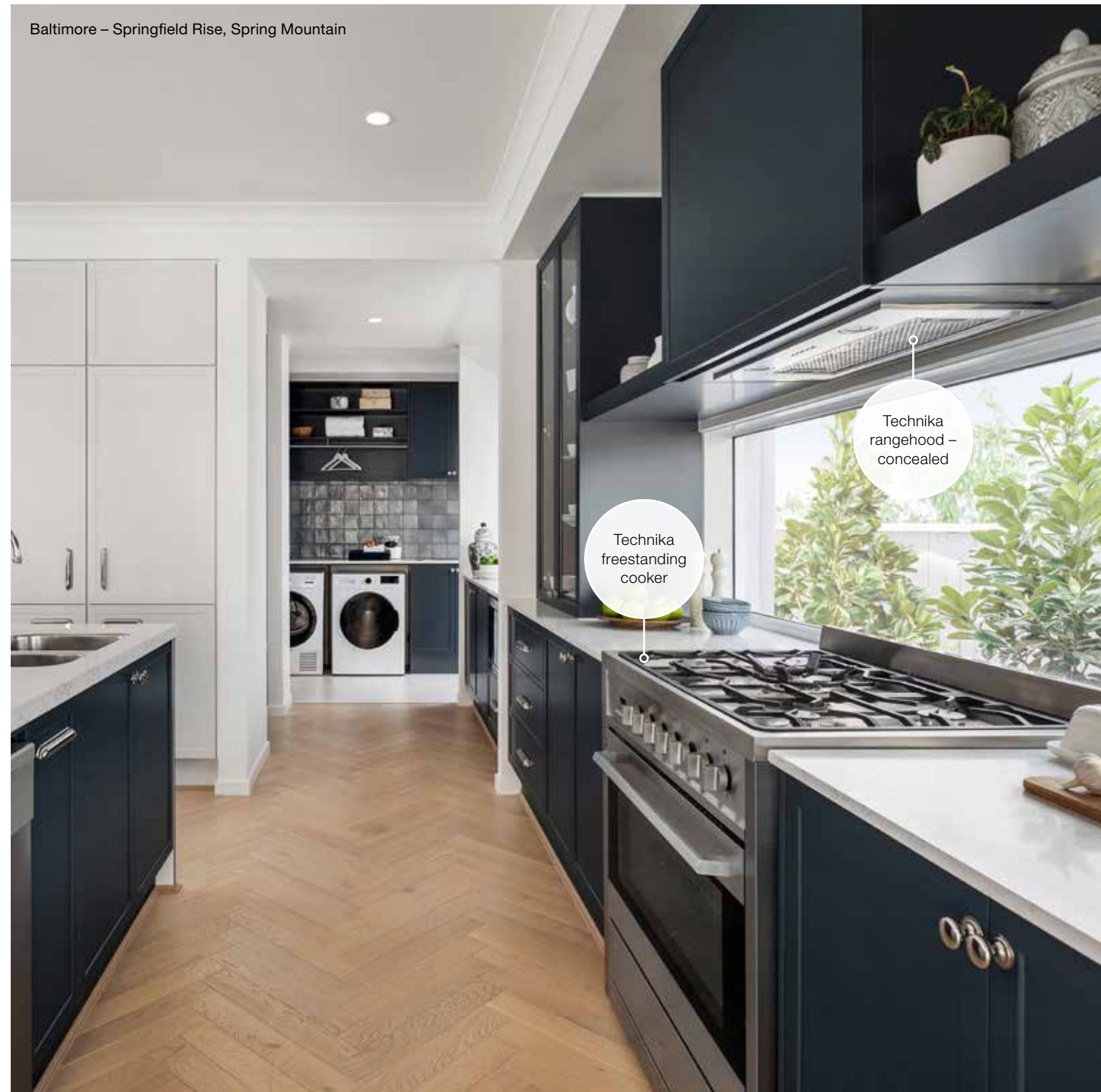
Option Two

Technika Built-In Oven

A sleek 900mm stainless steel and black glass electric built-in oven. Designed for versatility, it offers ten cooking functions and a spacious 100 litre capacity. The triple glazed cool-touch doors ensure safety and effortless cooking efficiency.



Baltimore – Springfield Rise, Spring Mountain



Option One

Technika Rangehood – Sensor Touch

A modern 900mm stainless steel with black glass wall mounted externally ducted canopy rangehood, two energy efficient LED lamps and sensor touch control.



or

Technika Rangehood – Concealed

700mm concealed undermount rangehood, offering superior air extraction across three fan speeds with push button electric control, two energy efficient LED lamps and ducted externally.



Option Two

Stainless Steel Dishwasher

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



Kitchen Handles & Provisions

Handles

Choice of handles from builder's standard range to drawers and doors beneath benches.

Empoli



Bell Knob



Baldone



Plus more

Drawers

One bank of four soft close cutlery drawers (*home specific*).

Soft Close Hinges

Soft close hinges to all drawers, underbench and overhead cupboards.

Provisions

Provision for under bench microwave space with soft close pot drawer and dishwasher (*not fully-lined*).

NEW DESIGN

On display

Barcelona
SKYRIDGE, WORONGARY



Kitchen Splashback & Pantry

Window Splashback

Only available in conjunction with 20mm Caesarstone® benchtops (*home and region specific – Not available in NSW*).



or

Tiled Splashback

Add a touch of luxury with a tiled splashback from builder's standard range (*home specific*).



Pantry Shelves

Keep your kitchen clutter free with four shelves within the pantry.

Pantry Door

Out of sight, out of mind with a 2340mm hinged flush panel door (*home specific*).

or

Cavity Slider

This hidden door saves precious floor space and allows easy pantry access (*home specific*).



Interior High Ceilings

Enhance your living space with 2550mm high ceilings to single storey and ground floor levels of double storey homes, complemented by 2400mm high ceilings to the upper floors.

Lagos – Yarrabilba

ELEGANCE STANDARD INCLUSION

Photography depicts non-standard items including timber flooring, stacker sliding doors and handles, recessed sliding door tracks, feature window, cabinetry, profiles and finishes, feature lighting, outdoor tiling, outdoor fan and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as landscaping, timber decking, pergola, outdoor day bed, homewares and furniture are not supplied by Coral Homes.



Clark inset basin – round

Phoenix Arlo wall basin mixer

20mm Caesarstone® benchtops

Custom wall hung vanity

Bathroom & Ensuite Caesarstone® Benchtops, Mixers & Basins

Caesarstone® Crystalline Silica-free Benchtops

20mm Caesarstone® benchtops in a range of colours.



Snow

Ocean
Foam

Osprey

Intense
White

Oyster

Raven

Basin and Bath Mixers

A choice of stylish, easy to clean chrome or matte black wall mounted mixers.



Phoenix Arlo wall basin/bath mixer – chrome or matte black (as shown)

Caroma Basis wall basin/bath mixer – chrome

Basin

A choice of functional basins with pop up waste and overflow.



Clark inset basin – round (as shown)

Clark inset basin – square

Caroma Luna inset basin

Bathroom & Ensuite

Rail Shower, Shower Screen & Floor Grates

Rail Shower

Ensuite

A choice between a chrome or matte black Phoenix Vivid twin shower rail (as shown).

Main Bathroom

Choose from the Phoenix Vivid 5 function rail shower in chrome or matte black or the Caroma Basis 5 function rail shower in chrome.

Shower Mixer

Ensuite & Bathrooms

A choice of stylish, easy to clean chrome or matte black wall mounted mixers.

Shower Screen

Semi-frameless chrome shower screen with clear glass pivot door.

Shower Wall Tiling

2100mm tile height to shower wall with a choice of colours from builder's standard range.

Floor Grates

Chrome Bermuda smart tile to bathroom and ensuite.



Phoenix Vivid twin rail shower
– chrome or matte black (as shown)
to ensuite



Phoenix Arlo shower mixer
– chrome or matte black (as shown)



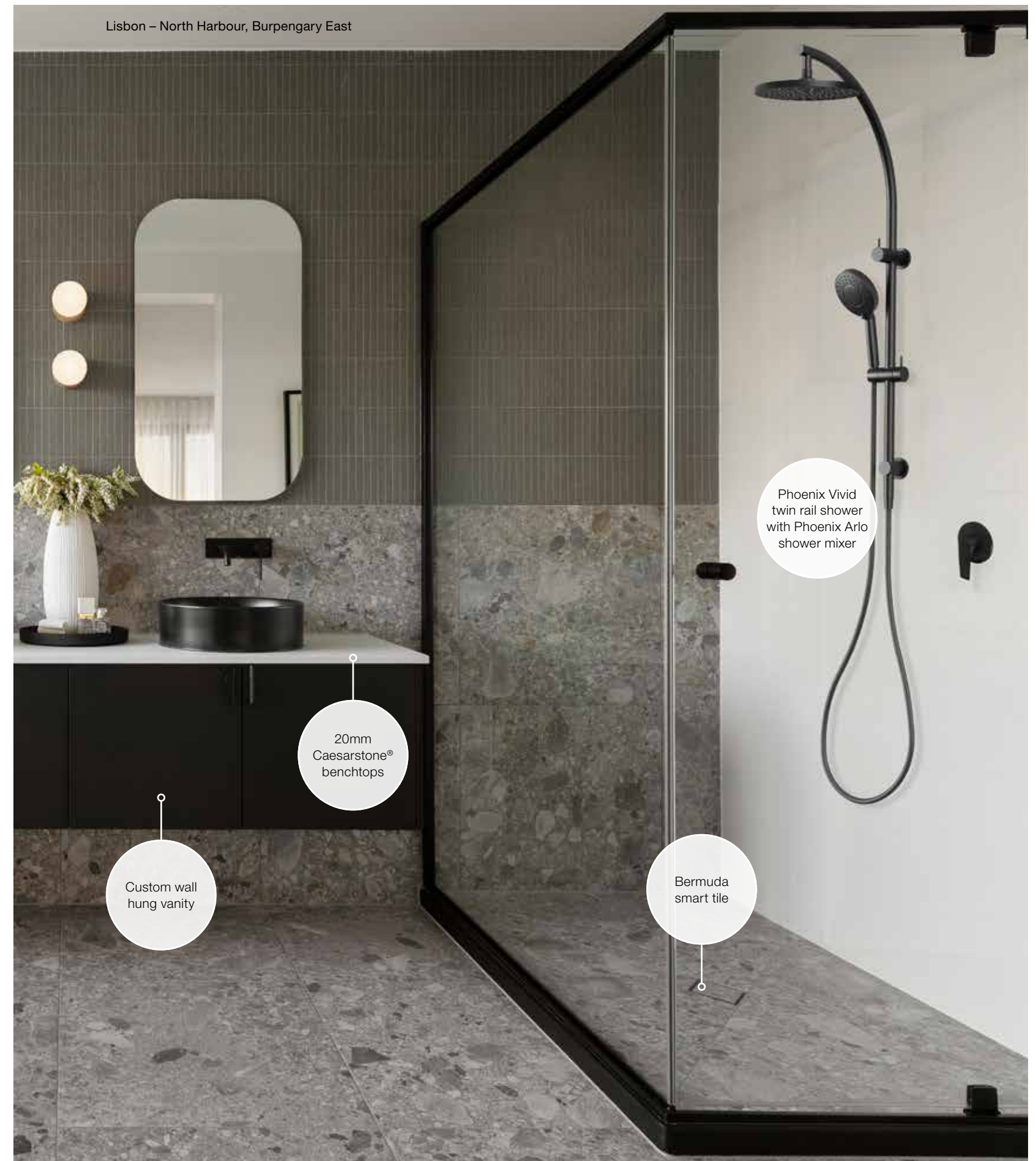
Caroma Basis shower mixer
– chrome



Phoenix Vivid 5 function rail shower
– chrome or matte black
to main bathroom



Caroma Basis 5 function rail shower
– chrome to main bathroom



Bathroom & Ensuite Bath & Polished Edge Mirrors

Freestanding Bath to Main Bathroom and Ensuite

Unwind in the elegant round freestanding bath with overflow and subtle chrome waste (as shown – home specific).



Vanity Mirror

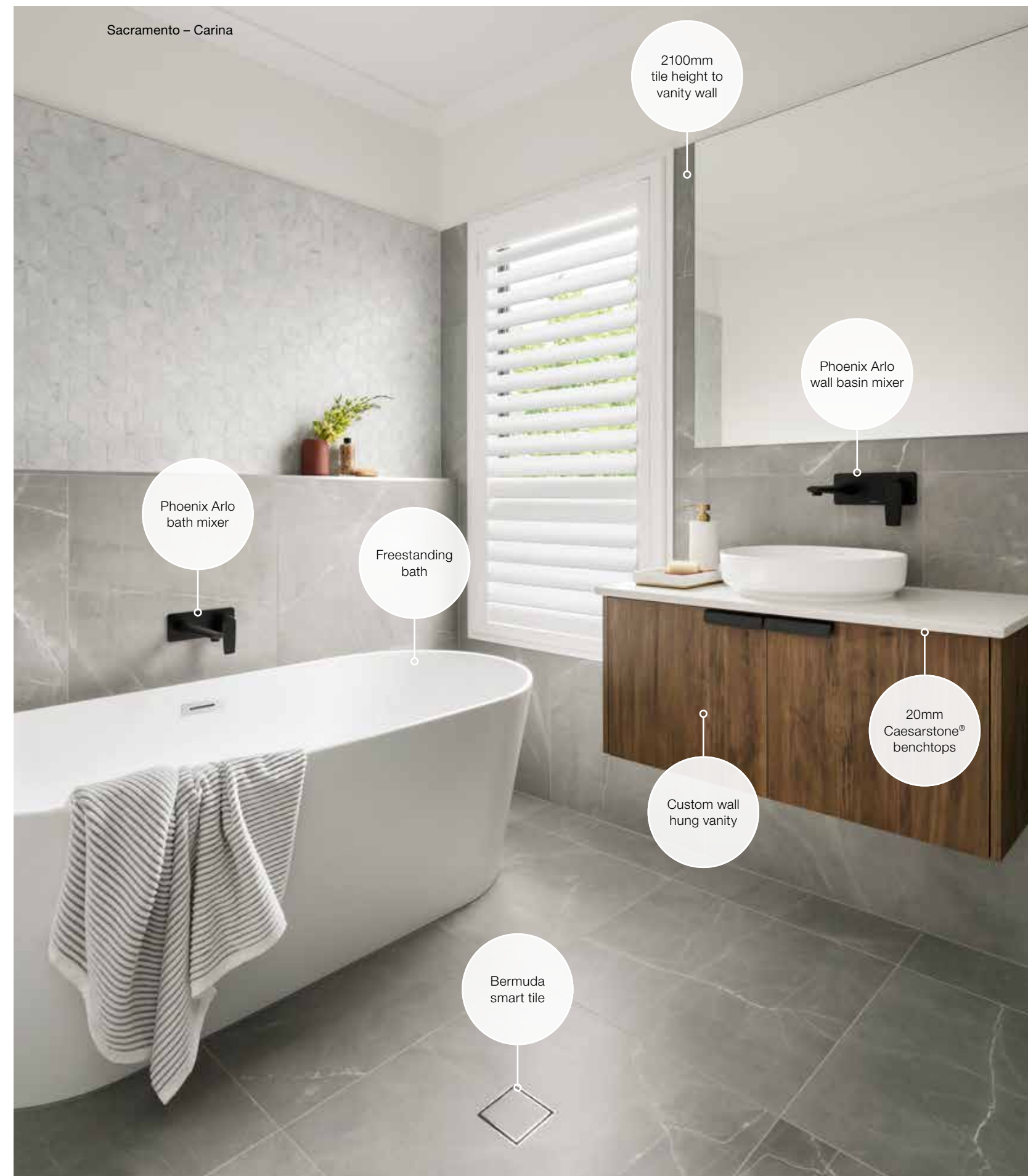
900mm high polished edge mirrors to full width of vanity (as shown).



or

Over Bath Mirror

700mm high polished edge mirror extending from vanity over bath (as shown – home specific).





Bathroom & Ensuite Custom Designed Vanity

Wall Hung Vanity

Custom designed wall hung vanity with fully-lined interior and laminate exterior finish (*home specific*).

or

Full Height Vanity

A timeless full height vanity with fully-lined interior and laminate exterior finish (*as shown*).

Soft Close Hinges

Soft close hinges to custom vanity cabinets.

Vanity Handles

Complete your finishes with a choice of handles from builder's standard range to doors beneath selected vanity.

Empoli



Bell Knob



Baldone



Plus more

Vanity Wall Tiling

2100mm tile height to vanity wall.



Full height vanity

Bathroom & Ensuite Accessories & Toilet Suite

Accessories

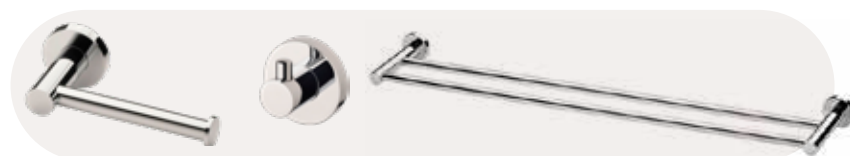
Phoenix Rarii or Caroma Basis toilet roll holders with the choice of either two robe hooks or a 600mm double towel rail.

Toilet Suite

The Posh Solus round close coupled toilet suite features smooth lines for easy cleaning and is perfect for busy families.



Phoenix Rarii Round toilet roll holder, robe hooks or double towel rail – matte black



Phoenix Rarii Round toilet roll holder, robe hooks or double towel rail – chrome



Phoenix Rarii Square toilet roll holder, robe hooks or double towel rail – matte black



Phoenix Rarii Square toilet roll holder, robe hooks or double towel rail – chrome



Caroma Basis Round toilet roll holder, robe hooks or double towel rail – chrome

Powder Room Benchtop, Basin & Mixer *(Home specific)*

Caesarstone® Drop Front Vanity

350mm Caesarstone® Crystalline silica-free drop front vanity in a range of colours *(as shown)*. Only available with 20mm Caesarstone®.

Basin Mixers

A choice of stylish, easy to clean wall mounted mixers.



Phoenix Arlo wall basin/bath mixer – chrome or matte black *(as shown)*



Caroma Basis wall basin/bath mixer – chrome

Basin

Caroma Luna inset basin with chrome pop up waste *(as shown)*.



Caroma Luna inset basin *(as shown)*



Phoenix Arlo wall basin mixer and Caroma Luna inset basin with drop front vanity

Interior

Laundry, Linen & Wardrobes

Laundry Cabinet

Add flair with a 760mm laminated laundry cabinet with drop in tub and chrome mixer tap (as shown).

Laundry Bench*

Prioritise organisation and functionality with an extended 20mm Caesarstone® Crystalline silica-free benchtop (up to 1300mm).

Laundry Tiling

Stylish 600mm high ceramic tiling to cabinet splashback.

Linen Cupboards

Maximise storage with four shelves to linen cupboard (as shown).

Framed Vinyl Sliding Doors

2400mm high doors to single storey and lower floor of double storey homes and 2100mm to upper floor of double storey homes (home specific).

or

Hinged Doors

2340mm high flush doors to single storey and lower floor of double storey homes and 2040mm to upper floor of double storey homes (home specific).

Wardrobes

One shelf to robes with chrome hanging rail.

Mirror Sliding Doors

2400mm high doors to single storey and lower floor of double storey homes and 2100mm to upper floor of double storey homes (home specific).

or

Hinged Doors

2340mm high doors to single storey and lower floor of double storey homes and 2040mm to upper floor of double storey homes (home specific).



Interior

Internal Doors, Paint & Electrical

Door Handles

Choice of Gainsborough chrome passage or privacy* internal door handles.

Flush Panel Doors

Extended 2340mm high doors to single storey and lower floor of double storey homes and 2040mm high to upper floor of double storey homes.

Paint

Durable three coat paint system to internal walls.

Two coat gloss aquanamel paint to interior mouldings and doors.

Two coat paint system to ceilings and cornice.

Amelia



Florence



Bailey



Olive



Plus more

National Broadband Network

Stay connected with provision for NBN communication equipment within the garage (region specific).

Electrical

Light points and double powerpoints throughout the home for practicality with one TV point for single storey homes and two TV points for double storey homes.

Power Points

One double USB charge point on a double power point.

USB charge power point



*Laundry benchtop extension is subject to design and/or structural constraints. Not all designs can accommodate this benchtop length. In cases where a minimum of 650mm cannot be achieved adjacent to the existing laundry cabinet, a benchtop extension will not be provided. For Laundries with a sliding door adjacent to the laundry benchtop a minimum separation of 150mm is required from the cabinet and/or supporting laminated gable. For Laundries with a hinged door, the benchtop must remain clear of the door swing. The Laundry benchtop extension may not be suitable in cases where top loader washing machines are to be utilised. Benchtop extension

to be from one (1) side of existing laundry cabinet only and includes a maximum of one (1) laminated gable, no under-bench cupboards are included in this offer. Photography depicts non-standard items including laundry door, feature tiling, cabinetry handles, profiles and finishes, built-in desk and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture, washing machine, dryer, laptop, landscaping and fencing are not supplied by Coral Homes.*Note: Privacy internal door handles are only to master, toilet and bathroom.

Proud Suppliers of
COLORBOND® steel
& TRUECORE® steel

Including a 60mm thick Anticon insulation blanket
under the entire area of your roof! (region specific)

Colorbond® | Truecore®

Now
included!
with Acreage and
Double Storey
Homes*

Colorbond®

Truecore®

On display

Highlands
EVERLEIGH ESTATE,
GREENBANK

*Coral Homes reserves the right to substitute the steel house frame with termite-treated timber at its absolute discretion where supply or installation is delayed. For homes located within close proximity of surf or exposed marine influences where a steel frame is not eligible for a 50-year manufacturer's warranty – termite treated timber framing will be utilised. A roof made from COLORBOND® steel & frame made from TRUECORE® steel inclusion is subject to change without notice. Photography depicts non-standard facade and items including feature stone, brick and timber, render finish, stained entry door frame, feature door side light, raked-ceiling, windows, external bedroom doors, window furnishings, feature lighting, built-in cabinetry, and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture, porch tiling, paving, pergola, driveway, landscaping and fencing are not supplied by Coral Homes. TRUECORE® and COLORBOND® are registered trade marks of BlueScope Steel Limited (ABN 16 000 011 058). All rights reserved.

Exterior Roof Covering, Pitch & Eaves

Roof Covering *(home and region specific)*

Designer profile concrete roof tiles, including sarking, with COLORBOND® steel fascia and gutters as standard for single storey homes.



Roof Pitch

Add street appeal with a 25° roof pitch *(home specific)*.

Roof Eaves

450mm eaves *(home specific)*.

Structural Timber Frame

Timber Frame *(home specific)*

Build with confidence in the knowledge that your timber frame and trusses are strong and termite treated as standard.



Atlanta – SkyRidge, Worongary



Highlands – Everleigh, Greenbank



Lisbon – Springfield Rise, Spring Mountain



Exterior

External Doors, Windows & Garage

Door Handle

Secure Gainsborough Double Cylinder Trilock entry door handle.

Grand Entry Door

Welcome guests in style with one statement timber entry door 820mm x 2340mm or 1200mm x 2340mm, painted or stained with clear glazing (*home specific*).



Angular



XLR160



XS24



XS26



XS45



JST1

Plus more

Windows and Sliding Doors

Powder coated aluminium windows with keyed locks. Maximise natural light with 2100mm high sliding doors and stacker doors (*home specific*).



Automatic Garage Door

Modern garage door with textured finish in a range of COLORBOND® steel colours. Includes one wall button and two remotes.



Dover White Surfmist Southerly Shale Grey Bluegum Windspray Basalt Monument

Plus more

Photography depicts non-standard facades and items including feature stone and timber, render finish, stained entry door frame, entry door window panel and sidelight, double entry doors, raked-ceiling, window upgrades, built-in cabinetry, window furnishings, two external paint colours, render and cladding, a roof made from COLORBOND® steel on single storey home, feature lighting, feature tiling, slideout rangehood and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture, refrigerators, timber decking, paving, driveway, landscaping and fencing are not supplied by Coral Homes. COLORBOND® is a registered trade mark of BlueScope Steel Limited (ABN 16 000 011 058). All rights reserved.

Garage door profiles differ depending on garage door supplier.

Elegance
Luxe by Elegance &
Standard Inclusions



LUXE by Elegance

| | |
|-------------------------|---|
| Ducted Air-Conditioning | - Daikin multi-zoned reverse cycle ducted air-conditioning |
| Timber-Look Flooring | - 'Wood Effects Essentials' range of timber-look laminate flooring 1215x197x8mm in a range of colours, or |
| Ceramic Floor Tiling | - 600x600mm ceramic tiles from builder's standard range to main flooring areas (excluding under stairs) |
| Carpet | - Carpet to bedrooms and nominated areas from the 'Stanley Park' range, available in a variety of colours with 10mm foam underlay |
| Staircase | - Glass balustrade, timber-stained base tread, riser and handrail, and carpet covered staircase or - Hamptons style with painted timber balustrade and base riser, stained timber handrail and base tread, and carpet covered staircase |
| Lighting | - Up to 30 downlights above entry, hallway, pantry, dining and kitchen – total quantities vary per house design |
| Upgraded Foundation | - Concrete slab to suit up to 'M' class soil classification |
| Dulux Wash&Wear® Paint | - Dulux Wash&Wear® Matt paint to internal walls |

Kitchen

| | |
|------------------------|---|
| Caesarstone® Benchtops | - 20mm Caesarstone® Crystalline silica-free island bench with waterfall edges, or 40mm Caesarstone® Crystalline silica-free island bench in a range of colours - 20mm Caesarstone® Crystalline silica-free rear benchtop in a range of colours - 900mm wide island bench or bonus 1200mm wide island bench to double storey homes (home specific) |
| Sink & Sink Mixers | - Clark Punch 1.75 inset or Clark Polar double bowl overmount sink or Clark Polar double bowl undermount sink - Phoenix Arlo chrome or matte black or Caroma Basis chrome |
| Overhead Cupboards | - Laminated 'handle-less' style overhead cupboards to full width of rear bench, or two (2) laminated 'handle-less' style overhead cupboards (each side of rangehood) - One (1) laminated, two (2) door 'push to open' overhead cupboard above fridge space - Vertical Woodgrain finish to overhead cupboards (optional) |
| Cabinetry | - Fully-lined interior and exterior laminated cabinetry - Soft close hinges to all drawers, underbench and overhead cupboards - Choice of handles from builder's standard range to drawers and doors beneath benchtops - Doors to underside of cooktop bench and island bench - One (1) bank of four (4) cutlery drawers - Four (4) shelves to pantry - Provision for under bench microwave space with pot drawer (home specific) - Provision for dishwasher (not fully-lined) - Water connection to fridge space |
| Splashback | - Tiled splashback from builder's standard range or window splashback (home specific & region specific – window splashback not available in NSW) |

Appliances

| | |
|-----------------|--|
| Cooktop & Ovens | - 900mm Technika stainless steel freestanding gas cooker, or 900mm Technika ceramic cooktop with 900mm Technika stainless steel built-in oven |
| Rangehoods | - 900mm Technika stainless steel wall mounted canopy rangehood, or 700mm Technika concealed undermount rangehood |
| Dishwasher | - 600mm stainless steel freestanding dishwasher |



Bathroom & Ensuite

| | |
|-----------------------------|--|
| Caesarstone® Benchtops | - 20mm Caesarstone® Crystalline silica-free benchtops in a range of colours |
| Basins (with overflows) | - Clark inset basin round or square or Caroma Luna inset basin with chrome pop up waste |
| Basin Mixers & Accessories | - Phoenix Arlo chrome or matte black or Caroma Basis chrome wall basin/bath and shower wall mixers - Phoenix Radii round or square, chrome or matte black or Caroma Basis, chrome toilet roll holders, two (2) robe hooks or one (1) double towel rail |
| Baths | - 1400mm or 1600mm freestanding bath with overflow and chrome waste (home specific) |
| Rail Shower – Main Bathroom | - Phoenix Vivid 5 function rail shower, chrome or matte black or Caroma Basis 5 function rail shower, chrome |
| Rail Shower – Ensuite | - Phoenix Vivid twin rail shower, chrome or matte black |
| Custom Vanities | - Custom designed wall hung vanity or recessed kick vanity with fully-lined finish and choice of handles from builder's standard range with soft close hinges (wall hung vanities located adjacent to external walls to upper floors include a tiled plinth on double storey designs) (Woodgrain finish not included) |
| Shower Screens | - Semi-frameless chrome 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 | - Posh Solus round toilet suite with soft close seat |
| Tiling | - Ceramic floor tiling to ensuite/s and bathroom/s - Extended tile height to 2100mm on vanity wall and shower in ensuite/s and bathroom/s and 150mm high skirting tile (nominal) - Choice of tile colours from builder's standard range |
| Floor Grates | - Chrome Bermuda smart tile |

Powder Room

| | |
|-----------------------|---|
| Basin (with overflow) | - Caroma Luna inset basin with chrome pop up waste |
| Basin Mixers | - Phoenix Arlo chrome or matte black or Caroma Basis chrome wall mixers |
| Mirrors | - 900mm high polished edge frameless mirror |
| Toilet Suite | - Posh Solus round toilet suite with soft close seat |
| Tiling | - Ceramic floor tiling to powder room - 150mm high skirting tile (nominal) - Choice of tile colours from builder's standard range |
| Accessories | - Phoenix Radii round or square, chrome or matte black or Caroma Basis round, chrome toilet roll holders |

Home Specific

| | |
|--------------------------------|--|
| Caesarstone® Drop Front Vanity | - 350mm Caesarstone® Crystalline silica-free drop front vanity in a range of colours (only available with 20mm Caesarstone®) |
| Basin Mixer | - Phoenix Arlo chrome or matte black or Caroma Basis chrome wall mixers |
| Basin (with overflow) | - Caroma Luna inset basin with chrome pop up waste |
| Mirrors | - 900mm high polished edge frameless mirror to full width of vanity |

Laundry

| | |
|-----------------|--|
| Cabinet | - 760mm laminated laundry cabinet (with soft close hinges) |
| Laundry Bench* | - Extended (up to 1300mm) 20mm Caesarstone® Crystalline silica-free benchtop in a range of Crystalline silica-free colours |
| Tapware and Tub | - Chrome laundry mixer tap with 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 |

*Laundry benchtop extension is subject to design and/or Structural constraints. Not all designs can accommodate this benchtop length. In cases where a minimum of 650mm cannot be achieved adjacent to the existing laundry cabinet, a benchtop extension will not be provided. For Laundries with a sliding door adjacent to the laundry benchtop a minimum separation of 150mm is required from the cabinet and/ or supporting laminated gable. For Laundries with a hinged door, the benchtop must remain clear of the door swing. The Laundry bench top extension may not be suitable in cases where top loader washing machines are to be utilised. Bench top extension to be from one (1) side of existing laundry cabinet only and includes a maximum of one (1) laminated gable, no under bench cupboards are included in this offer.

Elegance Standard Inclusions

Interior

| | |
|---|---|
| Ceiling Height | <ul style="list-style-type: none">- 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 & Handles | <ul style="list-style-type: none">- Chrome internal door handles from builder's standard range- Flush panel doors: 2340mm to single storey and lower floor of double storey homes and 2040mm to upper floor of double storey homes |
| Wardrobes | <ul style="list-style-type: none">- Framed mirror sliding doors: 2400mm to single storey and lower floor of double storey homes and 2100mm to upper floor of double storey homes, or- Flush panel doors: 2340mm to single storey and lower floor of double storey homes and 2040mm to upper floor of double storey homes (<i>home specific</i>)- One (1) shelf to robes with chrome hanging rail |
| Linen Cupboards | <ul style="list-style-type: none">- Framed vinyl sliding doors: 2400mm to single storey and lower floor of double storey homes and 2100mm to upper floor of double storey homes, or- Flush panel doors: 2340mm to single storey and lower floor of double storey homes and 2040mm to upper floor of double storey homes (<i>home specific</i>)- Four (4) shelves to linen cupboards |
| Broom Cupboards (<i>home specific</i>) | <ul style="list-style-type: none">- One (1) shelf to broom cupboards- Chrome dummy lever door handle from builder's standard range- Hinged flush door: 2340mm to single storey and lower floor of double storey homes and 2040mm to upper floor of double storey homes (<i>home specific</i>) |
| Skirting, Architraves & Cornice | <ul style="list-style-type: none">- Choice of skirting and architraves from builder's standard range- 75mm cove style cornice throughout home |
| Paint | <ul style="list-style-type: none">- Three (3) coat paint system to internal walls- Two (2) coat gloss aquanamel paint to interior mouldings and doors- Two (2) coat paint system to ceilings and cornice |
| National Broadband Network | <ul style="list-style-type: none">- Provision for NBN communication equipment within the garage (<i>region specific</i>) |
| Electrical | <ul style="list-style-type: none">- Light points throughout (<i>home specific</i>)- One (1) two-way light switch to staircase (<i>home specific</i>)- One (1) double USB charge point on a double power point- Double power points throughout (<i>home specific</i>)- Five (5) single power points in nominated locations- One (1) TV point for single storey homes and two (2) for double storey homes- Exhaust fan ducted to eaves or brickwork (if no eave exists) (<i>home specific</i>)- Earth leakage circuit breakers- Smoke detectors |


Exterior

| | |
|--|--|
| Front Entry Door | <ul style="list-style-type: none">- One (1) 820mm x 2340mm or 1200mm x 2340mm stained or painted door with clear glazing (<i>home specific</i>)- Gainsborough Angular Double Cylinder Trilock chrome entry set |
| External Hinged Doors | <ul style="list-style-type: none">- 820mm x 2040mm flush panel or half glass door to garage and/or laundry (<i>home specific</i>)- Gainsborough Governor Knob Combination Set with Double Cylinder Deadbolt |
| Windows & Sliding Doors | <ul style="list-style-type: none">- Powder coated aluminium windows with keyed locks, sliding doors and stacker doors (<i>home specific</i>) |
| Garage Door | <ul style="list-style-type: none">- Garage door with textured finish in a range of COLORBOND® steel colours and includes one wall button and two remotes |
| Brick & Cladding | <ul style="list-style-type: none">- Face brick finish with a large range of brick colours to choose from builder's standard range (<i>home specific</i>)- Lightweight cladding with painted finish (<i>home specific</i>) |
| Garden Taps | <ul style="list-style-type: none">- Two (2) external brass taps (<i>home specific</i>) |
| Outdoor Living Fan (<i>home specific</i>) | <ul style="list-style-type: none">- Ceiling fan with speed controller and a blade rotation diameter of minimum 900mm to one (1) outdoor living |



Roof

| | |
|--------------------|--|
| Roof Covering | <ul style="list-style-type: none">- Designer profile concrete roof tiles or a roof made from COLORBOND® steel (<i>home and region specific</i>) |
| Downpipes | <ul style="list-style-type: none">- Round PVC painted downpipes |
| Fascia and Gutters | <ul style="list-style-type: none">- COLORBOND® steel fascia and gutters in a range of colours |
| Roof Pitch | <ul style="list-style-type: none">- 25 degree roof pitch (<i>home specific</i>) |
| Roof Eaves | <ul style="list-style-type: none">- 450mm eaves to homes (<i>home specific</i>) |




Scan
to download your
region specific
pricelist and
see your enegry
inclusions

Maximising
Energy
Efficiency

At Coral Homes, we're committed to working closely with you to build a home that prioritises energy efficiency, minimises ongoing living costs and fits within your budget.

Coral Homes' standard energy inclusions vary from region to region across New South Wales and Queensland. For a list of your energy inclusions, visit our website or speak with a New Home Consultant at a Display Home near you.



Exclusive Access Customer Portal

Gain round-the-clock access to the Coral Homes Customer Portal upon completion of your initial paperwork and home deposit.

Our Customer Portal will keep you informed and inspired throughout your home building journey. Access project updates, resources, contracts, documents, and communication all in one convenient location.

Atlanta – SkyRidge, Worongary



Scan
to view our
home designs



Photography depicts non-standard items including upgraded ceiling height, square set ceilings, timber flooring, bi-fold doors and handles, feature lighting, louvre windows, outdoor tiling and more which are not included in the price of homes with Luxe by Elegance Standard Inclusions. Other items such as homewares, furniture, landscaping, pools and fencing are not supplied by Coral Homes.

Why Coral Homes?

Our foundation is built on transparency, trust and exceptional customer service. Having built over 27,000 homes across three decades, our customers receive a fixed price guarantee, independent quality checks and so much more.



35+ Years Experience

Over 27,000 families have trusted us to build their family home. Providing a high level of quality, 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.



Independent Quality Inspections

We have a stringent seven step Quality Assurance process to ensure we build each and every home to a high quality. This process includes an independent quality inspection.



Award-Winning Home Builder

We're a proud two-time winner of the HIA Professional Major Builder Award, the industry's most prestigious award. We are also honoured to be named ProductReview winners for customer satisfaction for 2021, 2022 & 2024.

CORAL HOMES

coralhomes.com.au

*The fixed price guarantee is in respect to the cost 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. The copyright in the floorplans and facades depicted in this brochure are owned by or licensed to Coral Homes Pty Ltd and may not be reproduced, copied or dealt with in any manner which infringes the exclusive rights of Coral Homes Pty Ltd as prescribed by the Copyright Act 1968 without the express written authorisation of Coral Homes Pty Ltd. Coral Homes Qld Pty Ltd QBCC 1014053. Coral Homes Pty Ltd QBCC 50792, NSW OFT 62084C.