

IDEAL HOMES **DISPLAY SERIES**

THE CORTEZ



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ideal homes
the building centre



DISPLAY SERIES

The Cortez is designed to suit traditional size lots and offers everything you need in a family home and more! Featuring open spaces and plenty of room to move the Cortez offers all the quality features you are looking for, providing the biggest value home at an ideal price.

THE CORTEZ

Total area 289.63m²

The Cortez inclusions:

- Huge family home with open plan living
- Four large bedrooms with robes
- Spacious living with games room
- Separate theatre, study and activity
- Large master suite with huge walk in robe and ensuite
- Undercover paved alfresco and verandah
- Enclosed garage with remote sectional door
- 6 metre paved driveway
- 25° roof pitch



Brought to you by one of the most established home building companies in Western Australia, Ideal Homes is Perth's most exciting new home builder. With over 35 years experience building the dreams of Western Australian families and a reputation built on consistently delivering stylish and quality homes with excellent value, Ideal Homes is backed by an exceptional team.



Areas	
House	223.05m ²
Garage	35.18m ²
Verandah	6.07m ²
Alfresco	16.92m ²
Portico	8.41m ²
Total	289.63m²

← 15490 →

22790

SPECIFICATIONS

CONSTRUCTION

- 2c face brickwork
- Colorbond or tiled roof
- 25 degree roof pitch
- Brick paved driveway up to 6m long, porch/verandah & alfresco (if applicable)
- Aluminium powdercoated windows & sliding doors including flyscreens
- Ample power points
- Double clay brick construction
- 25 year structural guarantee
- 4 month maintenance period
- Storm slotted overflow gutters
- R3.0 Insulation Batts (not blow in)
- Engineer approved D10 steel reinforced concrete slab
- Metal corner plaster beads to main living trafficable areas
- Fibre cement lining to all external ceilings & carport/garage
- Full painting excluding internal walls
- Electrical safety switches
- Mains powered smoke detectors
- Garden taps x 2
- Flush panel doors internally
- Gainsborough Contractor Terrace Series internal door furniture
- Duracote tempered hardboard door to garage

- Natural grey grano hardstand to garage
- Timber front entry door frame
- Gainsborough Terrace entrance set & single cylinder deadlock to front entry door
- Main entry door from Vaucluse Range
- Clear glazed entry sidelite (if applicable)
- White melamine shelf to robes with chrome hanging rod

ENSUITE/BATHROOM

- Standard shower rose to ensuite/bathroom showers
- Stylish white vitreous china basins to bathroom & ensuite
- White china toilet pan and white china cistern
- White 1500mm bath
- 2m high tiling to shower from builders display boards
- Square edge or postformed laminated bench tops
- Coloured melamine doors with handles
- Clear glass panel & rod or rod only to shower recess – refer plan
- Full framed vanity length mirrors
- Skirting tiles to walls from builders display boards
- Floor tiling included to ensuite/bathroom from builders display boards

- Obscure glass to wet area windows
- Tony Alder Como series tapware
- Privacy latch x 2

KITCHEN

- Stainless steel 1 ½ bowl sink with standard wastes
- Stainless steel gas hot plate & electric oven
- Chrome flickmixer to kitchen sink
- Square edge or postformed laminated bench tops
- Soft closing drawers
- Coloured melamine doors with handles
- 1 x row wall tiling above bench top from builders display boards

LAUNDRY

- 130L 5-star rated storage hot water system
- 45L stainless steel trough & white cabinet
- 2 x rows of tiling above trough from builders display boards
- Skirting tiles to wall included from builders display boards
- Automatic washing machine taps

CONTRACT

- HIA lump sum fixed price building contract
- Indemnity insurance
- Public liability, workers compensation & contract works insurance
- Water authority standard fees
- Standard shire and building application fees

DISPLAY SPECIFICATIONS

- Elevation as displayed
- 31 course ceiling height throughout
- Doors and frames to all built in robes
- Canopy rangehood and tiling to underside of rangehood
- Laundry, WC & Linen floor tiling
- Dishwasher recess and tap
- Aquacheck ceilings to portico and alfresco



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