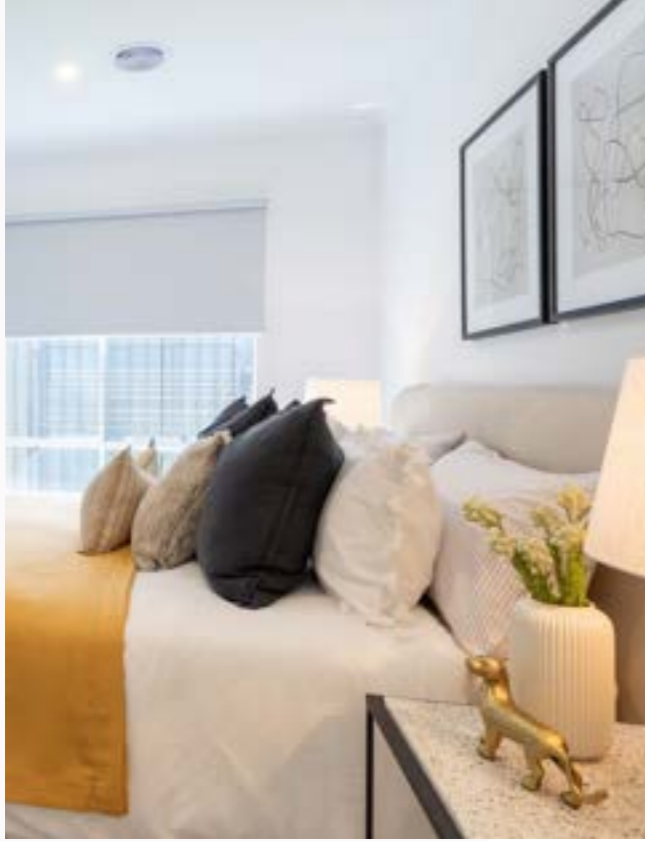




Made for you.

Customise your home

Lifestyle
DEANSIDE



Welcome home

Since 2003, Lifestyle Communities has been building amazing communities that Australians over 50 are proud to call home.

Our customer-centric ethos guides and enriches every function within our business, delivering our services that create amazing experiences for our homeowners and the most wonderful lived experience in our communities.

Our aim is to deliver the home of your dreams and an experience to remember.





Contents

Your customisation guide	6
See your ideas come to life	8
Kitchen	9
Bathroom	13
Laundry	15
Flooring	17
Exterior	19
Landscaping	23
Value inclusions	25
Upgrade options	31
Warranties	49
FAQs	51
Next steps	53



Your customisation guide

Your Lifestyle Communities customisation guide provides a comprehensive reference covering every aspect of your new home, including all your quality inclusions, colour and product options.

Plus, our amazing online virtual finishes selector helps bring the beautiful personalisations you choose to life.

Take the time to read all the information and utilise the suggested tools. The more time invested into your preparation, the more rewarding and enjoyable your customisation experience will be.

Throughout this guide, for every decision you'll need to make, we have provided important information on your standard inclusions and upgrade options.

We look forward to sharing your customisation experience and watching your new home come to life.



See your ideas come to life

Personalise your kitchen and bathroom in a few simple clicks! Simply choose the design features and customise away! Whether you want contrasting overhead cupboards or a timber-look vinyl floor, our virtual finishes selector is the perfect tool to help visualise your new home.

Once your look is complete, select the Download button and you can print off your chosen features and bring it with you to your customisation appointment.

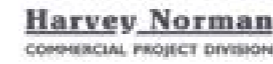
lucid.lifestylecommunities.com.au/lifestyle-deanside

Everything including the kitchen sink

The heart of the home, your brand new kitchen comes with a host of standard inclusions to bring out your inner Master Chef.



Standard Inclusions



Fan-forced ILVE 600mm stainless steel electric wall oven



600mm or 900mm ILVE induction cooktop (size subject to home design)



Concealed 600mm or 900mm wide stainless steel ILVE ducted rangehood with variable fan speed (size subject to home design)



Freestanding ILVE dishwasher



HALI goose neck brushed nickel mixer tap



1 & 1/2 bowls stainless steel undermount sink with drain rack and chopping board



Twin pull-out bin (2 x 18L bins)



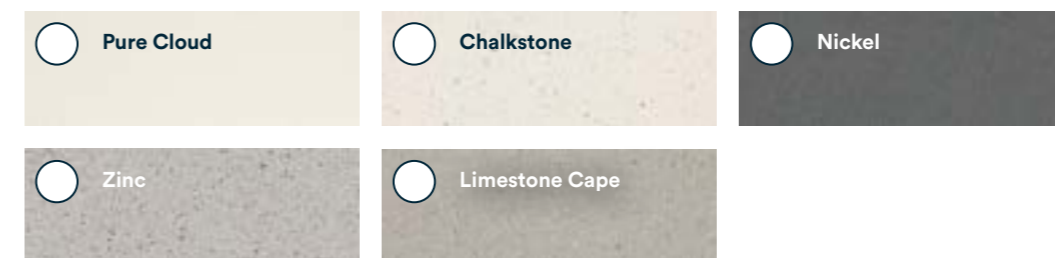
Make it your own



Stone Benchtops

Our range of beautiful colours come from quality stone which provides an elegant finish to your kitchen.

Stone benchtop colour that is selected in kitchen, becomes mandatory colour in butler's pantry if included in home design. Pure Cloud will be the mandatory stone benchtop colour for the bathroom, ensuite and powder rooms floating cabinetry.



Cabinetry Colours Base

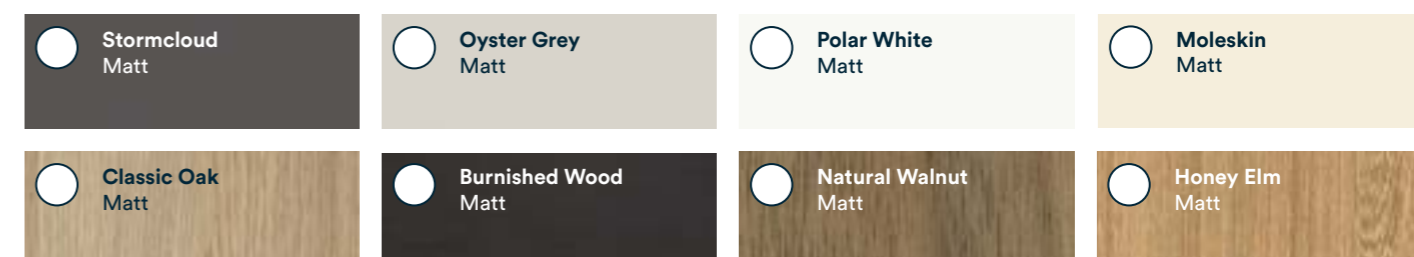
To give your kitchen its own distinctive character, select from our laminate colours to deliver a quality appearance to make your kitchen the heart of the home.

Your colour selection for the kitchen base cabinetry will also apply to the kitchen oven tower, fridge overhead cupboards and pantry laminated doors. Base cabinetry colour selected in kitchen also becomes mandatory laminate benchtop and cabinetry colour in laundry. (Excludes Alwin, River and Ralph home designs, where stone benchtop is a standard inclusion.)



Cabinetry Colours Overheads

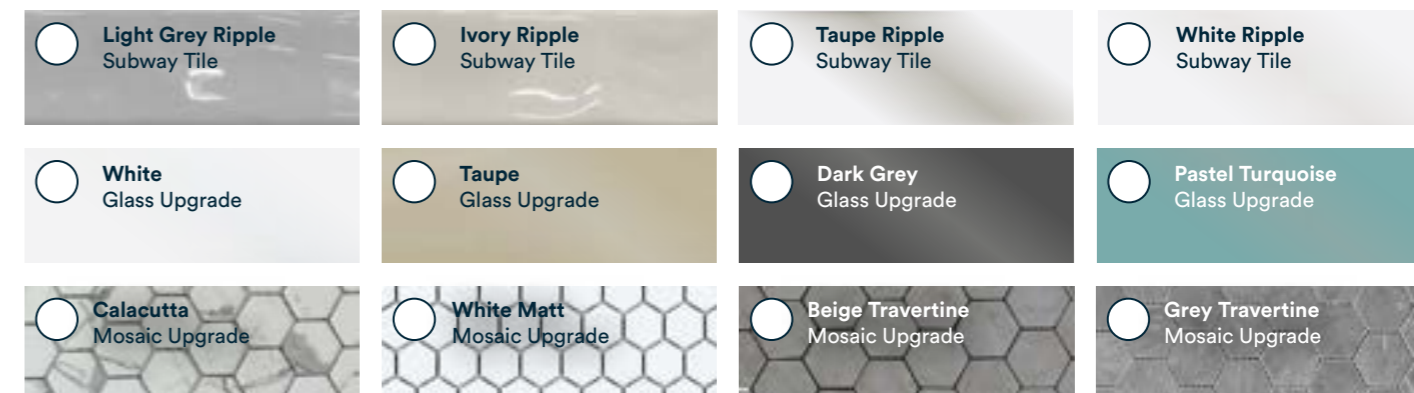
Select either a timber grain laminate colour below or continue with your selected base cabinetry selected matt laminate colour.



Splashback Tiles / Glass

Draw attention to your kitchen's focal points with the elegance of our ceramic wall tile inclusion range. Each tile is 75x300mm in size to suit a quality matt finish.

Select one colour to be your standard wall tile for your kitchen and butler's pantry splashback, or upgrade to glass splashback or mosaic tiles.



Beautiful bathroom

Your private sanctuary to wash, brush, floss and flush, surrounded by quality fixtures and finishes.



Standard Inclusions



Pure Cloud is the mandatory stone benchtop colour for bathrooms, ensuite powder room & floating cabinets.

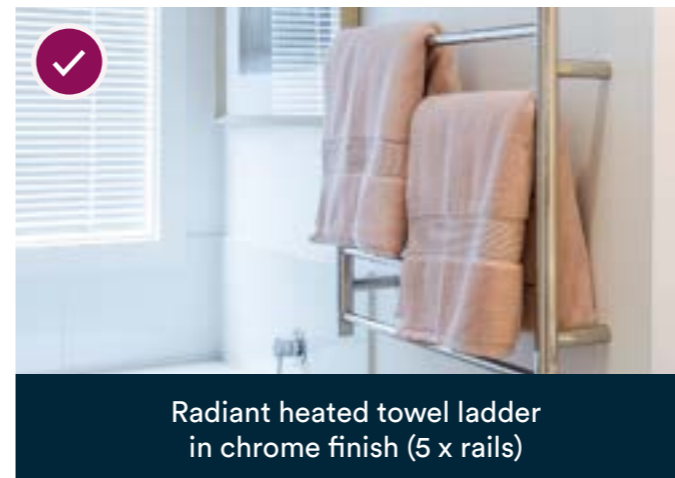
Bathroom, ensuite, & powder room floating cabinetry colour must match.



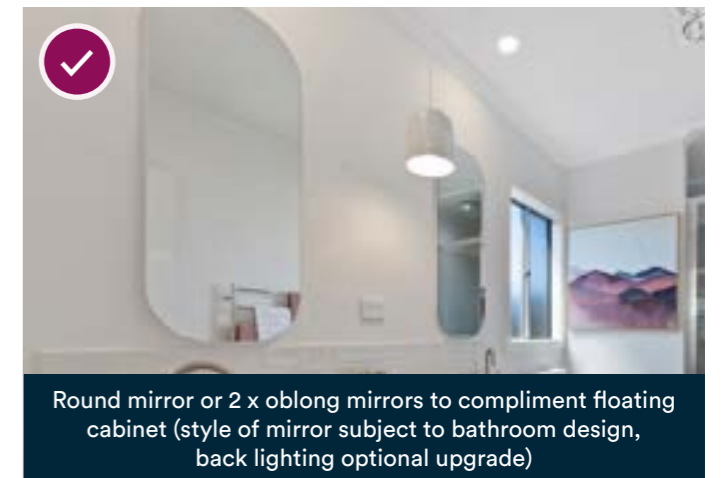
✓ Cora wall-mounted shower column with flexible hose and wall mixer with semi-frameless showerscreen



✓ Allure white above counter vanity basin with HALI Gooseneck Basin Mixer



✓ Radiant heated towel ladder in chrome finish (5 x rails)



✓ Round mirror or 2 x oblong mirrors to compliment floating cabinet (style of mirror subject to bathroom design, back lighting optional upgrade)



✓ Fully tiled shower recess niche



✓ Laminate floating cabinet with finger pull handles with 20mm thick stone benchtop

Luxury laundry

As one of the hardest working rooms of the house, the laundry deserves just as much attention as the rest of your home when it comes to interiors.



Standard Inclusions



The kitchen base cabinetry colour selected is the mandatory cabinetry and benchtop colour in the laundry.

Excludes Alwin, River and Ralph designs. Stone benchtop standard to match selected kitchen stone benchtop colour.



Laminex®



45-litre stainless steel trough with mixer (single undermount bowl applicable to Alwin, Ralph and River designs only)



Laminate broom and linen closet with enclosed shelving (handles are colour-matched to cabinetry/ subject to home design)



Trend subway tiled splashback



Laminate overhead and base cupboards with square edge laminate benchtop (handles are colour-matched to cabinetry)



Porcelain floor tiles with tiled skirting



Opus brushed chrome towel ring

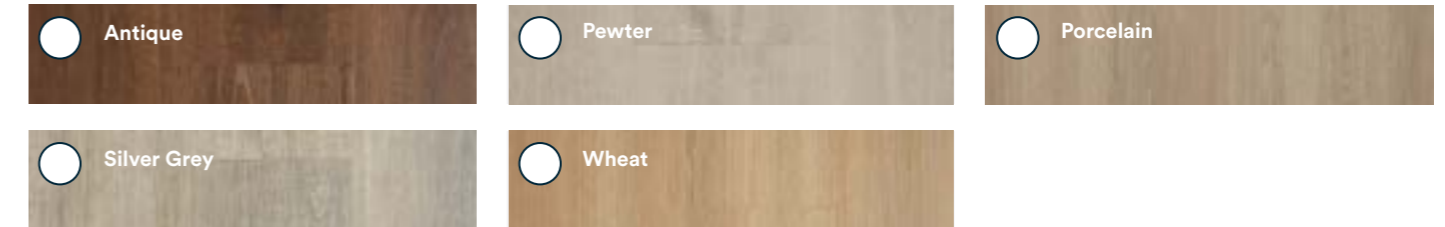
A warm welcome

Set the tone of your home with your choice of flooring options. Tiles, carpet or vinyl, you'll be pleasantly floored whichever you choose.

WD
Western Distributors

Floor Vinyl

Our luxury vinyl flooring range is designed to complement your interior colour scheme. With your choice of traditional or contemporary wood-inspired blends, these options create a beautiful feel but are also durable and easy to clean.



Floor Tiles

Included in your home is our porcelain floor tile range. Providing both functionality and style to essential areas including bathroom, ensuite, laundry, WCs and powder rooms; whilst it can become a combination flooring to the remainder of your home. Tile size is 300 x 600mm.

The floor tile that you select for your home will be the matching shower wall tile colour in your choice of matt.

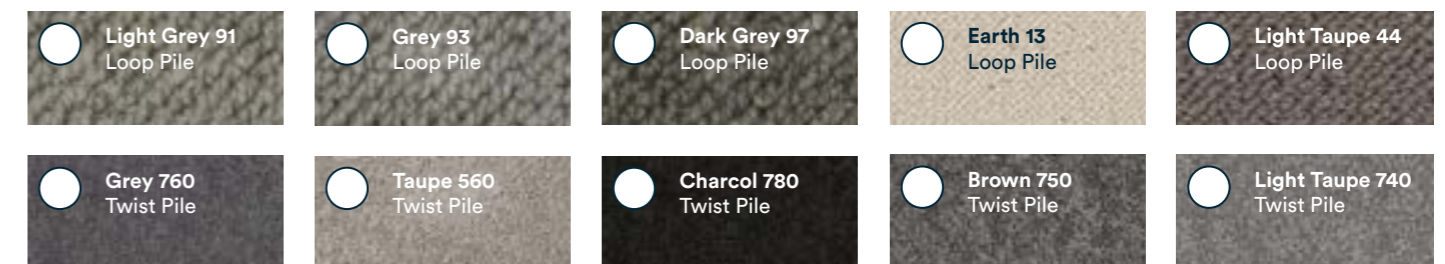


Floor Carpet

The look and feel of your carpet will enhance the overall comfort of your home. In our inclusions range we offer two styles and fibres which both come with different benefits.

Cut Pile Twist: A hard-wearing, quality carpet that doesn't flatten easily, unlike plush carpet. Its fibre is solution-dyed polyester that makes it soft to the touch and stain resistant.

Loop Pile: A durable, quality carpet that can stand heavy foot traffic with no indentations. The tight loop prevents dirt and grime seeping deeper into the pile. As a wool carpet it is naturally flame retardant.



Wall Paint

Select your wall paint from a range of Dulux decorative paint colours.

Dulux Natural White is the mandatory paint colour for your internal ceiling, cornice and woodwork (skirting, architraves and doors.)



Dulux

A lasting first impression

Thoughtfully integrated designs, the contemporary yet timeless facades at Lifestyle Deanside ensure ultimate street appeal.

Please note: Facades and exterior colour schemes are pre-determined by Lot.



Below is a selection of our facades applicable at Lifestyle Deanside.



Colour scheme: Hass
Facade: Aireys



Colour scheme: Fig
Facade: Bronte



Colour scheme: Olive
Facade: Bronte V Corner



Colour scheme: Bael
Facade: Bells



Colour scheme: Mulberry
Facade: Elwood V Corner



Colour scheme: Mulberry
Facade: Bronte V Side Step

A clothesline out the back, verandah out the front

The external facade of your home comes with a host of durable features to stand the test of time.



2.2kw solar panel system



Compact Colorbond garden shed secured to concrete slab



Fold-down clothesline securely installed to Colorbond fence

✓ Colorbond roof, guttering, and downpipes

✓ Automatic carport sectional panel lift door

✓ Low-maintenance powder coated balustrade

✓ Security mesh screen door to front

✓ 135mm wide spotted gum decking with natural decking oil to front verandah

✓ Landscaped front yard maintained by Lifestyle Communities

✓ Powder coated aluminium windows throughout including sliding doors

✓ Plantation shutters to front facade window

✓ Low-maintenance James Hardie weatherboards

✓ Colorbond perimeter fencing at 2100mm high with side gate access



A big (green) thumbs up

We understand everyone enjoys using their backyard differently - whether for entertaining, gardening or relaxing. Whatever your preference, we can help you personalise your outdoor sanctuary so it's all done for you before you move in.



Essential Landscape Package **\$2,750**

Includes upgrading rear yard to synthetic turf, with garden beds (no plants) that have soil and mulch surrounded by brick edging.



Themed Garden Surrounds **Optional add-on**

Dig a little deeper and upgrade your Essential Landscape Package with your choice of a themed garden, including:

- ✓ Irrigation System to garden beds
- ✓ Your choice to select a Cottage, Formal or Native garden surround with 6 x potted plants

- Cottage Themed Garden **\$970 each**
- Native Themed Garden **\$970 each**
- Formal Themed Garden **\$970 each**



Vertical Garden **Optional add-on**

For the hungry caterpillar try the Edible Vertical Garden Theme, or if you are wanting a contemporary style our Ornamental Vertical Garden option is a must! Includes:

- ✓ 18 potted plants with an automatic drip irrigation system

- Edible Vertical Garden **\$2,060 each**
- Ornamental Vertical Garden **\$2,060 each**

Optional add-on to the Essential Landscape Package, or upgrade on own.

Value inclusions

We think you'll be smitten with the value inclusions that come standard in our homes.
Who doesn't love a home with less to-dos and more ta-das?!



Foundations

- ✓ Dwelling – Footings built to engineer's design – steel subfloor on screw piles
- ✓ Carport – Concrete slab to engineer's design



Walls

- ✓ Pre-fab timber frame
- ✓ Re-enforced cement "Primeline Newport" weatherboards with vapour permeable breather paper
- ✓ R1.5 glass wool insulation batts (to external walls)
- ✓ Internal 10mm plasterboard walls generally
- ✓ Internal 10mm wet area plasterboard to wet areas



Roof

- ✓ Pre-fab 25° timber trusses to main roof & carport
- ✓ Colorbond roof, fascia, quad guttering & downpipes
- ✓ Colorbond whirlybird to roof cavity
- ✓ Rain head to fire-rated carport wall homes
- ✓ 2.2kw Solar system with 6 panels



Windows

- ✓ Powder coated aluminium sliding windows throughout dwelling, excluding front facade
- ✓ Powder coated aluminium awning windows to front facade (size specific to facade type)
- ✓ Draught seals provided to all windows
- ✓ Fly screens to all opening window sashes
- ✓ Keyed alike locks to all openable windows



External Doors

- ✓ Flush panel solid timber entry door with weatherseal
- ✓ Steel mesh security door to front door
- ✓ Polished chrome lever lockset with deadbolt to front door
- ✓ External clear glass timber door and frame to laundry located inside carports (subject to home design)
- ✓ External clear glass aluminium door and frame to laundry located to rear yard (subject to home design)
- ✓ Draught seals to all external doors
- ✓ Flyscreen doors to all aluminium sliding doors



Internal Doors & Trim

- ✓ Flush panel internal doors with satin brushed chrome lever handles or flush pulls to cavities
- ✓ 67x18mm single bevelled edge architraves & skirting
- ✓ Tiled skirting to wet areas only



Ceiling

- ✓ Plasterboard with 55mm scotia cornice
- ✓ R3.5 glass wool insulation batts (excludes carport and alfresco)



Floor Coverings (subject to home design)

- ✓ Carpet with cushion underlay
- ✓ Porcelain floor tiles
- ✓ Timber-look vinyl flooring



Heating and Air Conditioning

- ✓ 7kW reverse cycle split system



Light Fittings

- ✓ LED downlights throughout
- ✓ Dimmable LEDs to main living areas
- ✓ Single fluorescent light to carport
- ✓ Sensor floodlight to rear
- ✓ Heat lamp/exhaust light combination to bathroom (and ensuite)
- ✓ Light to all external entrance ways
- ✓ LED strip light under laundry overheads (subject to home design)
- ✓ LED strip light under kitchen overheads



Electrical

- ✓ White power points as per plan
- ✓ TV and data points as per plan (main living & main bedroom)
- ✓ White power point with USB point as per plan to kitchen island benchtop and main bedroom
- ✓ Hard wired smoke detectors
- ✓ Opticomm ready
- ✓ RCD protection - to all home electrical





Exterior Decking and Steps

- ✓ Powder coated balustrade to decks and verandahs (subject to home design)
- ✓ Handrail to external steps, one side
- ✓ Spotted gum decking to all decks and verandahs, with Cabots Aquadeck Merbau decking oil (water based)
- ✓ Treated pine steps to all exits with Cabots Aquadeck Merbau decking oil (water based)



Painting

- ✓ **Ceilings** Two coat painting system – Dulux Enviro2 ceiling flat
- ✓ **Walls** Three coat painting system – Dulux Enviro2 - Matt Finish
- ✓ **Timberwork** Two coat painting system – Dulux Enviro2 Water Based - Semi Gloss
- ✓ **External** Two coat painting system – Dulux Weathershield - Low Sheen Acrylic to external timberwork and weatherboards



Robes

- ✓ Mirror sliding robe doors with white melamine top shelf and chrome hanging rail
- ✓ One set of 4 melamine shelves to each wardrobe
- ✓ Combination of single and double hanging rails with 4 drawers provided to WIR (where applicable)



Kitchen (home specific)

- ✓ **Joinery** Square edge laminate cabinetry including overhead cupboards
- ✓ **Drawers** Large soft closing pot drawers
- ✓ **Handles** Square edge profile handles
- ✓ **Benchtop** 20mm thick stone benchtops with square edge
- ✓ **Splashback** Subway style tiling up to underside of overhead cupboards
- ✓ **Pantry** Laminate cupboards with shelving system (subject to home design)
- ✓ **Butler's Pantry** Laminate cabinetry with open overhead shelving with 20mm thick stone benchtop (subject to home design)



Bathroom & Ensuite (home specific)

- ✓ **Toilet Suite** Nova II vitreous china back to wall 'Easy Height' toilet suite with soft-closing seat
- ✓ **Vanity Basin** Allure white above counter vanity basin
- ✓ **Tapware** Hali brushed nickel single basin mixer
- ✓ **Shower Fixtures** Hali brushed nickel shower wall mixer with Cora wall-mounted shower column with rail shower and flexible hose (Summer design bathroom shower rail is Cora shower rail only)
- ✓ **Splashback** Subway style wall tiling underside of vanity mirror
- ✓ **Towel Rail** Chrome ladder-style towel rail, 5 run (heated)
- ✓ **Toilet Roll Holder** Opus brushed nickel toilet roll holder
- ✓ **Joinery** Square edge laminate cupboards & drawers with finger pull handles
- ✓ **Benchtop** 20mm thick stone benchtop with square edge
- ✓ **Showerscreen/Showerbase** Semi frameless shower screen at 2100mm high with tiled showerbase including tiled wall niche
- ✓ **Mirror** Round or oblong shaped (subject to home design)
- ✓ **Semi Freestanding Bath** to bathroom (subject to home design)



Laundry

- ✓ **Tapware** Hali single lever chrome mixer
- ✓ **Splashbacks** Subway style wall tiling behind trough, up to underside of overheads
- ✓ **Joinery** Square edge laminate base cupboards including overhead cupboards, laminate broom/linen cupboard with 2 white melamine shelves or built-in cupboard (refer to home design for specification)
- ✓ **Benchtop** Square edge laminate benchtop (Alwin, River and Ralph designs have stone benchtop)
- ✓ **Handles** Square edge profile handles colour matched to cabinetry
- ✓ **Trough** 45-litre insert trough with bypass (Alwin, River and Ralph designs have single bowl undermount sink as standard laundry trough)
- ✓ **Washing Machine Taps** included, located inside laundry base cupboard



Appliances

- ✓ **Cooktop** ILVE ILD60B 600mm or ILVE ILD9E 900mm induction cooktop (size subject to home design)
- ✓ **Rangehood** ILVE IVUM60 600mm or ILVE IVUM90 900mm concealed rangehood (size subject to home design)
- ✓ **Oven** ILVE ILO60MMX electric oven
- ✓ **Dishwasher** ILVE IVFSD61/1 600mm freestanding dishwasher





Hot Water Service

- ✓ Chromagen 170-litre electric heat pump storage system on concrete base (location subject to home design)



Powder Room (home specific)

- ✓ **Benchtop** Stone benchtop
- ✓ **Laminate Floating Cabinets** with cupboard with finger pull handles (cabinet size subject to house design)
- ✓ **Handles** Finger pull handles
- ✓ **Vanity Basin** Caroma semi-recessed basin
- ✓ **Toilet Suite** Nova II vitreous china back to wall "Easy Height" toilet
- ✓ **Toilet Roll Holder** Opus brushed nickel toilet roll holder
- ✓ **Towel Ring** Opus round chrome towel ring



Window Coverings

- ✓ Plantation shutters to front facade windows (includes Chandler Corner bedroom 2 side highlight windows, Forbes Corner living room side windows to wrap around deck, Eleanor and Eleanor Corner living room and 2 side windows)
- ✓ Block out roller blinds to bedrooms, kitchen, laundry, dining and main living areas including rear sliding doors



Other Inclusions

- ✓ Linen cupboard with 3 or 4 melamine shelves (location subject to home design)



External / Landscaping

- ✓ Fold-down clothes line
- ✓ 2 external water taps
- ✓ Exterior waterproof double power point(s) (refer to home specific plans)
- ✓ Automatic carport sectional panel lift door with 2 handset remotes (slimline door profile)
- ✓ Letterbox located at clubhouse
- ✓ 125-litre rubbish bin/250-litre recycling bin
- ✓ Colorbond fencing at 2100mm high
- ✓ Colorbond gate at 2100mm high x 900mm wide
- ✓ Plain concrete driveway and path to front door
- ✓ Landscaping as per plan with irrigation system provided to front garden bed
- ✓ Pre-fab Colorbond garden shed with concrete floor (subject to home design)





Your Lifestyle Upgrade Options

Your home ought to be about you. All of the customisation options in this brochure are available to give you the freedom you deserve. Simply tick the areas you're interested in to discuss with your Lifestyle Project & Customer Delivery Coordinator at your customisation appointment.



Everything including the kitchen sink

We don't make cookie-cutter homes; and our range of upgrades allows you to personalise your kitchen with sugar and spice, and all things nice.



- Undermount single-bowl sink to butler's pantry, including sink mixer **\$850**



- Undermount double-bowl kitchen sink with accessories **\$150**



- Zip HydroTap with boiling & chilled filtered water, plus hot & cold washing-up water **\$4,785**
- Zip HydroTap with boiling, chilled & sparkling filtered water, plus hot & cold washing-up water **\$5,315**

Prices include Zip Hydrocare warranty onsite service, Zip Hydrocare warranty onsite service pack for three years of cover, including a filter change after 12 and 24 months.



- Glass splashback to kitchen and butler's pantry (price subject to home design) **\$500 - \$2,500**



- Capped cold water point to fridge cavity **\$290**



- Trend diamond shape mosaic tile (price subject to home design) **\$400 - \$900**



Upgrades



All the mod cons

Make the ordinary jobs easier with a range of modern conveniences delivered and installed for when you're ready to move in.

Delivery & installation fee of one appliance purchased is \$198.

Delivery & installation fee of two or more appliances purchased is \$260.



LG 594L Refrigerator

\$1,840



ILVE Microwave with trim kit (installed by builder during construction stage)

\$760



ILVE semi-integrated dishwasher upgrade

\$240



LG 43 inch TV

\$1,040

LG 55 inch TV

\$1,570

Fixed or swivel-style wall brackets can also be purchased with TVs at an additional fee.



LG Washing machine

\$795



LG Clothes dryer

\$1,475



Smart Home Package #1
5 Smart Devices + Google Nest Hub Max - Chalk

\$2,723



Smart Home Package #2
10 Smart Devices + Google Nest Hub Max - Chalk

\$3,823

If model out of stock at time of ordering, Harvey Norman will provide equivalent model or upgraded product at no extra cost.

Upgrades



More power to you

Watts the point of a home that doesn't spark joy? These electrical upgrades are sure to light up your life.



- Additional double power point **\$40**
- To island bench **\$65**



- Additional double power point with USB outlet **\$120**
- To island bench **\$210**



- Additional combination TV/data point **\$193**
- External TV/data point combination **\$250**



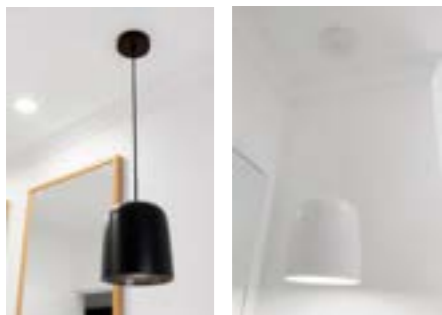
- Additional data point (phone) **\$170**



- External double power point **\$80**



- Four blade ceiling fan (no light) **\$270**
- Four blade ceiling fan (with light) **\$275**
- Hand held ceiling fan remote **\$65**



- Provision for future dining feature light **\$90**
- Feature pendant light to bathroom/ensuite (black or white) **\$250**

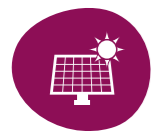


- Upgrade to dimmer switch **\$78**



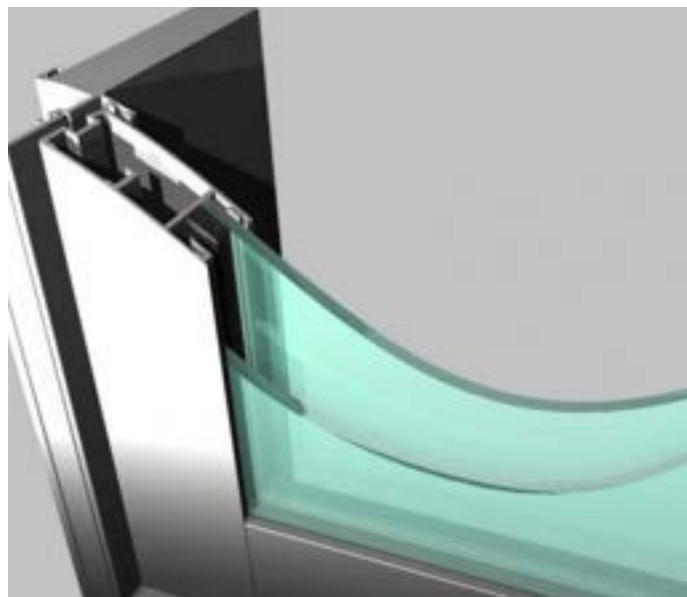
- Additional LED downlight (separate switch) **\$70**
- Additional LED downlight (existing switch) **\$65**





For extra comfort

From year-round climate control to saving costs on your electricity bills, treat yourself to additional creature comforts.



Double-glazed windows and doors **\$POA**



Underfloor insulation (price subject to home design) **\$2,900 - \$4,200**



12kw Electric ducted heating and cooling (6 vents standard) in lieu of split system **\$5,495**

7kw Electric ducted heating and cooling (5 vents standard) in lieu of split system. Allan, Allan Corner, Alwin, Merri, Sturt & Canning designs only **\$4,900**



Additional 2.6kW split system unit for bedroom/s or study areas **\$1,920**



Step into extra style

Add an extra level of comfort and style with these luxury floor upgrades.



Upgrade to engineered timber flooring in lieu of standard flooring. Please note: scotia is standard application between skirting and engineering timber flooring installation.

Price provided upon request

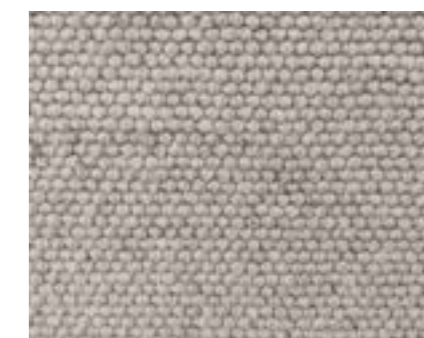
- Black Rock
- Bunbury Engineer
- Crawley Engineer
- Marlo Engineer



Colour: Archer



Colour: Peak District



Colour: Sir Williams

Upgrade to carpet: Chatsworth (Godfrey Hirst) 100% Wool - Level Loop Pile. Price provided upon request.



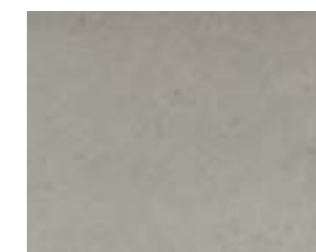
Colour: Ash



Colour: Black



Colour: Pearl



Colour: White

Upgrade floor tiles: Frammenti 600 x 300mm porcelain floor tiles (Wall tile to shower and behind bath is mandatory floor tile colour selected) Price provided upon request.



Love is blinds!

Your home comes with standard roller blinds throughout and venetian blinds to front facades and wet areas. But you can choose to make things a little fancier!



- Plantation shutters to front facade **Included**
- Upgrade to plantation shutters to remainder of the home (price subject to home design) **From \$4,000**



- Sheer blinds internally throughout on top of roller blinds (price subject to home design) **\$600 - \$1,700**



- Front facade external sunshade blinds **From \$1,420 (price on request)**



- Deck blinds **From \$4,000 (price on request)**

Colour match to deck balustrade colour, operated with magnetic rod. Automatic motor option available.

Colour match to deck balustrade colour, operated with magnetic rod. Automatic motor option available.





A verandah is worth entertaining

Live a great life inside and out. The perfect place to unwind or entertain for an ultimate outdoor retreat.



Side deck **\$12,300 - \$29,000**
(price on request)



L-Shape deck (applicable to Flinders 2 & Forbes Cnr designs only) **\$38,000 - \$41,200**
(price on request)



Alfresco extension (applicable to Parker, Patterson, Chandler Cnr, Loddon Cnr 2 and Tarra/ Tarra Corner designs only) **\$11,500 - \$14,500**
(price on request)



Verandah extension **\$13,500 - \$18,200**
(price on request)

Carport extension with or without firewall extensions **From \$15,600**



Upgrades



The car lover's carport

The best of function and design, personalise your car's abode for an additional practical space outside your home.



3.5m/4.5m wide enclosed carport with rear wall & 1.5m wide automatic roller door **\$4,150 / \$4,640**



3.5m/4.5m wide carport with rear wall with clear glass French double hinge doors **\$4,760 / \$5,232**



Upgrade to slimline clothesline with 5-lines **No charge**
Size: 2.2m long x 0.73m wide



Upgrade to slimline garden shed with skillion roof and double doors **\$195**
Size: 2.26m x 0.77m wide (3m x 1.5m wide option available subject to lot)



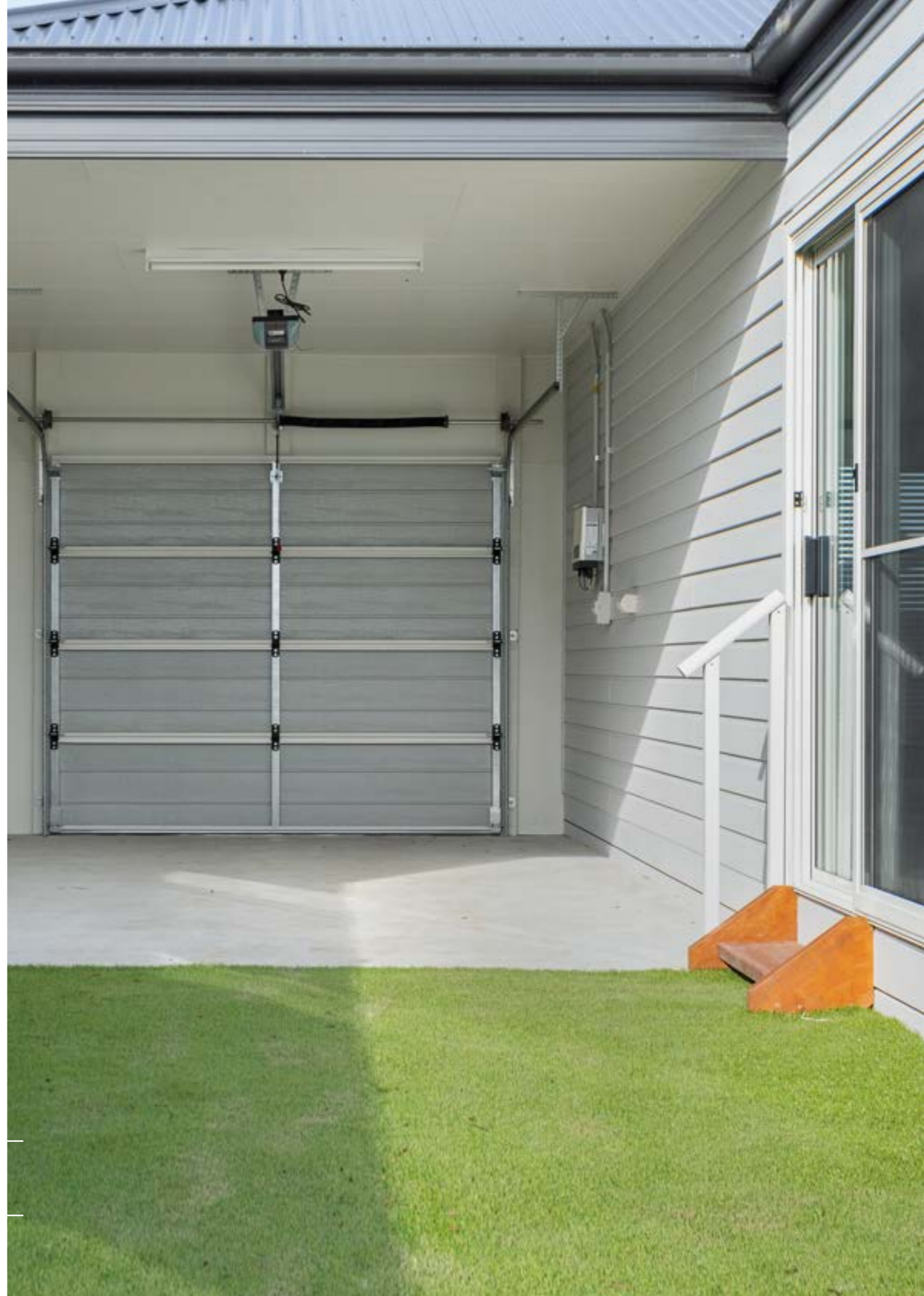
Upgrade to security mesh sliding door to rear yard (in lieu of standard flywire) **\$545**



Upgrade to security mesh sliding door with diamond grille (in lieu of standard flywire) **\$345**



Provide security mesh hinge door to laundry or carport hinge door **\$727**



Upgrades



Paw-fect additions for your pooch

We want your dog to feel every bit at home as you do. That's why we're offering you the op-paw-tunity to select items that are tail-ored to the needs of your pampered pooch. It's the leashed we could do!



At Lifestyle Communities, we are dog and cat lovers and can supply and install quality pet doors for your best friend.

We install the dog doors into any glass panel of your preferred location in your home. We would need to replace your existing glass with toughed safety glass, which protects you and your pet. We can also do this for double-glazed glass. The process takes approx. between 1

to 2 weeks from measure to installation. We arrange the glaziers to come in and install your doggy door after you settle into your home, so you have an opportunity to discuss your preferred location and receive a demonstration on how to use the door.

All dog doors, except the large dog doors, are clear. The large dog doors have a white or black frame.



- Cat or small dog door opening flap **\$690**
Size: 17cm h x 18cm w or 19.5cm h x 18cm w
Maltese, Bichon Frise, Chihuahua, Mini Dachshund, Toy poodle, Papillion, Pomeranian

- Semi large door **\$750**
Size: 30cm h x 28cm w
Shar Pei, Samoyed, Border Collie, Boxer, Blue Heeler, American Staffy, Whippet



- Medium or intermediate dog door **\$720**
Medium size: 25cm h x 28cm w
Intermediate size: 24cm h x 22cm w
Cocker Spaniel, Beagle, Schnauzer, West Highland Terrier, English Staffy, French Bulldog, Daschund, Pug, King Charles Cavalier, Jack Russell, Cavoodle

- Large door **\$790**
Size: 43cm h x 30cm w
British Bulldog, German Shepard, Rottweiler, Labrador, Greyhound



- Rear deck dog gate **\$665**



- Extra outdoor doggy drinking tap **\$150**

Peace of mind

Constructed by the experienced and reputable builder Todd Devine Homes, all new homes come with a 6-year structural warranty and a two-year non-structural warranty.

Warranties commence from the homeowner's date of settlement.

Fixtures and appliances within the home also come with a host of warranties to ensure that your new home is as perfect as it is now in years to come.

Item	Warranty Period
Electric Appliances	5 years on all ILVE products.
Heating and Cooling	Refer to manufacturer's warranty found in your handover kit.
Cabinetry	7 years for Laminex. 10 years for Timberline floating cabinets.
Vinyl Flooring	35 years which protects against product wear-out and manufacturing defects. Installation comes with a 2 year warranty. Residential surface finish warranty is 15 years.
Porcelain Tiles	The builder is responsible for tiling that fails due to defective building work in framing. Tiles are defective if they are cracked, pitted, chipped, scratched or loose at handover, or for a further 24 months if due to builders poor workmanship. Please Note: A few cracked tiles are not considered a defect unless it is due to poor workmanship by the builder.
Godfrey Hirst Carpet	15 year wear and fade resistance. 3 years on soiling, fading and overall performance if maintained correctly. Installation comes with a 2 year warranty.
Feltex Spinifex Carpet	7 year wear resistance and insect deterrent warranties
Mirrors	1 year on product.



Electrical Wiring	7 years.
Garage Door	Refer to manufacturer's warranty.
Roof, Gutters, Valleys and Downpipes	20 years on all materials only.
Concrete Foundations and Screw Piles	10 year structural warranty.
Painting	36 months on all interior finishes 36 months on Exterior weatherboards
Plastering	As per industry standards, cracks up to 1mm are not considered to be a defect, therefore they will not be covered by our 12 month Free Warranty Service.
Plumbing Fixtures	12 months on parts on the shower mixer and basin mixer. 6 years on general plumbing & 12 months on parts and all other plumbing fixtures.
Plumbing	6 years on all workmanship.
Shower Screens	7 years on product. 3 years on moving parts.
Exhaust Fan	3 years.
Window Furnishings	2 year warranty on blinds (roller blinds, venetians and plantation shutters.)
Windows and Sliding Doors	3 months on moving parts. Additional 7 years on materials and workmanship direct to manufacturer.

Frequently asked questions

How long will my customisation appointment take?

To ensure we have enough time to go through every detail of your new home, we suggest allowing at least 2 hours for your customisation appointment.

Should I bring food and drinks?

We will have tea, coffee and refreshments to welcome you and sustain you throughout your appointment. But you're more than welcome to bring other snacks if you wish.

Where should I park?

Your customisation appointment will take place at the Lifestyle Deanside Lounge and parking is conveniently available on-site.

What should I bring with me?

To prepare for your customisation appointment, please bring along this book with your selected finishes, as well as any mark-ups that you have made on your floorplan. Also, if you used our virtual finishes tool, we recommend you print a copy of your chosen kitchen and bathroom selections.





Next steps

Bring this guide along to your customisation appointment, where we will take you through your chosen selections, finalise prices and mark-up the plans for your perfect home.

Information correct as at December 2021.

Although the pricing information is presented in good faith and believed to be correct at the time of printing, all prices are subject to change, and confirmed pricing will be provided to you at your customisation appointment.

While we make every effort at the time of publication to ensure product specification is current, product models can change subject to supplier notifications. However, we will let you know if your home will be affected.

Images used for illustrative purposes only.



Lifestyle Deanside

📍 21 Mushu Street, Deanside

☎ 1300 50 55 60

🌐 lifestyledeanside.com.au

Lifestyle
DEANSIDE