

# classic

INCLUSIONS

Your Guide To Our  
Quality Range Of  
Exterior And Interior  
Finishes

# Hello!

Welcome to Meridian Homes.

Our classic inclusions have been designed with family in mind. Feel comfortable knowing that everything in this guide will feature in your new home. Just like you, we're all about family; in fact our business is a family run business and every customer we deal with isn't just a number in the system.

Enjoy this guide to features in your new home and to discuss anything with our dedicated sales team, please contact us on 1300 155 138 or visit our website [meridianhomes.com.au](http://meridianhomes.com.au)



# Kitchen





### Appliances

- Westinghouse 600mm Gas Cook-top
  - Westinghouse Oven 600mm with Shut Off Switch
  - Westinghouse 600mm Slide Out Range Hood
- 

### Benchtop

- 32mm Laminate Tight Edge Benchtop - *Meridian 'classic' range*
- 

### Cabinetry

- Laminated finish - *Meridian 'classic' range*
  - 2150mm High Cabinets with Painted Bulkhead to Ceiling Height
  - Kickboards - *matching cupboards colours and finish*
  - 128mm D-Bar Handles to Lower Cabinets and Finger Pull to Overhead Cabinets
- 

### Pantry

- Timber hinge or Laminated Door *as shown on plans*
  - 3 Rows of Solid Melamine Shelving for Walk in Pantry (*when shown on plans*) or 5 Rows Melamine Shelving when Built into Kitchen Joinery
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### Sink & Tapware

- Drop-In Double Bowl Stainless Steel - *Meridian 'classic' range*
  - Chrome, Gooseneck Flick Mixer - *Meridian 'classic' range*
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### Splashback

- 300 x 600mm Polished Porcelain Tile - *Meridian 'classic' range*
- 

### General

- Dishwasher Provision Only with Plumbing and Electrical Points
- Fridge Provision with Water, Space and Electrical Point and Storage Overhead
- Microwave Provision Only with Electrical Point

## Bathroom, Ensuite & Powder Room Vanity

- White Polyurethane Gloss Vanity - up to 900mm wide as per plan
  - White Ceramic Basin - Meridian 'classic' range
  - Chrome Modern Round Pin Mixer
- 

## Wall Tiling

- Porcelain 300x600mm 2.0m High in Shower, 600mm High Around Bath and 100mm Skirting - Meridian 'classic' range
- 

## Floor Tile

- Porcelain 300x300mm Floor (non slip) Tiles - Meridian 'classic' range
- 

## Shower & Bath

- Shower Screen Fully Framed Polished Aluminium with Toughened Glass
  - Up to 1650mm Drop in Acrylic White Bath Set in Tiled Hob as per plan
- 

## Mirror

- 6mm Polished Edge Mirror to Match Vanity Size
- 

## Toilet

- Full Porcelain Close Coupled Suite with Soft Close Seat
- 

## Tapware

- Chrome Modern Round Pin Wall Mixer to Shower and Bath
  - Chrome Round Bath Spout
  - Hi Rise Multifunctional Shower Head - Meridian 'classic' range
- 

## Exhaust Fan

- 3 in 1 (fan, heat lamp, light) Ducted Externally
- 

## Waterproofing

- High Quality Installed as per Australian standards
- 

## Accessories

- Chrome Plated Push Plugs to Basins
- Chrome Plated Double Towel Rails in Bathroom and Ensuite
- Chrome Plated Hand Towel Holder in Powder Room
- Toilet Roll Holder in Chrome Finish
- Stainless Steel Finish Floor Waste
- Privacy Lock to Door
- Double Power Point
- Chrome Plug and Waste to Bath



# Bathrooms & Ensuite



# Internal Features







## Walls

- 10mm Plasterboard to Internal Walls
  - 6mm Water Resistant to Wet Areas
  - 90mm Cove Cornices Throughout
  - Premium Quality Paint to Ceiling, Walls, All External Painted Areas and Doors - *Meridian 'classic' range*
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## Skirting & Architraves

- 66mm x 18mm Half Splay with Paint Finish - *Meridian 'classic' range*
- 

## Ceiling Heights

- 2435mm Structural Ceiling Height to Ground and First Floor
- 

## Wardrobes

- Mirrored Sliding Doors with Polished Aluminium Edge
  - Melamine Top Shelving with Hanging Rail
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## Staircase (Where applicable)

- MDF Stairs with Carpet - *Meridian 'classic' range*
  - Pine Handrail with Paint Finish, Black square Metal Inserts
- 

## Doors

- Hume Hollow Core Doors with Semi Gloss Paint Finish
  - Round Level Door Handles in Satin Chrome - *Meridian 'classic' range*
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## Ground Floor - Common Area Flooring

- Carpet to Dining, Living and Hallway - *Meridian 'classic' range*
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## First Floor - Common Area Flooring

- Carpet to Bedroom, Rumpus, Study and Hallway - *Meridian 'classic' range*
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## Bedroom Flooring

- Carpet to Bedroom, Guest Rooms and Study - *Meridian 'classic' range*
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## Kitchen Flooring

- 600x600mm Polished Porcelain Tile as per plan - *Meridian 'classic' range*

## Tub

- 45L Freestanding Tub and Cabinet
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## Tapware

- Standard Chrome Sink Mixer
- 

## Floor Tile

- Porcelain 300x300mm Floor (non slip) Tiles - *Meridian 'classic' range*
  - 100mm Skirting Tile to Perimeter
- 

## Washing Machine Provision

- Hot and Cold Washing Machine Connection and Power Point
- 

## Splashback

- 300 x 600mm Polished Porcelain Tiles Behind Tub - *Meridian 'classic' range*
- 

## Accessories

- Stainless Steel Finish Floor Waste
- 

## Waterproofing

- High Quality Installed as per Australian standards

# Laundry



## Main External Material

- Face Brick - *Meridian 'classic' range*
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## External Cladding

- Lightweight Cladding with Painted Finish *as per concept plan where applicable*
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## Roof

- Concrete Roof Tiles - *Meridian 'classic' range*
  - Sarking Under Tiles
- 

## Windows

- Key Lockable, Single Glaze Aluminium Windows - *Meridian 'classic' range*
  - Wet Areas and Stairwell in Obscure Glazing
  - Key Lockable Sliding Doors with Deadlock and Toughened Glass
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## Flyscreens

- Flyscreens and Flydoors with Aluminium Powder Coated Frame and Fibreglass Mesh
- 

## Garage Door

- Metal Sectional Panel lift Door - *Meridian 'classic' range*
  - Automatic garage door opener with 2 x Remote Controls
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## Entry Door

- 820 mm Entrance Door with Featured Frosted Glass Panels in Full Gloss Paint Finish
  - Security Lever and Deadlock in Satin Chrome
- 

## Front Porch

- External Non Slip Tiles 300mm x 600mm - *Meridian 'classic' range*
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## Front Facade

- Face brick from Selected Range or Textured & Paint Finish *as shown on plans*
- 

## Fascia and Gutter

- Metal Fascia and Quad Gutter - *Meridian 'classic' range*



# External Features



# External Features





#### Driveway & Front Pathway

- Coloured Concrete Driveway up to 35m<sup>2</sup> (*single garage*) or 50m<sup>2</sup> (*double garage*)
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#### Termite Control

- Termite Protection System as per Australian Standards
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#### Downpipes

- Painted to suit Gutter, 90mm Round PVC Downpipes
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#### Garden Taps

- Fresh Water Tap
  - Rain Water (or Recycled Water) Tap
- 

#### Hot Water Unit

- 20L Instant Gas Hot Water System
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#### Alfresco (if shown on plans)

- Concrete Substrate Floor with Broom Finish
  - Roof Over with Plasterboard Lined Ceiling and Brick Columns as per plan
- 

#### Balcony (if shown on plans)

- External (non-slip) Tiles - 300 x 600mm - *Meridian 'classic' range*
- Balustrade - Aluminium Frame in Powder Coat Finish *as per plan*
- Waterproofing, installed as per Australian standards
- Roof Over with Brick Columns *as per plan*

## General Site Works

- Council Bonds
- Home Owners Warranty Insurance
- Complying Development Approval Costs
- Contour Survey and Slab Pegout
- Sediment Control Barrier Installed to Site
- Trade Waste Removal and Disposal as required by council
- Temporary Fence, Supplied and Installed to Perimeter of Site as necessary
- Temporary Site Toilet, Supplied to Site for Period of Construction
- Earthworks, Cut and Fill Site to Bench Slab up to 500mm
- Telstra Communications Mains Connection to House up to 12Lm where applicable
- Sewer Mains Connection to House up to 10Lm
- Stormwater Mains Connection to House up to 10Lm
- Water Mains Connection to House up to 10Lm
- Gas Mains Connection to House where applicable
- Electrical Mains, Single Phase Mains Connection to House up to 10Lm
- Scaffolding as required for double storey houses

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## Structure

- Concrete Waffle Pod Slab M Class
- Concrete Slab Strength up to 25Mpa
- 100mm Slab to Rainwater Tank
- Pre-fabricated 90mm External and 70mm Internal Frames and Trusses as per Australian standards
- 2435mm Ground Floor Structural Ceiling Height
- 2435mm First Floor Structural Ceiling Height
- Structural Steel Beams where required

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## BASIX

- BASIX Certification and Rating
- R2.5 Insulation Batts to External Walls Except Garage; R3.0 Insulation batts to Ceiling
- 2000L Slimline Rainwater Tank with Submersible Pump if required
- Gas Connections to Cook-top, Hot Water Heater and Gas Bayonet Point in Living Room





# General Site Works



# Safety & Electrical





### Safety

- Smoke Alarms, Direct Wired with Battery Back Up
  - Safety Switch to Electrical Meter Box
  - Deadbolt to Timber External Doors
  - Keyed Dead Lock to Sliding Glass Doors
- 

### Lighting

- 1 Oyster Light with LED Globe Per Room *as per plan*
  - 1200mm Single Fluorescent Light to Garage
  - Bunker Light to Porch, Alfresco (if included) and Balcony (if included)
  - 3 in 1 Heater, Light Fan to the Bathroom, Ensuite and Powder Rooms
  - Limited 2 Way Switching in up to 2 Locations
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### Electrical

- Two Pre-Wired Television Points
- One Pre-Wired Telephone Point
- One Data Point
- One Double Power Point Per Room
- Power Points for Appliances (Kitchen Cook-Top, Dishwasher, Refrigerator, Microwave, Range Hood and Garage Door)
- Power Points for Hot Water Unit and Rainwater Tank *as per plan*





# Build with confidence

Our standard contracts are in line with HIA, the trusted name in building and all of our homes come with a 13 week defects liability period, 2 year major defect warranty and a 6 year structural guarantee.

Along with this you'll have a dedicated sales consultant, design coordinator and site supervisor who will take you through the steps of building your new Meridian Home. Feel at ease knowing you're not just a number to us but part of our family.

Got a question? We're always happy to help, contact us on 1300 855 138 or email us [ask@meridianhomes.net.au](mailto:ask@meridianhomes.net.au)

# classic

INCLUSIONS

Kitchen	Bathroom
<p>Appliances</p> <ul style="list-style-type: none"> <li>Westinghouse 600mm Gas Cook-top</li> <li>Westinghouse Oven 600mm with Shut Off Switch</li> <li>Westinghouse 600mm Slide Out Range Hood</li> </ul>	<p>Bathroom, Ensuite &amp; Powder Room Vanity</p> <ul style="list-style-type: none"> <li>White Polyurethane Gloss Vanity - up to 900mm wide as per plan</li> <li>White Ceramic Basin - Meridian 'classic' range</li> <li>Chrome Modern Round Pin Mixer</li> </ul>
<p>Benchtop</p> <ul style="list-style-type: none"> <li>32mm Laminate Tight Edge Benchtop - Meridian 'classic' range</li> </ul>	<p>Wall Tiling</p> <ul style="list-style-type: none"> <li>Porcelain 300x600mm 2.0m High in Shower, 600mm High Around Bath and 100mm Skirting - Meridian 'classic' range</li> </ul>
<p>Cabinetry</p> <ul style="list-style-type: none"> <li>Laminated finish - Meridian 'classic' range</li> <li>2150mm High Cabinets with Painted Bulkhead to Ceiling Height</li> <li>Kickboards - matching cupboards colours and finish</li> <li>128mm D-Bar Handles to Lower Cabinets and Finger Pull to Overhead Cabinets</li> </ul>	<p>Accessories</p> <ul style="list-style-type: none"> <li>Chrome Plated Push Plugs to Basins</li> <li>Chrome Plated Double Towel Rails in Bathroom and Ensuite</li> <li>Chrome Plated Hand Towel Holder in Powder Room</li> <li>Toilet Roll Holder in Chrome Finish</li> <li>Stainless Steel Finish Floor Waste</li> <li>Privacy Lock to Door</li> <li>Double Power Point</li> <li>Chrome Plug and Waste</li> </ul>
<p>Pantry</p> <ul style="list-style-type: none"> <li>Timber hinge or Laminated Door as shown on plans</li> <li>3 Rows of Solid Melamine Shelving for Walk in Pantry (when shown on plans) or 5 Rows Melamine Shelving when Built into Kitchen Joinery</li> </ul>	<p>Floor Tile</p> <ul style="list-style-type: none"> <li>Porcelain 300x300mm Floor (non slip) Tiles - Meridian 'classic' range</li> </ul>
<p>Sink &amp; Tapware</p> <ul style="list-style-type: none"> <li>Drop-In Double Bowl Stainless Steel - Meridian 'classic' range</li> <li>Chrome, Gooseneck Flick Mixer - Meridian 'classic' range</li> </ul>	<p>Shower &amp; Bath</p> <ul style="list-style-type: none"> <li>Shower Screen Fully Framed Polished Aluminium with Toughened Glass</li> <li>Up to 1650mm Drop in Acrylic White Bath Set in Tiled Hob as per plan</li> </ul>
<p>Splashback</p> <ul style="list-style-type: none"> <li>300 x 600mm Polished Porcelain Tile - Meridian 'classic' range</li> </ul>	<p>Toilet</p> <ul style="list-style-type: none"> <li>Full Porcelain Close Coupled Suite with Soft Close Seat</li> </ul>
<p>General</p> <ul style="list-style-type: none"> <li>Dishwasher Provision Only with Plumbing and Electrical Points</li> <li>Fridge Provision with Water, Space and Electrical Point and Storage Overhead</li> <li>Microwave Provision Only with Electrical Point</li> </ul>	<p>Tapware</p> <ul style="list-style-type: none"> <li>Chrome Modern Round Pin Wall Mixer to Shower and Bath</li> <li>Chrome Round Bath Spout</li> <li>Hi Rise Multifunctional Shower Head - Meridian 'classic' range</li> </ul> <hr/> <p>Exhaust Fan</p> <ul style="list-style-type: none"> <li>3 in 1 (fan, heat lamp, light) Ducted Externally</li> </ul> <hr/> <p>Mirror</p> <ul style="list-style-type: none"> <li>6mm Polished Edge Mirror to Match Vanity Size</li> </ul> <hr/> <p>Waterproofing</p> <ul style="list-style-type: none"> <li>High Quality Installed as per Australian standards</li> </ul>

Internal Features	External Features
<p>Walls</p> <ul style="list-style-type: none"> <li>10mm Plasterboard to Internal Walls</li> <li>6mm Villaboard to Wet Areas</li> <li>90mm Cove Cornices Throughout</li> <li>Premium Quality Paint to Ceiling, Walls, All External Painted Areas and Doors - <i>Meridian 'classic' range</i></li> </ul>	<p>Main External Material</p> <ul style="list-style-type: none"> <li>PGH Face Brick - <i>Meridian 'classic' range</i></li> </ul>
<p>Skirting &amp; Architraves</p> <ul style="list-style-type: none"> <li>66mm x 18mm Pine Half Splay with Paint Finish - <i>Meridian 'classic' range</i></li> </ul>	<p>External Cladding</p> <ul style="list-style-type: none"> <li>Lightweight Cladding with Painted Finish as per concept plan where applicable</li> </ul>
<p>Ceiling Heights</p> <ul style="list-style-type: none"> <li>2435mm Structural Ceiling Height to Ground and First Floor</li> </ul>	<p>Roof</p> <ul style="list-style-type: none"> <li>Boral Concrete Roof Tiles - <i>Meridian 'classic' range</i></li> <li>Sarking Under Tiles</li> </ul>
<p>Wardrobes</p> <ul style="list-style-type: none"> <li>Mirrored Sliding Doors with Polished Aluminium Edge</li> <li>Melamine Top Shelving with Hanging Rail</li> </ul>	<p>Windows</p> <ul style="list-style-type: none"> <li>Key Lockable, Single Glaze Aluminium Windows - <i>Meridian 'classic' range</i></li> <li>Wet Areas and Stairwell in Obscure Glazing</li> <li>Key Lockable Sliding Doors with Deadlock and Toughened Glass</li> </ul>
<p>Staircase (Where applicable)</p> <ul style="list-style-type: none"> <li>MDF Stairs with Carpet - <i>builders 'classic' range</i></li> <li>Pine Handrail with Paint Finish, Black square Metal Inserts</li> </ul>	<p>Flyscreens</p> <ul style="list-style-type: none"> <li>Flyscreens and Flydoors with Aluminium Powder Coated Frame and Fibreglass Mesh</li> </ul>
<p>Doors</p> <ul style="list-style-type: none"> <li>Hume Hollow Core Doors with Semi Gloss Paint Finish</li> <li>Round Level Door Handles in Satin Chrome - <i>Meridian 'classic' range</i></li> </ul>	<p>Garage Door</p> <ul style="list-style-type: none"> <li>Colorbond Sectional Panel lift Door - <i>Meridian 'classic' range</i></li> <li>Automatic garage door opener with 2 x Remote Controls</li> </ul>
<p>Ground Floor - Common Area Flooring</p> <ul style="list-style-type: none"> <li>Carpet to Dining, Living and Hallway - <i>Meridian 'classic' range</i></li> </ul>	<p>Entry Door</p> <ul style="list-style-type: none"> <li>820 mm Entrance Door with Featured Frosted Glass Panels in Full Gloss Paint Finish</li> <li>Security Lever and Deadlock in Satin Chrome</li> </ul>
<p>First Floor - Common Area Flooring</p> <ul style="list-style-type: none"> <li>Carpet to Bedroom, Rumpus, Study and Hallway - <i>Meridian 'classic' range</i></li> </ul>	<p>Front Porch</p> <ul style="list-style-type: none"> <li>External Non Slip Tiles 300mm x 600mm - <i>builders 'classic' range</i></li> </ul>
<p>Bedroom Flooring</p> <ul style="list-style-type: none"> <li>Carpet to Bedroom, Guest Rooms and Study - <i>Meridian 'classic' range</i></li> </ul>	<p>Front Facade</p> <ul style="list-style-type: none"> <li>Face brick from PGH Selected Range or Textured &amp; Paint Finish as shown on plans</li> </ul>
<p>Kitchen Flooring</p> <ul style="list-style-type: none"> <li>600x600mm Polished Porcelain Tile as per plan - <i>Meridian 'classic' range</i></li> </ul>	<p>Fascia and Gutter</p> <ul style="list-style-type: none"> <li>Metal Fascia and Quad Gutter - <i>Meridian 'classic' range</i></li> </ul>
<p><b>Laundry</b></p>	<p>Driveway &amp; Front Pathway</p> <ul style="list-style-type: none"> <li>Oxide Coloured Concrete Driveway up to 35m2 (single garage) or 50m2 (double garage)</li> </ul>
<p>Tub</p> <ul style="list-style-type: none"> <li>45L Freestanding Tub and Cabinet</li> </ul>	<p>Termite Control</p> <ul style="list-style-type: none"> <li>Termite Protection System to Perimeter of House and Termite Collar to All Slab Pipe Penetrations and Brick Piers as per Australian Standards</li> </ul>
<p>Tapware</p> <ul style="list-style-type: none"> <li>Standard Chrome Sink Mixer</li> </ul>	<p>Downpipes</p> <ul style="list-style-type: none"> <li>Painted to suit Gutter, 90mm Round PVC Downpipes</li> </ul>
<p>Floor Tile</p> <ul style="list-style-type: none"> <li>Porcelain 300x300mm Floor (non slip) Tiles - <i>Meridian 'classic' range</i></li> <li>100mm Skirting Tile to Perimeter</li> </ul>	<p>Garden Taps</p> <ul style="list-style-type: none"> <li>Fresh Water Tap</li> <li>Rain Water (or Recycled Water) Tap</li> </ul>
<p>Washing Machine Provision</p> <ul style="list-style-type: none"> <li>Hot and Cold Washing Machine Connection and Power Point</li> </ul>	<p>Hot Water Unit</p> <ul style="list-style-type: none"> <li>Bosch 20L Instant Gas Hot Water System</li> </ul>
<p>Splashback</p> <ul style="list-style-type: none"> <li>300 x 600mm Polished Porcelain Tiles Behind Tub - <i>Meridian 'classic' range</i></li> </ul>	<p>Alfresco (if shown on plans)</p> <ul style="list-style-type: none"> <li>Concrete Substrate Floor with Broom Finish</li> <li>Roof Over with Plasterboard Lined Ceiling and Brick Columns as per plan</li> </ul>
<p>Accessories</p> <ul style="list-style-type: none"> <li>Stainless Steel Finish Floor Waste</li> <li>Double Power Point</li> </ul>	
<p>Waterproofing</p> <ul style="list-style-type: none"> <li>High Quality Installed as per Australian standards Waterproofing</li> </ul>	

## External Features Continued

Balcony (if shown on plans)

- External (non-slip) Tiles - 300 x 600mm - *Meridian 'classic' range*
- Balustrade - Aluminium Frame in Powder Coat Finish *as per plan*
- Waterproofing, installed as per Australian standards
- Roof Over with Brick Columns *as per plan*

## General Site Works

General Site Works

- Council Bonds
- Home Owners Warranty Insurance
- Complying Development Approval Costs
- Contour Survey and Slab Pegout
- Sediment Control Barrier Installed to Site
- Trade Waste Removal and Disposal as required by council
- Temporary Fence, Supplied and Installed to Perimeter of Site as necessary
- Temporary Site Toilet, Supplied to Site for Period of Construction
- Earthworks, Cut and Fill Site to Bench Slab up to 500mm
- Telstra Communications Mains Connection to House up to 12Lm where applicable
- Sewer Mains Connection to House up to 10Lm
- Stormwater Mains Connection to House up to 10Lm
- Water Mains Connection to House up to 10Lm
- Gas Mains Connection to House where applicable
- Electrical Mains, Single Phase Mains Connection to House up to 10Lm
- Scaffolding as required for double storey houses

Structure

- Concrete Waffle Pod Slab up to M Class
- Concrete Slab Strength up to 25Mpa
- 100mm Slab to Rainwater Tank
- Pre-fabricated 90mm External and 70mm Internal Frames and Trusses as per Australian standards
- 2435mm Ground Floor Ceiling Height
- 2435mm First Floor Ceiling Height
- Structural Steel Beams where required

BASIX

- BASIX Certification and Rating
- R3.0 Insulation Batts to External Walls Except Garage; R3.5 Insulation batts to Ceiling
- 2000L Slimline Rainwater Tank with Submersible Pump if required
- Three Gas Connections to Cook-top, Hot Water Heater and Gas Bayonet Point in Living Room

## Safety and Electrical

Safety

- Two Smoke Alarms, Direct Wired with Battery Back Up
- Safety Switch to Electrical Meter Box
- Deadbolt to Timber External Doors
- Keyed Dead Lock to Sliding Glass Doors

Lighting

- 1 Oyster Light with LED Globe Per Room *as per plan*
- 1200mm Single Fluorescent Light to Garage
- Bunker Light to Porch, Alfresco (if included) and Balcony (if included)
- 3 in 1 Heater, Light Fan to the Bathroom, Ensuite and Powder Rooms
- Limited 2 Way Switching

Electrical

- Two Pre-Wired Television Points
- One Pre-Wired Telephone Point
- One Data Point
- One Double Power Point Per Room
- Power Points for Appliances (Kitchen Cook-Top, Dishwasher, Refrigerator, Microwave, Range Hood and Garage Door)
- Power Points for Hot Water Unit and Rainwater Tank *as per plan*

## Price Lock

Price Lock

- 6 Month Price Lock





# Want More Inclusions?

Check out our Splendour and Grandeur range of inclusions today or contact us to organise a Meridian Colour Studio Tour to see our range in person.







MERIDIAN HOMES

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