



Format  
HOMES

FORMAT HOMES INCLUSIONS  
Beyond comparison



Format Homes provides premium quality luxury fittings as standard to your new home – all you have to do is choose which type of luxury suits your style. Please enjoy choosing your fine quality inclusions from the following pages.

Your grand entrance starts with premium quality fixtures & fittings throughout.

## EXTERNAL DOORS



**HUME DOORS  
& TIMBER**  
100% Australian Owned

Vaucluse Premier Range:  
XVP11  
Size: 2340 x 820 x 40  
Size: 2040 x 820 x 40

Newington Range:  
XN5  
Size: 2340 x 820 x 40  
Size: 2040 x 820 x 40

2340mm high doors a standard option  
with 2700mm ceilings



## INTERNAL DOORS



**HUME DOORS  
& TIMBER**  
100% Australian Owned

Moulded Panel Range:  
OAK  
Size: 2040 x 820 x 40

Honeycomb Core Flush  
Size: 2340 x 820 x 40  
Size: 2040 x 820 x 40

2340mm high doors a standard option  
with 2700mm ceilings



## SYMMETRY LEVERSETS



Choose lever door handles or door knobs...  
it's your choice.

Element Leverset



Manor Knobset



## SYMMETRY DEADBOLTS



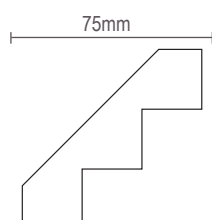
Double cylinder solid brass  
deadbolt security for your home.

- EverBrass
- Polished Stainless Steel
- Satin Stainless Steel

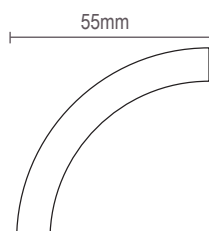
## CORNICES



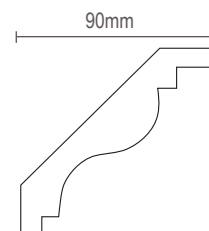
**CAIRO**



**COVE**



**SYDNEY**



It's the details that make the difference – quality at every touch.

## SWITCHES / POWERPOINTS

# CLIPSAL®

CLIPSAL ICONIC



WATERPROOF EXTERNAL POWER OUTLETS



Provision for HWS

Provision for RWT

## EXHAUSTS

EXHAUST FAN



HEATLAMP– 6500A

3-in-1 light, fan & heater included in EVERY bathroom and ensuite



## TV / PHONE

TV & PHONE POINTS



## LIGHTS

BATTEN LIGHT  
A generous allowance



## SMOKE ALARM

IONISATION – Safety first



Sleeker, smarter, more capacity ... better living is the Format standard.

## HOT WATER SYSTEM

# Rinnai



Recessed hot water service with tailored cover



Rinnai Infinity HWS. 26L of steaming hot water every minute. Can be set to deliver up to 60°C to the kitchen & laundry.

Temperature controllers to your bathrooms allow hotter water to your kitchen & laundry



Set and forget temperature for the added safety of your family - 2 controllers included.

## SANITARYWARE

A fresh, simple, contemporary design with integrated armrests for added comfort. Complete with a four tile flange for built-in installation.

Seima Select Bath 1525



# PICKARD





Everyday living is never ordinary when premium quality comes naturally.

## SANITARYWARE

# SEIMA



Cleaner lines & no dirt traps



Seima Limni Mk3 Toilet Suite White  
 Viteous China cistern  
 Soft close lid  
 Back to wall  
 Concealed inlet



Seima Above Counter Basin



Everyday living is never ordinary when premium quality comes naturally.

## SINKS & TROUGH

### SEIMA

Seima Acero Sink  
 1080mm x 480mm  
 1 tap hole  
 Includes basket waste



Seima 45L Inset Laundry Trough  
 Includes basket waste  
 Mounted in joinery cupboard  
 Tiles above 600mm High



Sleek, gleaming, premium ... all come standard.  
 Simply choose the look you love the most.

## TAPWARE

# alder



Alto Basin Mixer Fixed  
165mm Chrome



Alto Sink  
Mixer Chrome



Moda Rail Shower  
2 Functions



Alder Nuova Bath Spout  
Fixed 170mm Chrome



Alto Bath Shower  
Mixer Chrome



Floor Grate 80mm  
Stainless Steel Square



Accessorise with the finest - included with every new home. Format sets the standard.

## ACCESSORIES

# alder

Alto Glass Shelf



Alto Single Towel Rail 750mm



Alto Double Towel Rail  
750mm OR 900mm



Alto Toilet Roll Holder



Alto Straight Toilet Roll Holder



Feel pampered as you start every day. Clean lines, quality materials, understated style.

## SHOWERS / MIRRORS / WARDROBES



Stegbar Grange Shower Screen  
Semi-frameless  
Range of colours & finishes to choose from  
6mm Safety Glass



Stegbar mirror  
Polished edge  
Silicone fix above vanity  
Generally the same width as vanity



Monarch wardrobe  
Vinyl doors  
Shelf & hanging rail  
Sizes to suit



Three coats of premium quality paint for a deep, lasting finish. Format Homes provide a premium finish inside and out, all standard.

## PAINT



# THE CHOICE FOR A LONG LASTING FINISH



**Dulux Wash&Wear® is specially formulated to provide a durable finish that looks freshly painted for years to come**

**Dulux® Wash&Wear®**

The premium choice when looking for a quality, durable, hard wearing finish that provides the assurance of stain resistance.

**Where to use:**

- A great all-round, hard-wearing paint
- Recommended for most walls such as bedrooms, hallways and family rooms

**Features:**

- Barrier Technology® – an advanced formulation of high quality materials that forms a tightly interlocking film that is hard-wearing and long lasting
- Smooth application and durable finish
- Water based, low odour and low VOC <16g/L

**Benefits:**

- ✓ Most common household stains and marks can be removed with a wet cloth
- ✓ Withstands wear and tear and suits high traffic areas. Walls stay looking fresher for longer
- ✓ Easy application, quick drying to a velvety, even finish



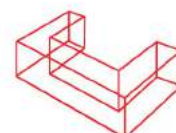


**Dulux®**  
Worth doing, worth Dulux.

# Individual custom built cabinetry, manufactured to your requirements. That's the Format standard.

## KITCHENS STANDARD FEATURES

- All kitchens are designed using the latest in 3D CAD technology with 'screen to machine' technology for maximum design and production flexibility.
- All kitchens are manufactured on state of the art CNC machinery for precise cutting size, drilling accuracy & cabinet construction.
- Every kitchen is individually crafted in our Adelaide manufacturing facility before delivery to your home ready for installation.
- Complete 16mm construction to all cabinets for maximum strength & stability. All joinery is screwed together.
- Vermin proof 16mm backs on all cabinets for secure installation & hygiene. No Masonite is used in the construction of a Carrera Kitchen.
- All kitchens are designed & constructed to support heavy granite and engineered bench tops.
- Adjustable shelving supported with metal pins for greater storage flexibility.
- Fully adjustable European manufactured BLUM clip on/clip off door hinges with lifetime warranty.
- Metal side European manufactured BLUM adjustable drawers with 16mm base. Gallery rails standard on pot drawers if pot drawers are selected.
- Moulded Cutlery insert standard with kitchen drawers.
- Matching colour panel to the bottom of the overhead cupboards for a completely integrated finish.
- Carrera Kitchens uses only high quality Australian certified low emission rated EO and E1 materials.
- All glass door cabinets (if selected) are colour matched to the exterior kitchen colour. Large range.
- Durable 1mm ABS edging to cabinet interiors. Prevents chips and peeling.
- All cabinets fixings concealed with matching caps.
- All kick-boards and fillers are scribed to floors and walls.
- Heavy duty fully adjustable feet to base cabinets for cleaner, quicker installation on uneven floors.
- Your choice of various sized stainless steel and brushed aluminium handles and knobs. Large range.
- Every kitchen is site measured to ensure accurate manufacturing and installation.
- 7 year quality workmanship guarantee on every Carrera Kitchen.
- Framed plasterboard feature bulkheads above overhead and full height cupboards.



**CARRERA**  
**KITCHENS**

[www.carrerakitchens.com.au](http://www.carrerakitchens.com.au)



Images for illustrative purposes only

You deserve to name-drop your new kitchen appliances!  
 Yes, European SMEG quality in every Format home.

## APPLIANCES



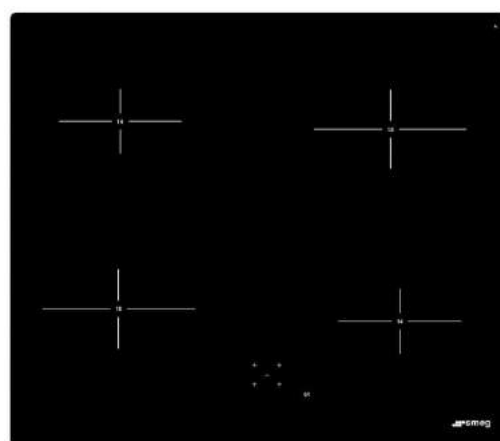
60cm Multi Function Electric Oven



60cm 4 Burner Gas Cooktop  
**OR**



60cm Undermount Rangehood



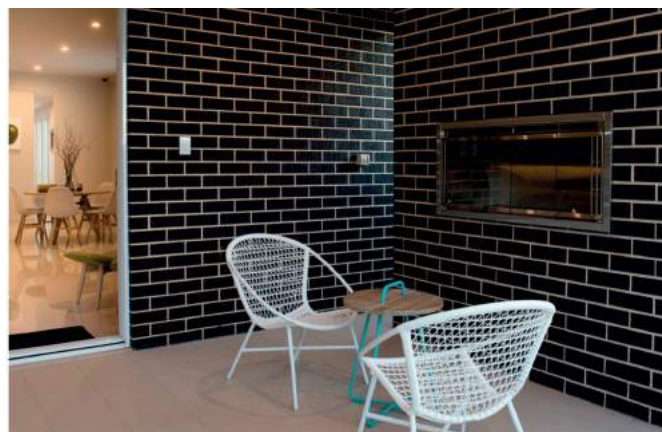
60cm Ceramic Electric Cooktop



Quality products, workmanship and attention to detail are built into your new home. Format Homes delivers premium as standard.

## BRIGHTON LITE MORTAR WITH WHITE SAND & PRESSURE WASH

Other builders charge extra.  
 With Format it's an included option.



## NATURAL GREY MORTAR WITH BRICKIES SAND



## SPINNING ROOF VENTILATOR

Keep temperatures more consistent.  
 Minimise your heating and cooling costs.



## Flatten it & Format it! REBUILD WITH FORMAT HOMES

The very best protection for your investment right from the first day of the project. That's the standard we deliver.

### SLAB EDGE PROTECTION

Minimise risk of ground moisture entering your slab with associated salt damp.



### TERMIMESH TO PENETRATIONS THROUGH THE SLAB

Not a requirement, but its our building standard on all Format homes.



### TEMPORARY SAFETY / SECURITY FENCING

