



**RAWSON
HOMES**
— EST 1978 —

B E T T E R V A L U E

OVER

\$60K*

worth of **LUXURY** inclusions for \$14,990

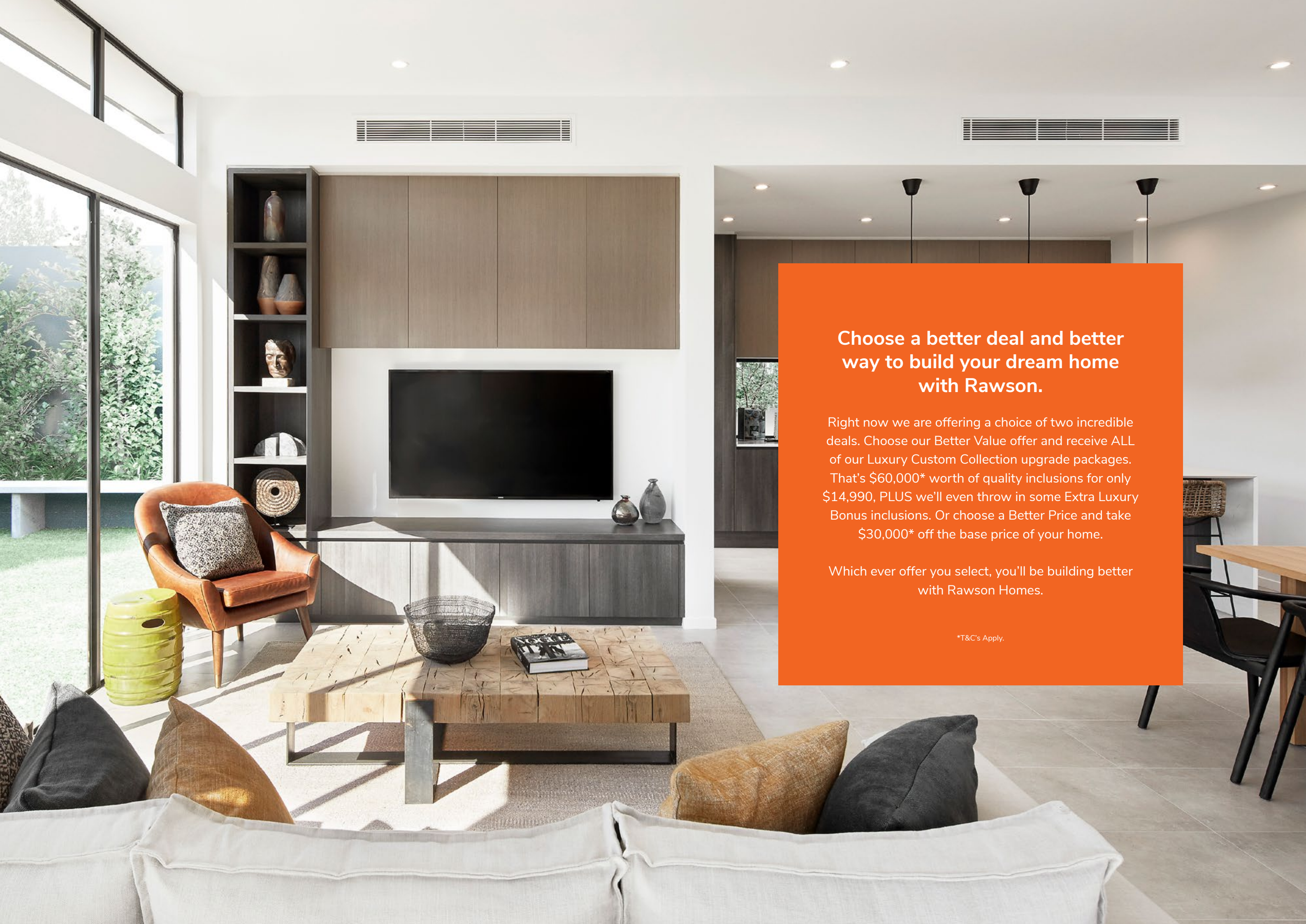
OR

B E T T E R P R I C E

\$30K*

cash off your home

*T&C's Apply.



Choose a better deal and better way to build your dream home with Rawson.

Right now we are offering a choice of two incredible deals. Choose our Better Value offer and receive ALL of our Luxury Custom Collection upgrade packages. That's \$60,000* worth of quality inclusions for only \$14,990, PLUS we'll even throw in some Extra Luxury Bonus inclusions. Or choose a Better Price and take \$30,000* off the base price of your home.

Which ever offer you select, you'll be building better with Rawson Homes.

*T&C's Apply.

CHOICE 1

BETTER VALUE
OVER
\$60K*
worth of **LUXURY** inclusions for \$14,990

Our new better-than-ever Better Value offer now includes all of our Luxury Custom Collections upgrades.

From the outside in, everything is included so your home will have that luxe feel from the moment you walk in. With Caesarstone benchtops, upgraded flooring, air conditioning plus so much more, your new home will come complete with all the luxurious finishing touches.

Receive all of our Luxury Custom Collections packages including:



Luxury Kitchen



Luxury Main Bathroom



Luxury Ensuite



Luxury Powder Room



Luxury Comfort



Luxury Living



Luxury Laundry



Luxury Flooring



Luxury Security



Luxury Bricks



Luxury Roofing

Plus look for our Extra Luxury Bonus inclusions!

*Offers is valid to new Rawson Homes customers building in all regions (excl. Country New South Wales). Images are for illustrative purposes only and may include items which are outside Rawson Homes Standard Home inclusions or the Custom Luxury or Prestige Collections. Deletions of any item or items Not Applicable to the selected home design will not be credited or substituted for any other product/s. Please refer to your Tender for specific details of the inclusions and exclusions. Terms & Conditions apply, refer for www.rawsonhomes.com.au and your Tender for full details.

Luxury Kitchen



Extra Luxury Bonus

Choose from the Deluxe Range 20mm Caesarstone® Benchtop in the following colours:



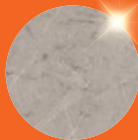
Georgian Bluffs



Organic White



Pure White



Symphony Grey

BENCHTOPS

A. 20mm Caesarstone® benchtops. Choose from the Deluxe range in the following colours Georgian Bluffs, Organic White, Pure White and Symphony Grey.

SINK AND MIXER

B. Clark Monaco double bowl stainless steel sink – undermount or overmount with drainer.

Dorf Vixen retractable sink mixer (available in chrome, black or white).

CABINETRY.

C. Polytec cabinetry in Finegrain, Ashgrain and Woodmatt finishes. Single colour. Matt finish.

BINS

Häfele twin pull out under sink bin.

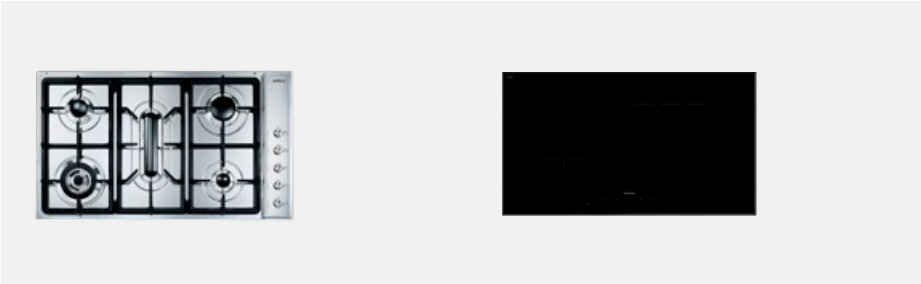


*Additional charge for selecting different colour Caesarstone® apply.

APPLIANCES

Choice of Smeg 90cm oven, cooktops, freestanding cookers and rangehoods. Smeg dishwasher and microwave.

COOKTOP



CIR93AXS3
Smeg 90cm, Gas Cooktop.

SE394EMTBAU
Smeg 90cm, Ceramic Cooktop.
Not included. Additional charge if no gas to no site.

MICROWAVE



SA34MX
34L Freestanding Microwave with Grill (including trim kit).

CHOICE OF RANGEHOODS

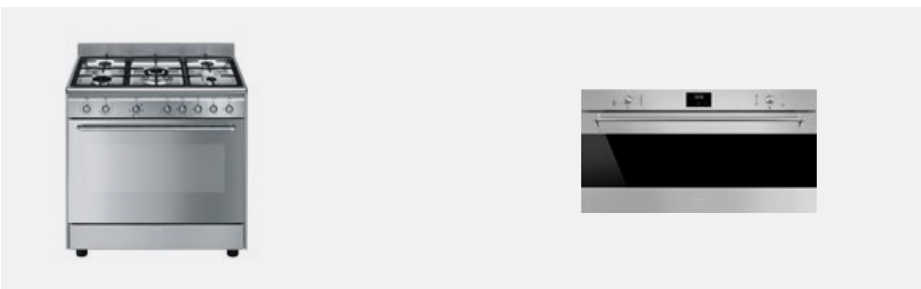


SHW910X1
Smeg 90cm, Wallmount Canopy Rangehood.

SAH491SS
Smeg 90cm, Front-recirculating Retractable Rangehood.

PUM910X
Smeg 60cm, Concealed Undermount Rangehood.

FREESTANDING COOKER



FS9010XS
Smeg 90cm, Freestanding Gas Cooker.

OVEN



SFRA9300TVX
Smeg 90cm, Classic Thermoseal Oven.

DISHWASHER



DWA6214S2
Smeg Freestanding Dishwasher.

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Luxury Main Bathroom



Extra Luxury Bonus

Choose from the Deluxe Range 20mm Caesarstone® Benchtop in the following colours:



Georgian Bluffs



Organic White



Pure White



Symphony Grey

BENCHTOPS

A. 20mm Caesarstone® benchtops. Choose from the Deluxe range in the following colours Georgian Bluffs, Organic White, Pure White and Symphony Grey.

CABINETRY

B. Polytec cabinetry in matt or sheen finish.

MIRROR

C. Polished edge mirror fixed above the vanity or mirror shaving cabinet.

SHOWER FEATURES

D. Tiled niche to showers. Caroma Luna Multifunction rail shower with overhead in chrome or black.

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SHOWER

E. Semi-frameless shower screen in chrome or black.

TILING

F. Tiling heights to bathroom and ensuite – 2100mm (H) to shower recess, 500mm over bath, skirting tile to remainder.

BATH

G. Stylus Maxton 1675mm white rectangular bath.



BASIN AND TAPWARE

Caroma Luna wall-mounted tapware.

Caroma Luna porcelain counter top, semi-recessed or inset basins with chrome pop up plug and waste.



BATHROOM ACCESSORIES

Caroma Luna double towel rail in chrome or black.

Caroma Luna toilet roll holder in chrome or black.



LIGHTS

Clipsal 2-globe heat, fan and light unit.



TOILET SUITES

Stylus Prima II close coupled toilet suite with soft-close seat.

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Luxury Ensuite



Extra Luxury Bonus

Choose from the Deluxe Range 20mm Caesarstone® Benchtop in the following colours:



Georgian Bluffs



Organic White



Pure White



Symphony Grey

BENCHTOPS

A. 20mm Caesarstone® benchtops. Choose from the Deluxe range in the following colours Georgian Bluffs, Organic White, Pure White and Symphony Grey.

CABINETRY

B. Polytec cabinetry in matt or sheen finish.

MIRROR

C. Polished edge mirror fixed above the vanity or mirror shaving cabinet.

SHOWER FEATURES

D. Caroma Luna Multifunction rail shower with overhead in chrome and black.

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SHOWER

E. Semi-frameless shower screen.

TILING

F. Tiling heights to bathroom and ensuite – 2100mm (H) to shower recess, 500mm over bath, skirting tile to remainder.



BASIN AND TAPWARE

Caroma Luna wall-mounted tapware in chrome or black.

Caroma Luna porcelain counter top, semi-recessed or inset basins with chrome pop up plug and waste.



BATHROOM ACCESSORIES

Caroma Luna toilet roll holder in chrome or black.

Caroma Luna double towel rail in chrome or black.



LIGHTS

Clipsal 2-globe heat, fan and light unit.



TOILET SUITES

Stylus Prima II close coupled toilet suite with soft-close seat.

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Luxury Powder Room



BENCHTOPS

A.
20mm Caesarstone® benchtops. Choose from the Deluxe range in the following colours Georgian Bluffs, Organic White, Pure White and Symphony Grey.

CABINETRY

B.
Polytec cabinetry in matt or sheen finish.

MIRROR

C.
Polished edge mirror fixed above the vanity or mirror shaving cabinet.

TAPWARE

D.
Caroma Luna wall-mounted tapware.

BASIN

E.
Caroma Luna porcelain counter top, semi-recessed or inset basins with chrome pop up plug and waste.

Extra Luxury Bonus

Choose from the Deluxe Range 20mm Caesarstone® Benchtop in the following colours:



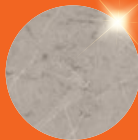
Georgian Bluffs



Organic White



Pure White



Symphony Grey



BATHROOM ACCESSORIES

Caroma Luna toilet roll holder in chrome or black.
Caroma Luna double towel rail in chrome or black.



TOILET SUITES

Stylus Prima II close coupled toilet suite with soft-close seat.

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Luxury Comfort



FLYSCREENS

A.
Nylon mesh flyscreens* to all opening windows, sliding and stacker doors (excluding hinged doors).

AIR CONDITIONING

B.
Homes equal to or less than 35SQ: 14kW Daikin ducted air conditioning. Homes greater than 35SQ: 20kW Daikin ducted air conditioning**.

* Subject to BAL rating. ** Excludes low pitched roofs.
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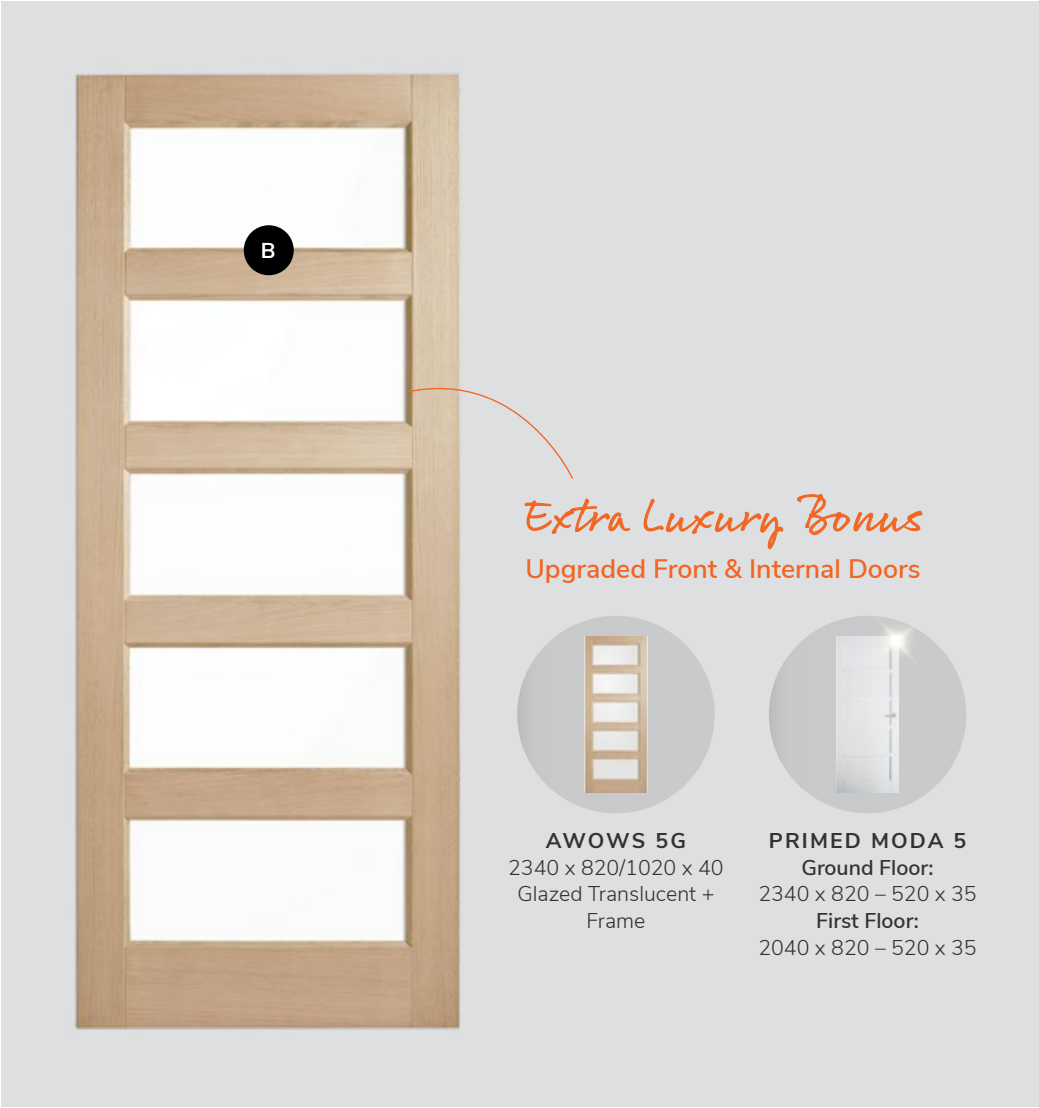
Luxury Living



HIGH CEILINGS

A.
2600mm (H) ceilings to ground floor only.
2340mm high internal doors, including 2400mm (H) square set openings to ground floor only (excludes bedroom robes and door under stairs).

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ENTRANCE DOOR

B.
Corinthian Blonde Oak
2040mm (H) x 820/1020mm
(W) AWO 5G, Hinged Entry
Door with clear glazing, stain
finish and Blonde Oak frame
to suit (subject to design).

Note: Where applicable sidelights are
clear glazed and subject to your BAL
Rating.

Extra Luxury Bonus
Upgraded Front & Internal Doors



AWOWS 5G
2340 x 820/1020 x 40
Glazed Translucent +
Frame



PRIMED MODA 5
Ground Floor:
2340 x 820 – 520 x 35
First Floor:
2040 x 820 – 520 x 35



TELEPHONE AND TV POINTS

One additional telephone
point and TV point to
a room of your choice.



LIGHT SWITCHES

Clipsal Iconic switches
in white.



LIGHTS

10 x 9W LED TPDL1C2
downlight package.

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Luxury Laundry



BENCHTOP

A.
Laminate benchtop from Rawson Homes standard range in a choice of square or tight form edge.

STORAGE

B.
900mm (W) underbench storage, overhead cupboards and up to 450mm (W) broom cupboard (overall width of the cabinetry is approximately 1410mm).

TUB

C.
Compass 35L Flushline tub 1TH 380mm (W).



INTEGRATED LAUNDRY HAMPER

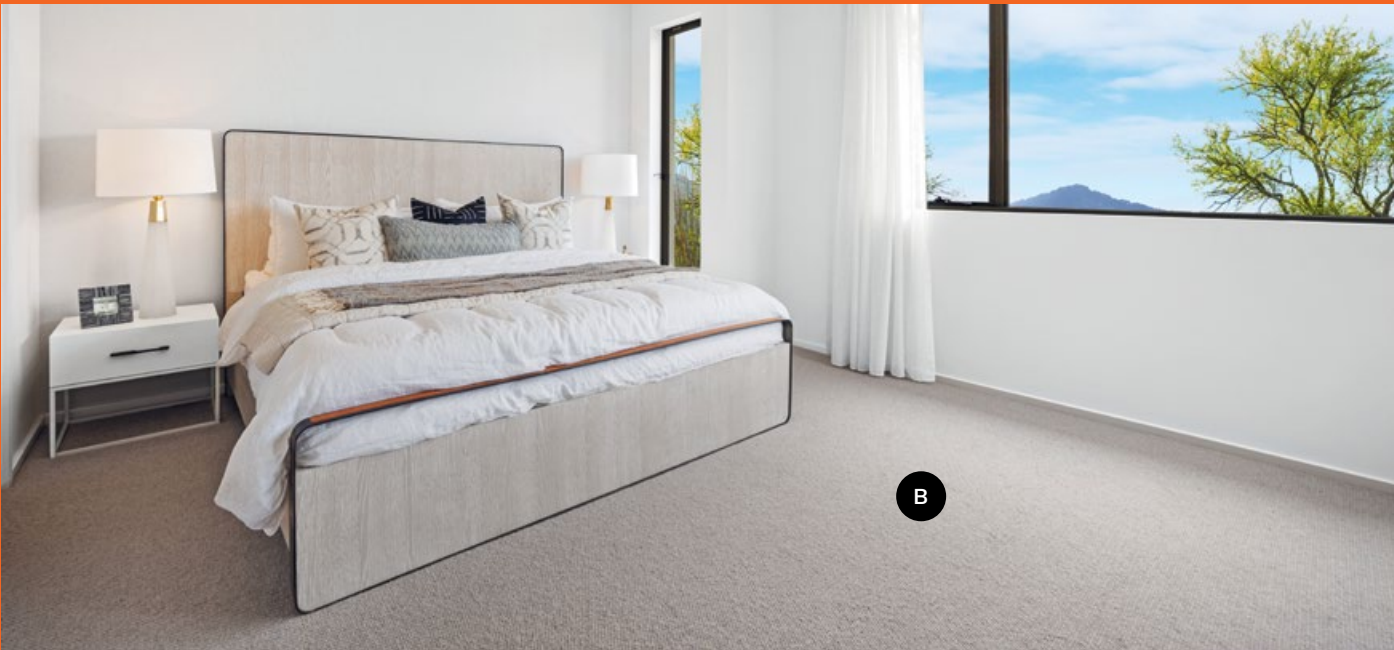
Häfele Hailo laundry carrier 45 (450mm W).



LAUNDRY FIT OUT

Approximately 900mm (W) x 610mm (D) x 35mm (H) standard range laminate laundry bench.

Luxury Flooring



LAMINATE

A.
Laminate flooring (selected from Rawson Homes' Luxury range) to Entry, Entry Hallway, Family, Meals and Kitchen areas.

CARPET

B.
Carpet (selected from Rawson Homes' Luxury range) to separate Lounge, Bedrooms and Bedroom Hallways and Stairs (if applicable).

Luxury Security



GARAGE DOOR

A.
B&D PanelMax door motor with 2 remote control openers.
B&D Auto-Lock garage deadbolt system.

INTERCOM

B.
BTicino audio intercom.

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Luxury Bricks

PGH SAMPLE RANGE



Botanicals



Simply Hamptons

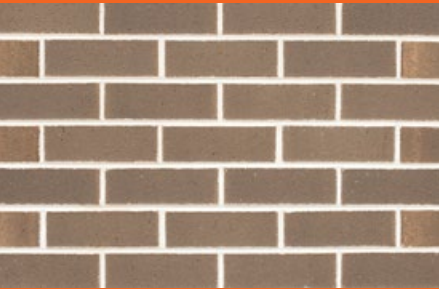


Dark and Stormy

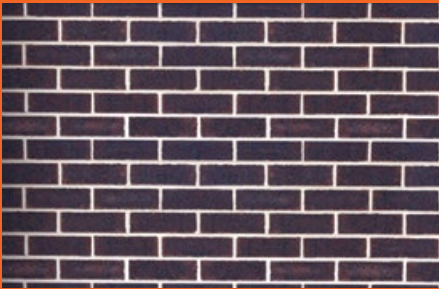
AUSTRAL SAMPLE RANGE



Everyday Life



Whitsunday



Wilderness

BRICK RANGE

Whether you live in the countryside, on the coast, or somewhere in between, you'll find the perfect look for your home with our Luxury brick inclusions. Off White mortar in lieu of Natural Grey.

Note: Pictured is one selected variation per category for Luxury and Prestige Brick Inclusions. Please speak to one of our consultants for the full range of brick variations. Pricing applicable to standard designs only. Any extensions to the design may incur additional cost.
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Luxury Roofing



ROOF TILES

A.
CSR Monier Atura concrete roof tiles in a range of colours. Standard ridge capping.

Roof Tiles



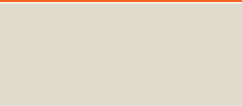
Atura



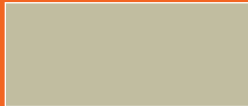
COLORBOND®

B.
Strong, secure and energy smart roofing designed to deliver long-life performance. Choose a colour from the wide Contemporary range.

Includes standard sarking under roof.



Surfmist®



Evening Haze®



Shale Grey™



Dune®



Cove®



Windspray®



Gully®



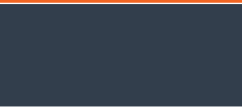
Wallaby®



Jasper®



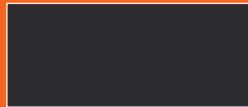
Basalt®



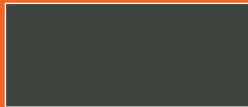
Ironstone®



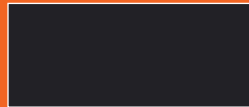
Terrain®



Monument®



Woodland Grey®



Night Sky®



CHOICE 2

BETTER PRICE

\$30K*

cash off your home

**Looking for a better price?
Then take \$30,000* off the base price
of any of our homes.**

Choose from one of our single storey, double storey,
duplex or split level designs and receive the home
you've always wanted at a better price!



*\$30,000 off the base price is only applicable to standard homes. Offer is valid to new Rawson Homes customers building in all regions (excluding Country New South Wales). Images are for illustrative purposes only and may include items which are outside Rawson Homes Standard Home Inclusions or the Custom Luxury or Prestige Collections. Please refer to your Tender for specific details of the inclusions and exclusions. Terms and conditions apply, refer to www.rawsonhomes.com.au and your Tender for full details.



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— EST 1978 —

For more information, please ask your new home consultant or call 1300 223 345.

Display locations:

Display locations: HomeWorld Marsden Park - HomeWorld Box Hill - Redbank - Narraweena - HomeWorld Leppington
- Willowdale II - Sylvania - Calderwood Valley - HomeWorld Warnervale - HomeWorld Thornton
- Merewether - Denman Prospect - Googong - Ginninderry - Dubbo - Orange - Bathurst

Design Studios: Sydney Rhodes - Shellharbour - Camden

rawsonhomes.com.au

Disclaimer: Images are for illustrative purposes only and photographs, artist impressions and other pictures in this brochure may show fixtures, fittings or finishes which are outside the Classic Inclusions or the Custom Luxury or Prestige Collections or which are not supplied by Rawson Homes, or which are only available in some Rawson Homes designs or when selected as inclusions above the specific Collection or standard inclusions for a particular design. This may include landscaping and outdoor items, floor coverings, doors, furniture, kitchen, bathroom and light fittings and decorative items, which are shown as examples only. Specified inclusions are correct as at the time of printing and Rawson Homes reserves the right to substitute an item of equivalent quality and/or finish. Please refer to your Tender for specific details of the inclusions and exclusions.

*The Rawson Homes "Better Choice" is offered in conjunction with the Rawson Homes Custom Collections inclusions model. It is not valid in conjunction with any other promotion or inclusions program available from Rawson Homes Pty Ltd. The "Better Choice" offer is available to all new customers building in all regions (excluding Country New South Wales) who request a tender and proceed to accept their tender by the date specified in their Tender document. The Tender acceptance fee must strictly be paid by the earlier of (i) within seven days of the initial tender presentation.

Please speak to a Rawson New Home Consultant to discuss detailed home pricing for different designs and inclusions.

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