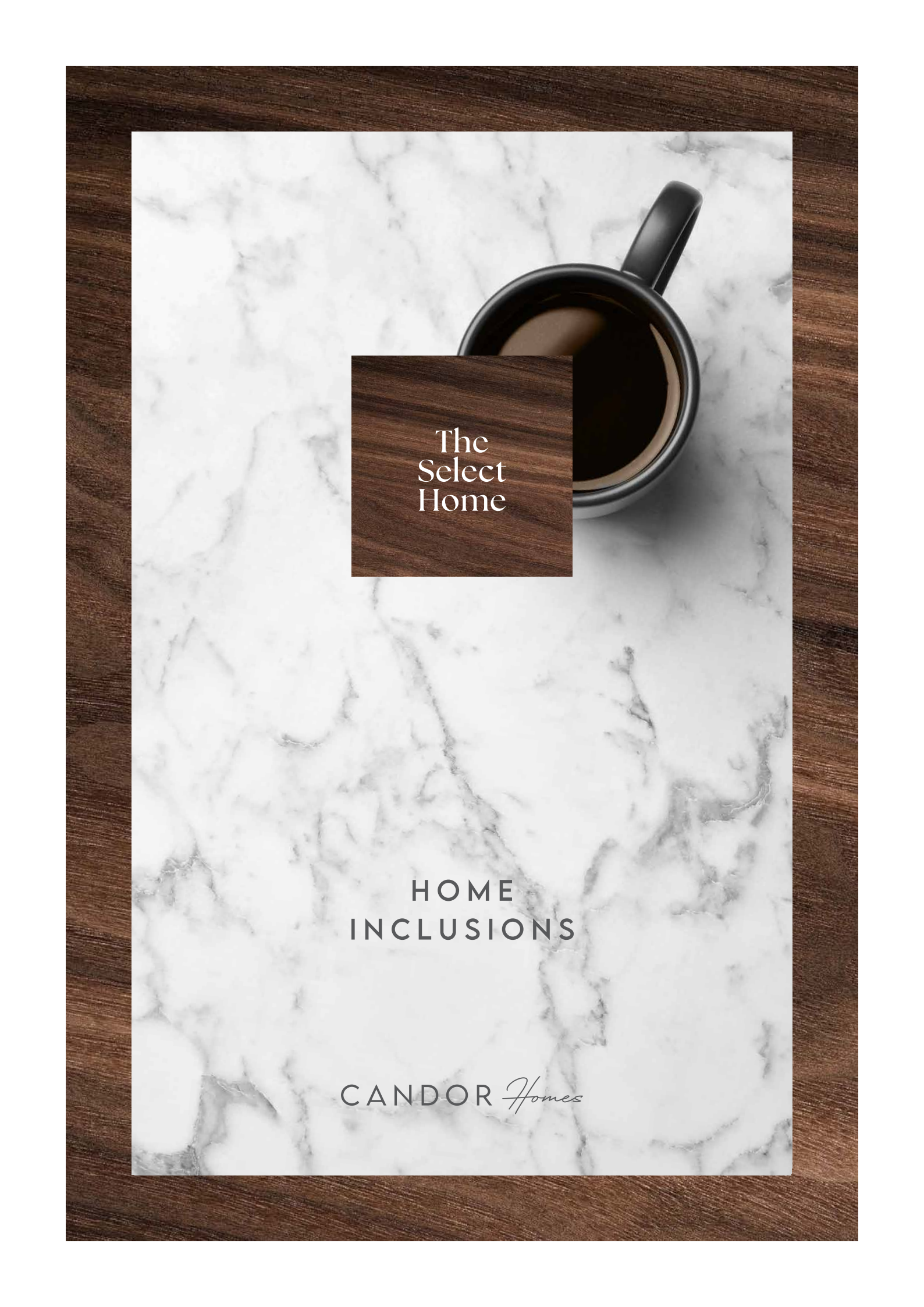




The
Select
Home

HOME
INCLUSIONS

CANDOR *Homes*

QUALITY. CHOICE. TRANSPARENCY.

Building your home should be an exciting experience. At Candor Homes, years of refining our inclusions and process have helped us make building clear and straightforward, while still giving you the freedom to create a home that reflects your lifestyle, priorities and vision.

Every Candor Home begins with a carefully considered foundation of premium materials, quality finishes, trusted Australian brands and skilled local trades.

From timeless essentials to elevated finishes and personalised details, you have the freedom to create a home that feels uniquely yours.

With honest, upfront pricing and a clear understanding of what's included, you can make confident choices from the beginning, knowing your home is thoughtfully designed, carefully built and made to stand the test of time.

BUILT WITH AUSTRALIA'S FINEST.

We believe true value comes from quality that lasts. That's why we work with leading Australian brands and trusted suppliers to bring you products and finishes selected for their performance, durability and design.

Every detail is thoughtfully considered, so you can choose with confidence and enjoy a home that looks great and performs beautifully for years to come.

The Complete Home

A HIGHER STANDARD OF LIVING.

Our carefully considered foundation, featuring quality materials, trusted brands and practical inclusions throughout. Designed to deliver a beautifully finished home with everything you need from day one.

UPGRADE PACKAGES.

Build on a great foundation. Enhance the spaces that matter most with curated packages designed to make your home uniquely yours.

The Select Home

MORE REFINED. MORE CONSIDERED.

Building on The Complete Home, The Select Home includes elevated finishes, premium materials and refined design features throughout. It's designed for homeowners seeking greater sophistication, enhanced inclusions and a more luxurious living experience.

INCLUDED.

The Select Home includes everything in the Complete Home, plus all upgrades from the Complete Home Upgrade Packages.

The Upgrades

ADD PERSONAL TOUCHES.

Not every home needs the same upgrades. That's why we give you the flexibility to personalise the details that matter most to you. Create a statement feature that's truly your own, from a custom kitchen or statement staircase to feature lighting, appliances and landscaping. Whatever your vision, our trusted suppliers and trades will tailor your home to suit your style, lifestyle and priorities.

CUSTOM HOMES.

Adapt a design or create something entirely unique, with a home tailored to your land, lifestyle and vision.



ELEVATED BY DESIGN.
CONSIDERED IN EVERY DETAIL.

The Select Home takes everything we value about a Candor home and elevates it further, with refined finishes, considered details and a carefully curated palette designed to create a more distinctive sense of home.

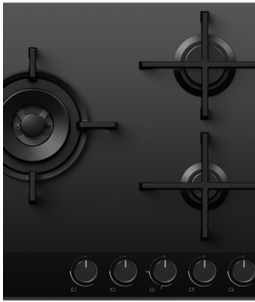
From the moment you arrive, the difference is clear. Soaring ceilings, generous entry spaces, larger garage doors and premium fixtures create a stronger sense of space, presence and proportion.

Inside, elevated kitchens, designer appliances, premium tapware, waterfall island benches and sophisticated flooring bring together beauty and everyday functionality. Carefully selected materials, colours and finishes work seamlessly throughout the home, creating a cohesive and timeless feel.

With 85% upgraded inclusions, the Select Home offers a considered step up in quality and design, without losing the practicality and value that define a Candor home.

More refined. More considered. More uniquely yours.

For those wanting to take personalisation further, our custom home approach allows you to create a home tailored around the way you live.



APPLIANCES
900mm Fisher & Paykel
Series 7 - 9



CABINETRY
Soft-close Polytec
Smooth & Woodmatt



STONE BENCHTOP
20mm Smartstone ranges
waterfall isl& ends



TAPWARE
Mizu Silk, Soothe, Drift
- all colours



SINK & TAP
Granite or coloured sink.
Mizu Silk, Soothe, Drift
- all colours



WALK-IN PANTRY
Matching Polytec,
stone & splashback
tile selections



HANDLES
Momo upgraded range
of size & shape
- all colours



SPLASHBACK
Feature tile range
of colours, sizes
& finishes



FLOORING
Hybrid timber flooring
or upgraded tile ranges



ENTRY DOOR
Hume Doors (5)
Gainsborough Trilock (3)
- all colours



INTERNAL DOORS
Hume Ascent range (9)
Gainsborough levers (6)
- all colours



SHUTTERS & BLINDS
Plantation shutters
to facade & roller
blinds to remaining

COLOUR FINISHES MAY
VARY BETWEEN RANGES AND
PRODUCT SELECTIONS.

 Bright Chrome
 Brushed Nickel

 Matt Black
 Brushed Brass

 Brushed Graphite
 Brushed Bronze



HOME INCLUSIONS

MORE DESIGN. MORE DETAIL. MORE DISTINCTION.

EXTERIOR		INTERIOR		KITCHEN & LAUNDRY		BATHROOMS	
FACADE	Classic & Country	ELECTRICAL	Ceiling fans to bedrooms	APPLIANCES	Cooktop – gas, induction or freestanding combo, Electric Oven, & Undermount Rangehood	TAPWARE RANGES	Mizu Drift, Silk, Soothe
BRICKS	Upgraded PGH & Austral bricks selection ranges	SWITCHES	Clipsal Iconic Vivid White, Warm Grey, Cool Grey & Anthracite	Fisher & Paykel 90cm -Series 7 & 9	60cm Dishwasher – Drop or Double	VANITIES	Polytec Woodmatt & Smooth ranges 20mm Smartstone Benchtops Soft-close drawers & wall-hung 900 to 1800mm
CLADDING	James Hardie™ Linea™ Aluminium corner trims	DOORS	Hume Accent Range – 9 door profiles, increased 2340mm high	STONE BENCHTOPS	60cm Microwave – Black or Stainless		
WINDOWS & SLIDING DOORS	Architectural Range – UrbanPlus	DOOR HARDWARE	Gainsborough Aurora, Sierra, Alba, Rivera, Angular & Lianna	KITCHEN	20mm Smartstone Sintered Collection Classic & Pure Selections		
GARAGE DOOR	Increased 2400mm height Steeline Sectional Panel Lift Door 5 profiles	CEILING HEIGHT	Increased 2720mm height		Waterfall ends to isl& bench	BASINS	Roca Inspira Above – 370mm round gloss or matte white
ENTRY DOOR	Hume solid core 2340 x 920mm 5 door profiles in a painted finish Clear or translucent glass	AIR-CONDITIONING	Powerful 14kW Ducted System 3-Zone Reverse Cycle Control		Polytec Woodmatt & Smooth soft-close. Lower, upper cabinetry & end panels. Pull handles on lower, finger-pull on upper. Bulkhead above. Integrated pull-out twin bin.	MIRRORS	Frameless single or twin Round, arch, pill or rectangular
ENTRY LEVER	Gainsborough Trilock Omni Allure, Angular & Aurora – all colours	FLOORING	Hybrid timber flooring or upgraded tile ranges	LAUNDRY	Polytec Woodmatt & Smooth soft-close, lower & upper cabinetry, pull handles on lower, finger-pull on upper, bulkhead above	TOILET	Kado Lux – 4-star WELS rating
LAUNDRY DOOR	Increased 2340mm height Hume solid core & clear glass XF3 – Painted finish	CARPET	Bedrooms, robes & media room Upgraded tile ranges Dunlop Red 8mm Underlay	SINKS	Undermount Memo Zenna & Freya Kitchen – Double / Laundry – Single	BATH	Posh Solus or Domaine Freestanding, back to wall or Insert
LAUNDRY LEVER	Gainsborough Neue Aurora – all colours	STAIRCASE	Hybrid timber treads & returns	SINK MIXERS	Mizu Drift, Silk, Soothe	TILES	Upgraded floor & wall tile ranges, with premium finishes, sizes & colours Trims matched to your chosen tapware
OUTDOOR TILING	Alfresco, porch & balcony Upgraded size, finish & ranges P4+ slip-rated	ROBES	Increased 2400mm height. Mirrors or your chosen Hume door profile in sliding SmartRobe or hinged doors.	PULL HANDLES	Upgraded Momo handle ranges	TILING HEIGHT	Full-height walls, window sill recess
		MAIN ROBE	Twin drawer towers. Match your hardware colour.	BUTLER’S PANTRY	Polytec Woodmatt & Smooth Ranges 20mm Smartstone Benchtops Memo single bowl sink & tap	SHOWER RAIL	Mizu Drift – Twin
		WINDOW TREATMENTS	Plantation shutters to facade & roller blinds to remaining	SPLASHBACKS	Feature tile selections Cooktop, butler’s & laundry run Choose your grout & laying pattern.	SHOWER FRAME	Frameless & Semi-frameless – 2m high
		STUDY	Built-in desk & shelf with Polytec Woodmatt & Smooth Ranges, 20mm Smartstone desktop	MUD ROOM	Polytec Woodmatt & Smooth Bench seat, drawer & shelf	SHOWER NICHE	Ensuite & Main Shower

CONSISTENT STANDARD

COLORBOND®	DRIVEWAY	ALFRESCO	BALUSTRADE	LIGHTING	INSULATION	RAINWATER TANK	HOT WATER	TAPS
Roof, gutters & fascia available in 22 colours. Durable steel provides low maintenance, modern appeal & long lasting performance.	Onyx-coloured brushed concrete driveway. Durable, low maintenance & stain resistant, it enhances kerb appeal, adds value, & provides easy access from day one.	Covered roof with ceiling, downlights, gas point & tiled flooring. Designed for modern living, it offers everyday comfort & a space for lasting memories.	Safety glass, chrome spigots & top rail support combining safety with a clean, contemporary aesthetic.	Downlights to the alfresco, entry porch, balcony, & eaves of the garage & laundry, creating a seamless connection between indoor & outdoor spaces.	R2.5 wall & R6.0 ceiling insulation for improved thermal performance, sound control & year round comfort.	Above ground slimline tank & submersible pump. Size as per BASIX requirements.	Instantaneous Thermann Natural Gas.	2 x external marked on plans.

AUSTRALIA'S MOST TRUSTED.

Every Candor Home is built to last with leading Australian brands & premium finishes, with every detail carefully considered so you can choose with confidence.

CONTACT

(02) 4044 1900
4/4 Edge Street, Boolaroo
info@candorhomes.com.au

DISPLAY HOMES

HEREFORD HILL - Lochinvar
WATERFORD - Chisholm
WATAGAN PARK - Cooranbong
HUNTLEE - Coming Soon
THE LOXFORD - Coming Soon

CANDORHOMES.COM.AU

CANDOR *Homes*

BLN: 330588C

Colorbond

GYPROCK

Gainsborough

Haymes
PAINT

polytec

FISHER & PAYKEL

reece

JH JamesHardie

IPGH BRICKS & PAVERS

australbricks

FUJITSU



smartstone

MOMO
HANDLES

stone
ambassador

CAPRAL
ALUMINIUM

CSR

CLIPSAL

NHS

Beacon
LIGHTING

Dahlsens

CARPET COURT

mizu



Edstein

NEWCASTLE
TILE CO

Hymix



kitchens for living

Please note: Inclusions may vary depending on your chosen floorplan, facade and site conditions. Candor Homes reserves the right to make changes without notice as part of our ongoing commitment to quality and improvement.

For more information, please speak with your Candor Homes Sales Consultant.