

PRESTO 32

\$360,000



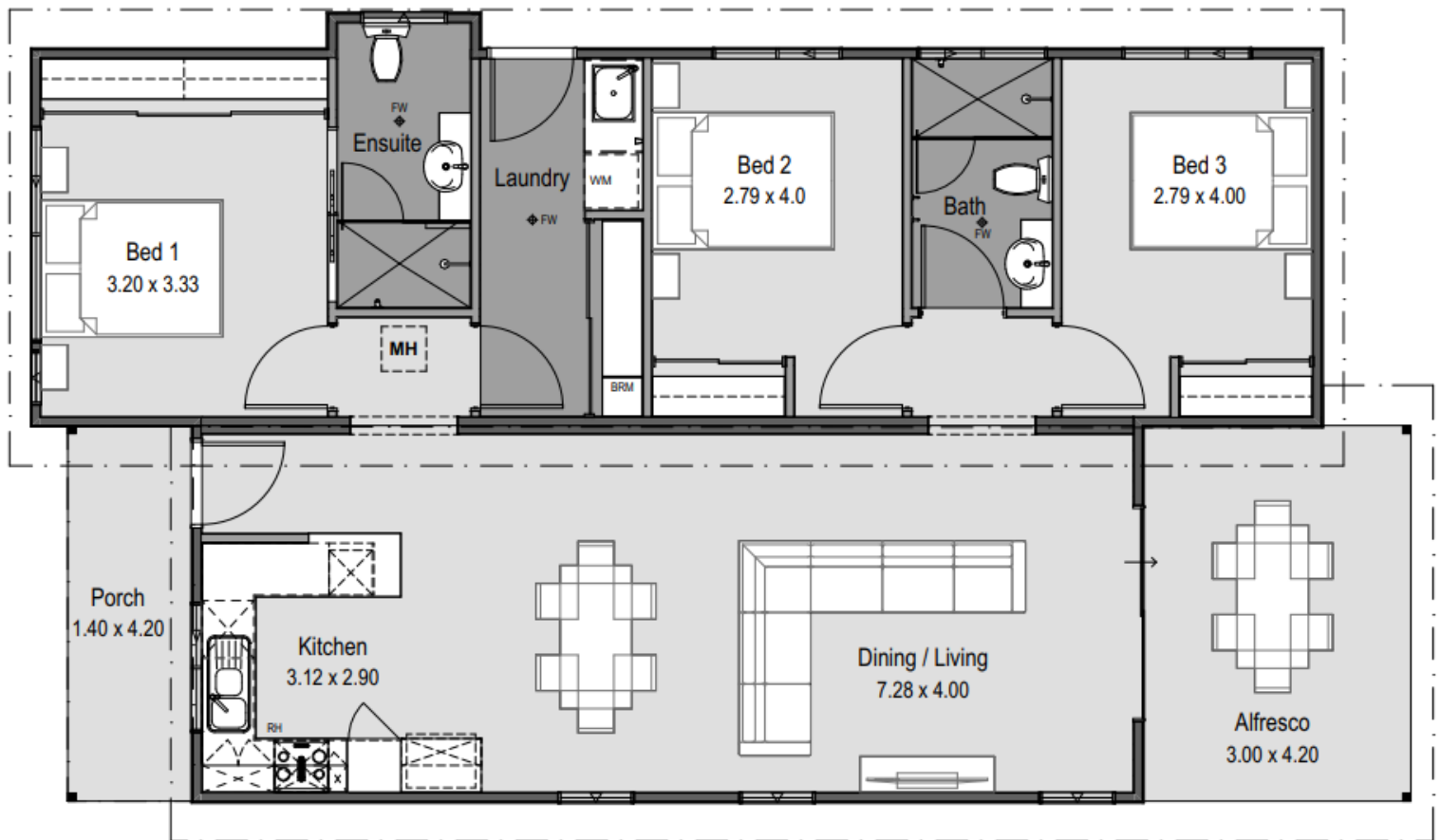
 3  2 Area 124.16

The Presto 32 is a three-bedroom, two-bathroom home designed for speed, efficiency, and quality. As part of our Presto range, it features a pre-selected, standardised layout with carefully chosen finishes that streamline the entire process. By removing the design phase, the Presto 32 is fast-tracked straight into construction, making it the perfect option for those wanting a modern home delivered quickly and without compromise.

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PRESTO 32

\$360,000



PRESTO 22

\$260,000



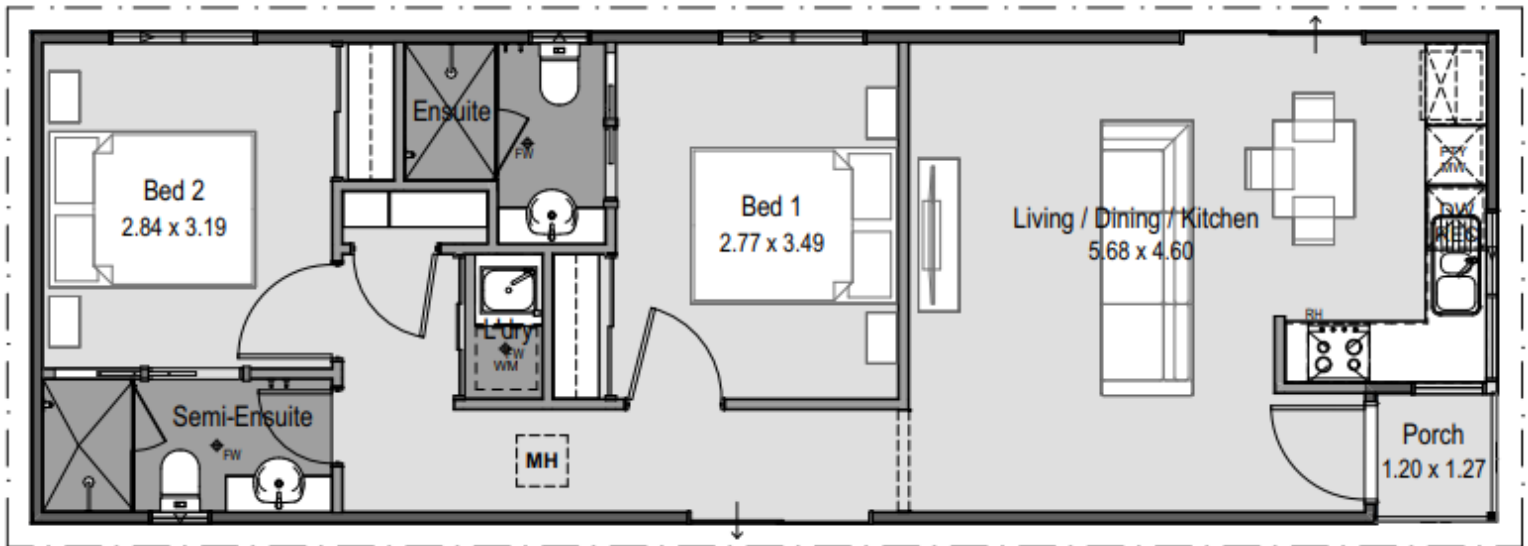
 2  2 Area 69.12

The Presto 22 offers two bedrooms and two bathrooms in a compact yet functional design. With its standardised, pre-selected layout and finishes, this home is ready to move into construction immediately - reducing build time and simplifying the process. Smart, affordable, and efficient, the Presto 22 is the ideal choice for those who want a stylish home delivered faster.

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PRESTO 22

\$260,000



SPECIFICATIONS

Presto Range Inclusions

Preliminaries

- Soil classification
- Site inspection
- Site survey
- Site-specific structural engineering
- HIA Home Building Contract
- Building and Water Corporation application and permits

External

- Engineered pre-stressed concrete slab
- 90mm engineered steel wall frames and roof trusses
- Colorbond® Shale Grey corrugated roofing
- Colorbond® Monument slotted gutters, fascia, bargeboards and downpipes
- Vapour permeable wrap beneath roofing
- Insulated external walls, roof, and ceiling
- Painted eaves in Colorbond® Surmist
- Colorbond® external cladding in Monument and Shale Grey
- Charcoal Lustre aluminium windows and sliding doors with flyscreens
- Charcoal Lustre 4-lite aluminium Sentry front door and single-lite rear door with black Lockwood Paladium handles
- Heat pump hot water unit
- Two external garden taps
- Two weatherproof external power points
- Bunker light to each external door
- Full external painting

Internal

- 10mm plasterboard to all internal walls and ceilings
- 75mm coved cornices
- 2400mm ceiling height (raked ceiling to living area, if included in plan)
- 67mm skirting boards (excluding wet areas and cabinetry)
- Metal door frames (timber cavity sliders used where included in plan)
- Flush panel internal doors
- Gainsborough Lianna satin chrome door hardware (circular hardware for cavity sliders if included in plan)
- Dulux Lexicon Quarter paint to walls, ceilings, doors, skirting and frames
- LED downlight to each room
- Double power points to all habitable rooms (additional points for appliances as needed)
- Two digital TV points and one phone point
- Mirrored bi-pass robe doors to bedrooms
- Externally flumed exhaust fans to ensuite, bathroom, and WC
- Glacier vinyl bi-pass linen doors (if included in plan)

Kitchen

- EURO 60cm electric multifunction oven
- EURO 60cm electric cooktop
- EURO 60cm stainless steel canopy rangehood
- Everhard single or 1¾ bowl sink with drainer (as per plan)
- Milano sink mixer
- Dishwasher provision
- Laminated cabinetry with Polytec Alicante Stone benchtops and Classic White Matt doors, including soft-close doors and cutlery drawer
- Artia Lucca brushed nickel cabinet handles
- Freestanding pantry with central microwave box
- 200x600 Soul White Gloss splashback tiling (400mm high, up to underside of rangehood)

Ensuite / Bathrooms / Laundry

- Water-resistant plasterboard to wet areas
- Hobless showers with semi-frameless pivot doors (Matt Silver finish)
- Frameless vanity mirrors
- 1500mm white bath (if included in plan)
- Caroma Stylus back-to-wall toilet suites
- Caroma Cosmo white vanity basins
- Soho CP wall-mounted tapware with 220mm spout
- 45L Everhard utility sink in laundry
- Laminated cabinetry with Polytec Classic White Matt benchtops and Maison Oak Matt doors
- Washed Stone Dark Grey 300x600 floor and wall tiles
- Caroma Cosmo accessories including towel rails, rings, hooks, toilet roll holders and chrome soap holder

Floor Coverings

- Armstrong Luxury Vinyl Planks – Natural Elements in Barnside Ashen throughout (excluding wet areas)

Air-Conditioning

- Split systems to Living/Kitchen and Bedroom 1

Window Coverings

- Blockout roller blinds – Unline Sunset in Snow colour

Optional External Structures (Verandah, Carport & Alfresco)

- Colorbond® Shale Grey corrugated roofing
- Colorbond® Monument slotted gutters, fascia, bargeboards and downpipes
- Colorbond® Monument powder-coated beams and columns
- Note: Ceiling lining and flooring are not included

Additional Cost Considerations

Managed by Evoke (if required):

- Transport beyond 200km from Northam
- Design modifications or upgrades
- BAL (Bushfire Attack Level) compliance
- Wind region compliance
- Crane hire

Client or Evoke (by arrangement):

- Power, water, sewer connections
- Stormwater management / water tanks
- Septic systems and leach drains
- Site earthworks
- Extra flooring beyond wet areas
- Air conditioning or wood fire heating
- Carports and verandahs