



SHOWHOME

THE HAMPTONS, PREBBLETON



To find out more, talk to your award winning local team:

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**276 HAMPTONS ROAD,
PREBBLETON**

178m² | 3 Bed | 2 Bath | 2 Living | 2 Car



Hampton

Our Hampton Plan showcases a seamless blend of elegance and practicality to create a home that is as beautiful as it is functional.

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MAKING BUILDING *easy*

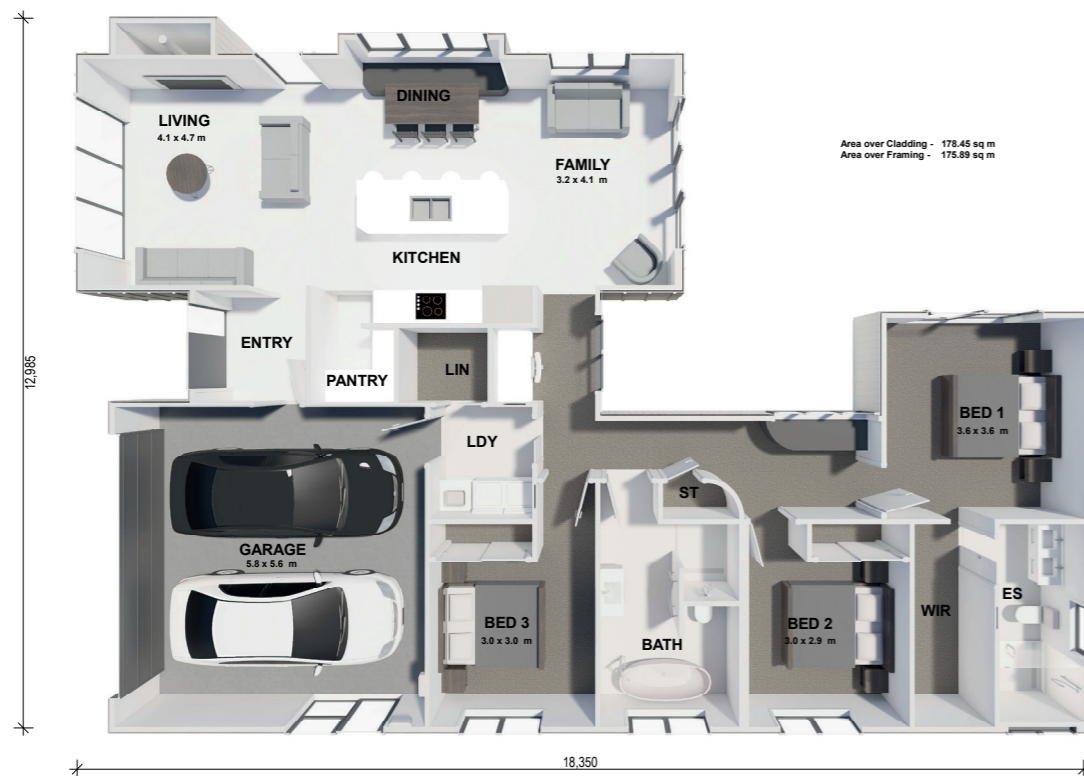
MAKING BUILDING *easy*

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Hampton

An exceptional design for exceptional living.

178m² | 3 Bed | 2 Bath | 2 Living | 2 Car



HOME DIMENSIONS

Length: 18.35m

Width: 12.98m

Area over brick: 178.45m²

Area over framing: 175.89m²

DESIGN FEATURES

- Three double bedrooms
- Master bedroom with walk-in wardrobe & ensuite
- Open-plan kitchen, dining, and living with gas fireplace
- Designer kitchen with walk-in pantry
- Study nook
- Separate laundry and linen cupboard
- Double garage with internal access
- Outdoor entertaining spaces
- Skylights to the dining and hallway

Standard Features with Showhome Upgrades

LOT 71, 276 HAMPTONS ROAD, PREBBLETON

EXTERNAL CLADDING

- James Hardie vertical axon in Dulux Colorsteel Titania
- James Hardie Flex Sheet with battens in Dulux Khandallah
- 5-Rib Long Run Roofing - Flaxpod
- Fascia / Guttering 135mm ¼ Round Gutter in Flaxpod and Round Downpipes in Flaxpod
- Soffits James Hardie Soffit painted in Dulux Colorsteel Titania

ALUMINUM JOINERY

- Thermally broken TL40 suite with E Glazing in Titania
- Front Door Parkwood 860mm FLS panel, Entry overall 1.6m with sidelight
- Front Door Handle in Schlage Artus Digital Lock in Silver

INTERIOR FINISHING

- Interior Doors Coromandel groove style
- Wardrobe Sliders Brio Doors in Coromandel groove style
- Carpet Belgotex Empire - Spice
- 11mm 130kg Underlay
- Belgotex Garage Carpet
- Entry, Living, Sitting, Kitchen/pantry, Dining and Study Flooring Classic Oak Ridge
- Main Bathroom Tiles Artdesia ivory 600x600, 1.2m wall Mallorca Cream 65x200
- Ensuite Tiles Limestone Italian White Natural 600x600, shower back wall Argite Siena 100x100
- Laundry Splashback Tiles Capri Ivory 50x300 Manhattan grout -Vertical Lay, floor tile Artdesia ivory 600x600
- Interior Wall Paint Colour Dulux Torere Quarter
- Ceiling and trim paint colour Mt Hutt
- Feature Wall Paining Hallway Dulux Torere Quarter Porters Paint, Fresco paint around fireplace; Bedroom 2 Dulux Punaromia
- Feature Wall Wallpapering, Bedroom 1 Earth 77856; Bedroom 3 Kirkby Design Product Ref:WK824/07
- Bullnose Corners, Classic cove-Garage, laundry, linen, Bed 2, bed 3, master & WIR REST square stopped

DOOR HARDWARE

- Schlage Medio Alba in Chrome
- Sylvan Cavity Slider Hardware in Satin Nickel

ENSUITE PLUMBING HARDWARE

- Tiled shower with brushed nickel hinges and handle
- Adesso Mode Shower Mixer A/P Brushed Nickel
- Adesso Mode Shower Slide - Brushed Nickel 42972.04
- Asby Bath 1700 Free Standing Bath with brushed nickel pop up waste
- TUBE BATH FILLER B/NICKEL FLOOR - Brushed Nickel
- 900MM MATT CUSTOM COLOVO 2DWR, Moon Bowl with brushed nickel pop up waste
- Adesso Mode Vessel Mixer brushed nickel
- 750mm backlit LED mirror
- Adesso Edgell BTW toilet suite rimless with standard seat
- DUAL PUSH BUTTON SET 50MM BN BRUSHED NICKEL
- Edge II Toilet Roll Holder Brushed Nickel 736298
- HEIRLOOM GENESIS TOWEL WARMER 825 B/NICK
- Evoke Transformer

MAIN BATHROOM

- Tiled shower with brushed nickel hinges and handle
- Adesso Mode Shower Mixer A/P Brushed Nickel
- Adesso Mode Column shower -Brushed Nickel 42974.04
- Ovo 1200 4 drawer Top: Kordura top Bowls: Moon Bowl -Dulux Kinleith Double; Brushed nickel pop up waste
- LED Obround Mirror x2 SKU LEDOB
- Edge Back To Wall Toilet Suite Rimless With Standard Seat; Brushed Nickel flush button
- Edge II Toilet Roll Holder Brushed Nickel 736298

KITCHEN

- Adesso Mode Pull out sink mixer -SKU 743302 -Brushed Nickel
- Acero #AA503- Aurora Brass Single Sink Bowl
- Marbello Engineered Stone Category 2 20mm Antarctica
- Kitchen main cabinetry Prime Northern Oak Timberland
- Kitchen Feature cabinets Panelform Flexi Torba-Mist Textured & Melteca Mist naturele
- LAUNDRY
- Adesso Mode Pull out sink mixer -SKU 743302 -Brushed Nickel
- Acero #DV105- Stainless Steel Single Sink Bowl.
- Kleenstone Tide 20mm
- Kitchen cabinetry Prime Northern Oak Timberland
- Wardrobes, WIR Ranfurly Oak, rest of wardrobes in white melamine
- Day Bed joinery, Torbay profile, colour snowdrift satin
- Study Joinery, 18mm melamine, colour snowdrift
- Curtains and Blinds by By Design Interiors
- SKYLIGHTS
- Kitchen 3 x Velux FS C04 Fixed Skylight
- Bath 1 x Velux FS S01 Fixed Skylight
- Hallway 1 x Velux FS S01 Fixed Skylight
- WIR 160DS round solatube

ELECTRICAL

- Pendants/ client supplied lights to daybed, entry, dining and kitchen
- Deck lighting to entry, and living decks
- Tv recessed box
- Ensuite shower mini downlights
- Ensuite vertical towel rails
- Ensuite sensor and under vanity LED strip
- Bathroom bath mini downlights and shower LED strip
- Bathroom sensor and under vanity LED strip
- Hallway sensors and low level treadlights
- Bathroom and ensuite LED mirrors (supplied)
- Study nook LED strip
- Walk in pantry LED strip
- External wall lights to frontage (Simx Ruapehu)
- Laundry storage sensor controlled
- Alarm system
- Various additional sockets and downlights above standard spec

HEATING

- Ducted Heat Pump Daikin FDYAN140A-CV
- AirTouch5 Zone Controller with 6 Zones
- Daikin VAM500HVE
- BRC1H63 W/K VAM Controller
- Ambe Linear Deep 72 Electric Fireplace
- Gas cooking and gas hot water
- Gas fireplace Escea DS1150, feature chimney

APPLIANCES

- Bosch Oven HBA534BS3A
- Bosch Rangehood DHL555BMAU
- Bosch Gas Cooktop PCH6A5I90A
- Bosch Dishwasher SMV6HCX01A
- F&P Waste Disposer GD75IA1
- F&P RS90AI Integrated Fridge

LANDSCAPING

- Exposed Aggregate Driveway
- Kwila Decking
- Full Soft Landscaping by SK Civil

Features are subject to change, providing the goods used are of equal or better quality as those listed. Items listed on your letter of quote or included in your contract plan supercede these inclusions. Information correct as of June 2026