

## DIY HOUSE PACK INCLUSIONS AND EXCLUSIONS

### DIY Pricing Information

All House Pack Only prices stated on each individual design's page on our website are for the components of the EasyBuild House Pack and its included materials only. These prices do not include the on-site construction of the home, or take into account any site specific costs that you may incur.

All prices displayed are based on our Standard House Pack, built on concrete slab foundations with Duragroove primary cladding and Nuline Plus weatherboard features.

Alternative cladding variations, timber floor packs (for sites requiring timber pile foundations), seaspray zone requirements or other amendments may incur additional costs.

The price excludes materials for decking and verandahs, which are an optional extra.

Please note that to meet Code Compliance standards, houses on timber pile foundations may be required to have decking or suitable steps outside all external doors.

All prices stated include GST and are subject to change.

### DIY Inclusions

Plans	Customised set of plans including site specific setout, site information and preparation of your building consent documentation. The fee charged by your local Building Consent Authority for assessing your application is not included. All plans are based on very high wind zone, and cover earthquake zones 1 to 3 (soil classes A to E).
Manuals and Guides	Comprehensive step-by-step instruction guide on building an EasyBuild home, along with specific layout plans for stages of construction.
Hardware	All required hardware for construction of components within the EasyBuild House Pack.
Floor Pack - for Timber Pile Build	All joists, beams and dwangs cut to length, and treated. Brackets and related hardware. Particleboard flooring sheets and glue.
Floor Pack - for Concrete Slab Build	Brackets, packers and required hardware.
Framing	Pre-cut structural and internal framing. All timber is treated to the required standards for each purpose.
Insulation	Expol Black R1.8 underfloor insulation, for houses on pile foundations only, in Zones 1-4. Houses in Zones 5-6 (Lower South Island) require additional thickness. Wall insulation 90mm R2.8, pre-installed in exterior panels. Kingspan Kooltherm K12 R5 100mm ceiling insulation.

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Exterior Panels	Pre-built exterior panels, fully lined and insulated with pre-installed windows and external doors. Exterior panels include a rigid air barrier and materials for a ventilated cavity are provided, making your home stronger and more resistant to water ingress. Conduits in the panels allow for easy wiring.
Windows and Exterior Doors	<p>Double Glazed Windows, thermally broken and argon filled with low-E glass, pre-installed into exterior panels.</p> <p>Double Glazed Doors, pre-installed into exterior panels.</p> <p>Double Glazed Sliding Doors, thermally broken and argon filled with low-E glass.</p> <p>Pre-installed aluminium TG&amp;V front door. Available in Matte Grey Friars or Matte Sandstone Grey.</p> <p>Metallic silver joinery for windows, doors and sliding doors.</p>
Ceiling Sheets	Triboard ceiling sheets.
Roof Ventilation	Roof ventilation material to be installed along each purlin, allowing increased airflow within the roof cavity, and further protecting your home from moisture.
Roofing	Colorsteel Endura pre-painted corrugated roofing, including ridge flashing, barge flashings and fixings. Available in Grey Friars or Sandstone Grey.
Spouting	Marley Classic white spouting and downpipes.
Soffit lining	Fibrous cement sheet soffit and jointers.
Fascia	Pre primed finger jointed pine fascia.
Cladding, choice of:	<p>Duragroove Smooth.</p> <p>Nuline Plus weatherboard.</p> <p>Pallside pre-finished bevel back weatherboard. Available in White, Riverstone or Slate, in traditional finish.</p> <p>Pre-primed pine bevel back weatherboard.</p> <p>70 Series Austral Classic Brick Veneer (for houses on concrete slab foundations only).</p>
Cavity Battens	Treated timber cavity battens, allowing an extra layer of protection between your exterior panels and weatherboard, further protecting your home from moisture.
Interior Linings	<p>GIB Standard plasterboard for internal wall linings.</p> <p>GIB Aqualine for wet areas, including kitchen and bathrooms.</p> <p>Bevelled 60mm skirting, bevelled 40mm scotia, bevelled 40mm architraves to windows, bevelled 60mm architraves to interior door frames.</p>
Interior Doors	<p>Split jamb pre-hung doors.</p> <p>Flat jamb sliding wardrobe doors.</p> <p>Split jamb pre-hung wardrobe doors (selected bedrooms only).</p> <p>All door handles and catches, including passage and privacy sets (Schlage Rubens Satin Chrome) and door stops.</p>
Kitchen	Kitchen, including benchtop, single bowl stainless steel sink insert with draining board and pre-finished white cabinets in 16mm melamine on moisture resistant particleboard substrate. Benchtop 37mm laminate HPL in your choice of two selected colours.

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Kitchen Appliances	<p>Aquatica Deluna stainless steel gooseneck kitchen mixer tap.</p> <p>Fisher &amp; Paykel stainless steel under bench oven - OB60SC5CEX3.</p> <p>Fisher &amp; Paykel ceramic cooktop - CE604CBX2.</p> <p>Fisher &amp; Paykel stainless steel dishwasher - DW60FC2X2.</p> <p>Fisher &amp; Paykel stainless steel ducted canopy rangehood - HC60BLX1.</p> <p>Titan 660 waste disposal with airswitch.</p>
Bathroom Fittings	<p>Aquatica Techline chrome basin mixer tap.</p> <p>Aquatica chrome sink waste.</p> <p>Aquatica Techline chrome shower mixer.</p> <p>Aquatica Sinfonia single spray slide handshower set.</p> <p>Aquatica Prestigio 1000mm x 1000mm shower system with tray, centre waste and 2 or 3 sided liner. Please note some models are restricted to a Prestigio 900mm x 900mm shower system.</p> <p>Aquatica Apron Freestanding bath for corner with Aquatica chrome bath spout, chrome mixer, and chrome bath waste (if applicable).</p> <p>Aquatica 900mm Maximo floor mounted vanity, 460mm deep, white. Note the Waihi model has Aquatica 600mm floor mounted slim line vanity, 360mm deep, white.</p> <p>Aquatica Azure back to wall toilet, rimless with soft close seat.</p> <p>Aquatica Lania toilet roll holder.</p> <p>Aquatica Lania towel rail.</p> <p>900mm x 900mm mirror.</p>
Ensuite fittings (if applicable)	<p>Aquatica Techline chrome basin mixer tap</p> <p>Aquatica chrome sink waste.</p> <p>Aquatica Techline chrome shower mixer.</p> <p>Aquatica Techline single spray slide handshower set.</p> <p>Aquatica Prestigio 1000mm x 1000mm Alcove shower system with tray, centre waste and 3 sided liner.</p> <p>Aquatica 600mm floor standing vanity, 360mm deep, white.</p> <p>Aquatica Azure back to wall toilet, rimless with soft close seat.</p> <p>Aquatica Lania toilet roll holder.</p> <p>Aquatica Lania towel rail.</p> <p>900mm x 600mm mirror.</p>
External tapware	Hose tap.
Laundry (if applicable)	Aquatica LaundraCentro Laundry Tub (if applicable); Hubtub Slim Laundry Tub (Tekapo and Cambridge designs only); or pair of laundry taps.
Hot water cylinder	Rheem 180l hot water cylinder (except Oxford).
Wardrobe and linen cupboard fittings	<p>Melamine shelf and Italio Wardrobe Rail for wardrobes.</p> <p>Pine slatted shelving for linen cupboard.</p>

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**Please note:** Our inclusions are based on current product availability and are subject to change. In the event where a product specified above is not available at the time of purchase, an equivalent alternative product may be provided.

## DIY Exclusions

Please note, these items are excluded from the pack price only. For details on what is included in our Full Build Price estimate, please see our Full Build Inclusions.

If you're interested in a Full Build, talk to your EasyBuild Preferred Builder or Contact Us for a comprehensive quote that takes your site requirements and chosen specifications into consideration, and will clearly detail your project's specifications. Talk to your local Preferred Builder today to get started on your new home journey.

For all DIY project exclusions, please read on.

House Pack Delivery	Cost of delivery of your EasyBuild House Pack to your specific site. Delivery costs vary depending on your location and which island you are located on, and range from \$3,450 to \$11,500, however deliveries to remote or difficult to reach areas or where the building site is difficult to access may incur additional costs.
Consents	Your local Building Consent Authority needs to check the proposed foundations and house for your specific site. Because all EasyBuild designs have MultiProof approval from the Ministry of Business, Innovation and Employment, getting consent from your local authority is simpler, faster and costs less.
In-Ground Services such as Drainage, Power, Gas and Telecommunications	These costs are specific to your site. To understand how much you should allow for in-ground services such as drainage, power, gas and telecommunications, you need to determine the location of the services required for your home in relation to the site boundary and work area.
Foundation Materials and Labour	Materials to build the foundations of your house may vary depending on the slope of your individual site and the foundation type chosen. We recommend that all customers engage a professional to build their foundations.  Houses built on timber pile foundations have a timber floor pack included in their House Pack.
Wiring and Pipes	Electrical wiring and plumbing pipes are not provided, to allow for customer input into locations and site specific requirements.  To allow for easy wiring and plumbing, all of our House Packs have conduits installed in the exterior walls in certain locations.
Paint	Paint supply for the interior and exterior of your house.
Floor Coverings	Floor coverings are not included in the EasyBuild House Pack to allow customers to customise their own flooring. Water-resistant flooring such as vinyl flooring or tiling is required in all wet areas for your Code Compliance Certificate.
Window Coverings	Window coverings are not included in the EasyBuild House Pack price to allow customers to customise their own curtains and blinds.
Light Fittings	Light fittings are not included in the EasyBuild House Pack price to allow customers to customise their own lighting.
Labour Costs – Builders and Tradespeople	Our houses can be completed as a Full Build project by your local Preferred Builder, by professional builders in your region, semi-skilled workers or as a DIY project.  There are certain parts of construction that we recommend are always completed by professional builders or tradespeople, including foundations, cladding, roofing, Gib-stopping and all plumbing and electrical work.