

ULTRA

LIVING HOMES



*Attainable
luxury*

inspire
INCLUSIONS

WELCOME TO AN INSPIRED LEVEL OF
LIVING, SOMETHING YOU DESERVE

inspire
INCLUSIONS

Fall in love with your Inspire inclusions. The Inspire range offers great affordability coupled with stylish finishes that are perfectly suited for the growing family, first timers or savvy investors. Explore the world of inspired living and see for yourself the endless possibilities. Combined with functional and fashionable tailor made floor plans, you will love coming home to your Ultra Living Home.

EXTERIOR INCLUSIONS

FACADES TO IMPRESS

ALFRESCO CEILING

Water resistant plasterboard lining to alfresco ceiling for a premium look.

CONCRETE SLAB

'M Class' concrete waffle pod and footings.

DOOR HARDWARE

Chrome contemporary entry set with trilock.

EARTHWORKS

Up to 500mm fall across the building envelope made up of equal cut and fill.

FRONT ENTRY

820mm wide paint grade hinged front entry door with clear glazing.

ENERGY RATING

7-star energy efficient as standard.

GARAGE

Sectional garage door with two remote control openers.

HOT WATER SYSTEM

Energy efficient electric heat pump.

INSULATION

R2.0 insulation to external walls, R2.5 insulation to ceilings and R1.3 anticon insulation to roof.

PAINT

Premium external paint to all external walls.

RENDER

Quality render finish to all walls as standard.

ROOFING

Colorbond roofing, fascia and gutters.

WINDOWS

Quality aluminium windows and sliding doors including keyed locks throughout.

WIND RATING

N2 wind classification included as standard.



STANDARD



STANDARD



STANDARD



UPGRADE

Please note that facade styles and colours may vary depending on covenant requirements and approvals.

HOMELY INTERIOR SPACES



ARCHITRAVES & SKIRTING

Painted primed pine architraves and skirting throughout offering a refined finish.

BUILT-IN ROBES

Vinyl sliding robe doors with vinyl panels. Includes single melamine shelf and chrome hanging rail.

CEILINGS

2440mm high ceilings throughout. 90mm cove cornices and plasterboard with two coats of premium paint.

CARPET

Carpet to all bedrooms, robes and other rooms (plan specific).

DOOR FURNITURE

Stainless steel lever door handles throughout. Privacy locks included to all WC wet area doors.

FLOORS

450mm x 450mm ceramic edge floor tiles to all living areas and hallways.

STAIRS & BALUSTRADE

Timber grade internal staircase with closed risers and closed stringer (plan specific). Includes tensioned wire infill.

LINEN STORAGE

Vinyl sliding doors with four white melamine shelves.

PAINT

Premium three coat paint system to all internal walls.

WALLS

Pre-fabricated timber frames throughout.



FINE FUNCTIONALITY



BENCHTOPS

20mm silica free benchtop.

BULKHEAD

Bulkheads to all overhead cabinets.

CABINETRY

Premium custom made cabinetry with Polytec laminate finish.

FRIDGE WATER POINT

Cold water point included to the fridge cavity.

HANDLES

Handles included from the Builders standard range.

OVERHEAD CUPBOARDS

Overhead cupboards to your rear kitchen with Polytec laminate finish.



TAPWARE



Kitchen Sink Mixer
(Chrome Only)

SINK



Modern 1 and 1/3 stainless steel sink

SOFT CLOSERS

Soft closing hardware to doors and drawers throughout.

SPLASHBACK

Ceramic tiled splashback included.

COOK WITH STYLE



STANDARD

PACKAGE 1 Upgrade

PACKAGE 2 Upgrade

PACKAGE 3 Upgrade



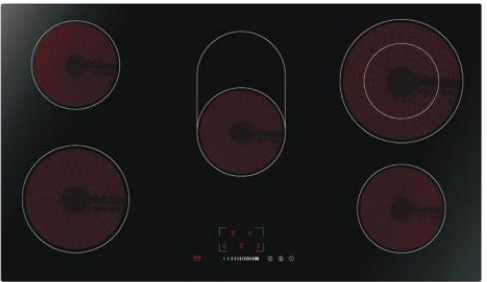
600mm Built-In Oven & Electric Ceramic Cooktop



600mm Undermount Rangehood



Dishwasher



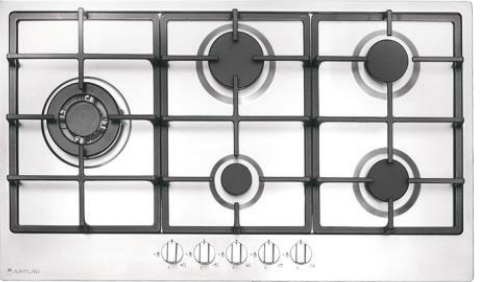
900mm Built-In Oven & Electric Ceramic Cooktop



900mm Undermount Rangehood



Dishwasher



900mm Built-In Oven & Gas Cooktop



900mm Undermount Rangehood



Dishwasher



900mm Freestanding Gas Cooktop



900mm Canopy Rangehood



Dishwasher

BATHROOM FINESSE

BATH

1520mm white acrylic inset bath tub.
1500mm freestanding bath included
to selected designs.

BENCHTOPS

20mm silica free benchtop.

CABINETRY

Premium custom made cabinetry with
Polytec laminate finish.

FLOOR TILES

450mm x 450mm ceramic floor
tiles to wet area floors.

HANDLES

Handles included from the
Builders standard range.

MIRROR

Frameless polished edge mirrors to
match the width of the vanities.

SHOWER

Fully framed shower screens to
bathrooms.

SOFT CLOSERS

Soft closing hardware to doors
and drawers throughout.

WALL TILES

450mm x 450mm ceramic tiles.



TAPWARE



Double towel rail



Basin mixer



Bath outlet



Bath/shower mixer



Single rail shower
(Chrome Only)

HOME LIGHTING & COMFORT



CEILING FANS

Standard 52 inch 4 blade white ceiling fan with light to living, dining, bedrooms and alfresco.

DATA POINTS

Two high speed data points.

DIGITAL TV ANTENNA

Digital TV ready antenna included.

EXHAUST FANS

200mm exhaust fans externally ducted as per electrical plan.

LIGHT FITTINGS

LED downlights included throughout as per electrical plan.

NBN CONNECTION

Conduit between house and communication pit provided with feed line for NBN.

POWER POINTS

Single and double power points as per electrical plan.

SWITCHES

Clipsal Iconic slimline white light switches.

SMOKE DETECTORS

Hardwired photoelectric smoke detectors included.

TV POINTS

Two free to air TV points included as standard.



STANDARD



Clipsal Iconic slimline
(White)



Ceiling Fan
(White)

PRACTICAL SOLUTIONS



TURN KEY ITEMS

DRIVEWAY

Up to 40m2 of exposed aggregate concrete driveway.

AIR CONDITIONING

7.0kW split system air conditioner to main living area.

FLY SCREENS

Fibreglass mesh fly screens included to all opening aluminium windows and sliding doors.

TILED ALFRESCO AND PORCH

450mm x 450mm ceramic floor tiles to alfresco and porch.

WINDOW COVERINGS

Roller blinds included throughout (excluding wet area windows, doors and splashbacks.)



SINK

Laundry tub



TAPWARE



Laundry sink mixer
(Chrome Only)

BRAND PARTNERS





2025 HIA-CSR Australian
Housing Awards
WINNER
Display Home



WINNER 2024
HIA Queensland region
Display Home
of the Year



WINNER 2024
Gold Coast / Northern Rivers
Display Home of the Year



WINNER 2024
Gold Coast / Northern Rivers
Display Home
Over \$1 million



WINNER 2023
Sunshine Coast/Wide Bay
Display Home
\$300,000 – \$500,000



WINNER 2023
Sunshine Coast/Wide Bay
Kitchen Design
of the Year



WINNER 2023
Sunshine Coast/Wide Bay
Bathroom Design
of the Year



WINNER 2022
Gold Coast / Northern Rivers
Display Home
\$300,001 – \$500,000



WINNER 2021
Gold Coast / Northern Rivers
Custom Built Home
\$500,000 - \$750,000

ultralivinghomes.com.au

Head Office | 07 5529 0481
17/9-15 Sinclair St, Arundel Q 4214

IMPORTANT NOTICE Standard inclusions are effective as of 1 July 2025. Ultra Living Homes reserves the right to alter specifications, model numbers, suppliers, promotions and pricing without notice. Images shown are to be used as a guide only and may contain upgrades. For detailed home pricing, including details about our standard inclusions, please talk to one of our New Home Consultants.

Brooklyn Square Pty Ltd | ABN 78 640 802 008 | QBCC Licence No. 15197458

© Ultra Living Homes Pty Ltd 2025

ULTRA
LIVING HOMES

