SPOILT FOR
Choice
DREAM HOMES. DREAM PRICE.
DREAM UPGRADES.
STRICTLY LIMITED TIME
FREEDOM
metricon

Image above depict items not supplied by Metricon, namely furniture and interior decorations. Images also depict items not included in the Freedom 'Spoilt for Choice' promotion, namely pendant lighting and upgraded cabinetry profiles. Only the items listed in this brochure are included as part of our Freedom 'Spoilt for Choice' promotion. 'The Freedom 'Spoilt for Choice' promotion is only available on new Freedom by Metricon deposits from 01.04.2021 and is not redeemable for cash or credit at contract. This promotion ends on 30.06.2021. Valid only in NSW build regions (as defined on metricon.com.au/services/where-we-build). This offer is for a limited time only and is not valid with any other Metricon promotion. Some images depict items not supplied by Metricon, namely landscaping, paths and fencing. Images throughout this brochure contain upgrade items that are not included in the Freedom 'Spoilt for Choice' promotion. For full terms and conditions for the 'Spoilt for Choice' promotion visit metricon.com.au/terms-conditions. Items listed in value packs cannot be substituted for other items. Credits will not be given for the deletion of any inclusion. Some of the inclusions shown or described through this brochure may vary depending on your chosen home design or may have been changed and/or are available at an extra cost. Metricon reserves the right to substitute individual products should supply of listed product be unavailable. The Freedom 'Spoilt for Choice' promotion excludes DualOcc, HomeSolution, Designer and Signature by Metricon homes. Only the items listed in this brochure are included as part of our Freedom 'Spoilt for Choice' promotion. All upgrades are in lieu of standard Freedom by Metricon Homes specification inclusions. NSW Contractor's Licence 174699C. 20210329

Be spoilt with choice with our Freedom by Metricon value packs.

Take one, two or WHY NOT take all seven – the choice is completely up to you.

Metricon is the number one building choice for Australians, thanks to the quality and superiority of our designs. Now you can be spoiled with even more extras and more value with our Freedom value packs.

Our new packs deliver top value options to achieve style and functionality in your home. To add the finishing touches to your home, you can also select from any of our optional individual upgrades.

FREEDOM | metricon

Kitchen & Laundry

UPGRADE ADDED VALUE PACK

For only $5,990 enjoy...*

FISHER & PAYKEL COOKING APPLIANCE PACK

- **a** Fisher & Paykel 900mm stainless steel canopy rangehood with 3 speed controls.
- **b** Fisher & Paykel 900mm gas on black glass cooktop with five burners, including a central wok burner and a flame-failure safety device.
- **c** Fisher & Paykel 900mm nine function, built-in oven with non-tip telescopic shelves and professional grade rotisserie.
- **d** Fisher & Paykel 600mm freestanding dishwasher with 14 place settings, 6 wash programs and 3 stage filtration system.

CAESARSTONE® BENCHTOPS

- **e** The beauty, strength and durability of your 20mm Caesarstone® benchtop will make a real design statement.

EXTRA STORAGE

- **f** Add space and style to your kitchen with two (2) additional overhead cupboards (up to 800mm wide to each side of rangehood).
- **g** Need more storage? Enjoy a bank of two (2) pot drawers in your kitchen at 1000mm width in lieu of standard cupboards.

LAUNDRY FINISHING TOUCHES

- **h** Your main workspace is a 800mm long laminate finish laundry cabinet fitted with a Posh Solus 45L stainless steel drop in tub (width of cabinet dependent upon selected home).
- **i** Caesarstone® 20mm benchtop for added style and function to your 800mm laundry cabinet.

Add extra style and practicality with these designer finishes.

Build your dream kitchen and laundry space with modern kitchen appliances by Fisher & Paykel and durable Caesarstone® benchtops.

a

b

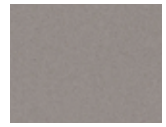
c

d

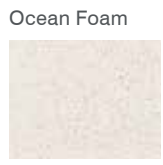
f

e *Caesarstone® colour choice*

Ocean Foam



Urban



Ice Snow

Wild Rice

Osprey

h **i**

FISHER & PAYKEL

caesarstone®

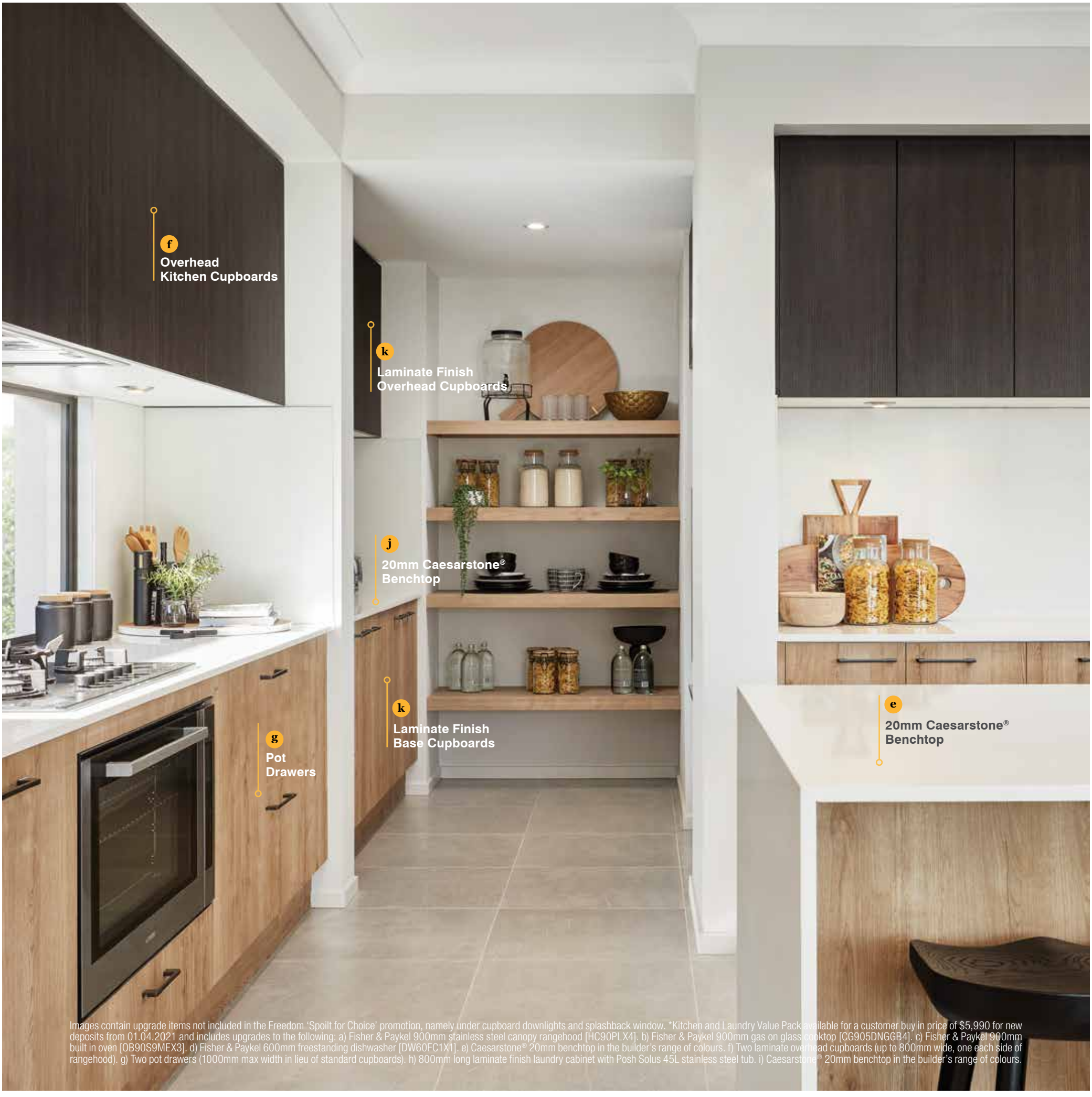
Butler's Pantry

UPGRADE ADDED VALUE PACK

For only $2,990 enjoy...*

- **j** Caesarstone® 20mm benchtop for a clean, sophisticated finish.
- **k** Extra storage with laminate finish overhead and base cupboards to one (1) wall of the butler's pantry.
- **l** Round inset sink with Base Mk2 sink mixer.
- **m** Tiled splashback available in a range of colours.

Butler's Pantry Value Pack available for a customer buy in price of $2,990 for new deposits from 01.04.2021 and includes upgrades to the following: j) Caesarstone® 20mm benchtop in the builder's range of colours. k) Laminate finish overhead and base cupboards to one wall only. l) Posh Solus round inset sink and Base Mk2 sink mixer [9503412]. m) Tiled splashback in the builder's range of colours.



Images contain upgrade items not included in the Freedom 'Spoilt for Choice' promotion, namely under cupboard downlights and splashback window. *Kitchen and Laundry Value Pack available for a customer buy in price of $5,990 for new deposits from 01.04.2021 and includes upgrades to the following: a) Fisher & Paykel 900mm stainless steel canopy rangehood [HC90PLX4]. b) Fisher & Paykel 900mm gas on glass cooktop [CG905DNGGB4]. c) Fisher & Paykel 900mm built in oven [OB90S9MEX3]. d) Fisher & Paykel 600mm freestanding dishwasher [DW60FC1X1]. e) Caesarstone® 20mm benchtop in the builder's range of colours. f) Two laminate overhead cupboards (up to 800mm wide, one each side of rangehood). g) Two pot drawers (1000mm max width in lieu of standard cupboards). h) 800mm long laminate finish laundry cabinet with Posh Solus 45L stainless steel tub. i) Caesarstone® 20mm benchtop in the builder's range of colours.

Flooring

UPGRADE ADDED VALUE PACK

From only $4,990 enjoy...*

STUNNING CARPET

a Find the perfect look for your bedrooms with a selection of five earthy tones in our promotional range carpet to designated floor areas.

BEAUTIFUL TIMBER-LOOK LAMINATE

b Combine beauty, durability and value with our Helvetic Range laminated floating timber-look flooring for your main floor areas.

Or ELEGANT TILES

c Make a statement with 400mm x 400mm matte finish tiles for your main floor areas. Available in 10 classic colours.

Flooring pack pricing

- Up to 17 squares	$4,990+
- Up to 30 squares	$6,490+
- Over 30 squares	$6,990+

carpetCALL FLOOR CENTRE

STUDIO/M TILES national tiles

Fabulous living options to enhance your home's comfort.

Enjoy superior floor coverings to enhance the comfort of your new home. Choose from our carpet, tiles or timber-look laminate options to suit your personal taste.

a

Carpet colour options

Slate Grey

Dark Bark

Claystone

Light Shadow

Storm Cloud

b

Helvetic timber-look laminate colour options

Natural Oak Coal

Lugano Oak

Strassbourg Oak

Natural Oak Brown

Helsinki Oak

Noce Monte

⊕ MORE

c

Elegant tile colour options

Limestone

Fossil

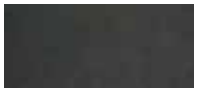
Sand

Quartz

Shell

Plateau

Mocha


Basalt

Dark Grey

Nero

Images contain upgrade items not included in the Freedom 'Spoilt for Choice' promotion, namely landscaping, interior decorations and stair upgrades. *Flooring Value Pack available for a customer buy in price from $4,990 for new deposits from 01.04.2021 and includes upgrades to the following: 1. Carpet from the builder's promotional range. 2. Choice of timber-look laminate flooring from the builder's Helvetic Range OR 400mm x 400mm matt finish tiles in the builder's range of colours. +Prices for the Flooring Value Pack are based on the above listed inclusions and approximate total home size in squares. Refer to floor coverings plan for carpet and floor tiles/timber floor locations. Exact floor areas for product allocation are dependent on home design and excludes wet areas. Floor covering coverage is available to standard Freedom by Metricon floorplan sizes only and does not include additional floorplan extensions or design modification areas.

Bathroom & Bedroom

UPGRADE ADDED VALUE PACK

From only $3,990 enjoy...*

CAESARSTONE® BENCHTOPS

a Caesarstone® delivers the ultimate bathroom vanity surface. Get a 20mm Caesarstone® benchtop to your main bathroom, ensuite and powder room.

MIRROR

b Complete the finishes in your bathrooms with polished edge mirrors above the vanity.

- Mirror extending above bath to create a sense of light and space.

BATH

c A modern Base 1560 freestanding bathtub to the main bathroom.

- Chrome square floor waste to all wet areas.

BATHROOM ACCESSORIES

d Elevate the design in your bathroom with Mizu Bloc MK2 basin mixer, shower mixer, twin water rail and bath mixer set – choose from matte black or chrome option.

e Upgraded Mizu Bloc MK2 towel rail, towel ring and toilet roll holder in matte black or chrome option.

f Posh Domaine semi-inset basin.

g Posh Solus close coupled BTW back inlet suite.

h Mizu Bloc robe hook to ensuite (his and hers). Choose from matte black or chrome.

WARDROBES

i All bedrooms with wardrobes feature framed 2065mm high mirror sliding robe doors.

FLUSH FINISH TO WET AREAS

j Flush finish to wet areas for smooth transition.

Bathroom & bedroom pack pricing

- Single Storey up to 17 squares	$3,990+
- Single Storey up to 24 squares	$4,490+
- Single Storey over 24 squares	$4,990+
- Double Storey up to 30 squares	$5,490+
- Double Storey over 30 squares	$5,990+

Enhance the clean design of your bathrooms with Caesarstone® benchtops, modern square basins and luxury tapware.

Your bathrooms will be a private haven for relaxation.

Images contain upgrade items not included in the Freedom 'Spoilt for Choice' promotion, namely blinds and full height tiling to walls. *Bathroom and Bedroom Value Pack available for a customer buy in price from $3,990 for new deposits from 01.04.2021 and includes upgrades to the following: a) Caesarstone® 20mm benchtop in the builder's range of colours. b) Polished edge mirrors above vanity. c) Base 1560 freestanding bathtub [9504428]. d) Mizu Bloc MK2 basin mixer, shower mixer, twin water rail and bath mixer set in matte black or chrome. e) Mizu Bloc MK2 towel rail, towel ring and toilet roll holder in matte black or chrome. f) Posh Domaine semi inset basin. g) Posh Solus close coupled BTW back inlet toilet suite. h) Mizu Bloc robe hook (his and hers) in matte black or chrome. i) Framed 2065mm high mirror sliding robe door to all bedrooms. j) Flush finish to wet areas.

Indoor & Outdoor

UPGRADE ADDED VALUE PACK

From only $4,490 enjoy...*

INCREASED CEILING HEIGHT

a Embrace the extra sense of space delivered through extended 2550mm ceilings to single storey homes or to the ground floor of double storey homes.

20 LED DOWNLIGHT PACK

b Bringing seamless sophistication to your home – the LED downlights allow you to tailor your lighting level for any occasion.

INTERNAL DOORS

c To match your high ceilings enjoy 2340mm high painted flush panel passage doors to single storey homes or to the ground floor of double storey homes.

ALUMINIUM SLIDING STACKER DOOR

d Effortlessly integrate your outdoor room using an aluminium stacker sliding door in place of a standard sliding door.

FRONT ENTRY DOOR

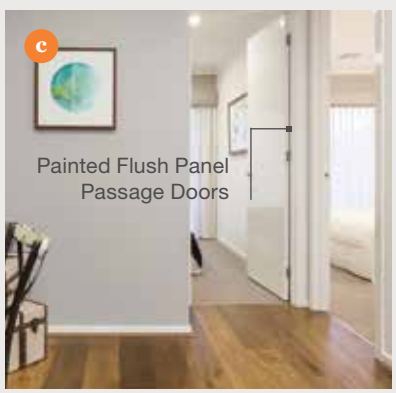
e Create an entry statement with the substantial 2340mm x 1020mm hinged Hume XS26 door with stain finish and clear glass.

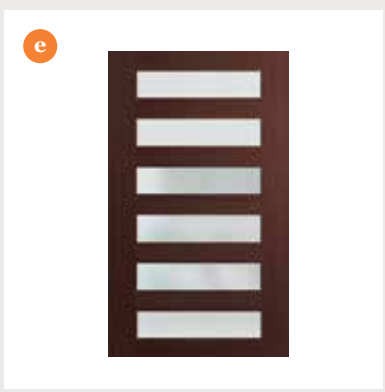
Indoor & Outdoor pack pricing

- Single Storey up to 17 squares	$4,490+
- Single Storey up to 24 squares	$4,990+
- Single Storey over 24 squares	$5,490+
- Double Storey up to 30 squares	$4,990+
- Double Storey over 30 squares	$5,490+

Smart design options to add poise and style to your home.

Create a sense of space and mood with the luxury of high ceilings, LED downlights, upgraded internal doors plus more.





Images contain upgrade items not included in the Freedom 'Spoilt for Choice' promotion, namely timber raked ceiling and outdoor deck. Images contain items not supplied by Metricon, namely landscaping and fencing. *Indoor and Outdoor Value Pack available for a customer buy in price from $4,990 for new deposits from 01.04.2021 and includes upgrades to the following: a) 2550mm high ceilings to single storey homes or to the ground floor of double storey homes. b) Twenty LED downlights in your choice of location. c) 2340mm high painted flush panel passage doors to single storey homes or to the ground floor of double storey homes. d) Aluminium stacker sliding door. e) One 2340mm x 1020mm hinged Hume XS26 front entry door with stain finish and clear glass.

Comfort

UPGRADE ADDED VALUE PACK

For only $9,990 enjoy...*

REVERSE CYCLE DUCTED AIR CONDITIONING~

Enjoy comfort in every corner of your home all year round with reverse cycle ducted air conditioning. Enjoy perfect temperatures in multiple rooms, or the entire house, using one system.

Fujitsu General are a leading supplier of air conditioning products in Australia. Focusing all of their research and manufacturing strengths into one core area has resulted in the world-class, market-leading air conditioning products you see today.

Fujitsu General strives to consistently provide high quality, energy efficient, reliable products accompanied by superior customer service. To be 'Australia's Favourite Air®' means to be the best air conditioning company to deal with in Australia, not just a leading air conditioning brand.

As well as producing energy efficient and well-designed products, Fujitsu General also offer a comprehensive service network with offices, warehouses and service technicians in all major capital cities across the country.

Whether you need a solution for a small bedroom, or large living space, Fujitsu's combination of technology, insight and design will provide the most effective and efficient air conditioning solution for you.

FUJITSU

AIR CONDITIONING

Enjoy comfort all year round with ducted reverse cycle air conditioning. Your new home will be a temperate sanctuary all year round.

Get comfortable with Fujitsu Australia's Favourite Air®

A FUJITSU GENERAL DUCTED AIR CONDITIONING SYSTEM PROVIDES A WHOLE HOME SOLUTION.

Using a single system that is concealed in the ceiling, it's a quiet, easy to operate, and energy efficient solution to heat or cool multiple rooms or the entire home using the optional zone controller.

Zone control capability enables different areas in the home to be set up for optimal indoor comfort and energy management.

Programmable weekly timers automatically control operation and air flow in different zones. A 'set and forget' way to keep the temperature of your beautiful new home comfortable all year round.

Fujitsu General believes in quality and reliability, with a five-year parts and labour warranty included across the domestic range. That's why Metricon Homes and Fujitsu are delighted to offer you the ideal home comfort solution from Australia's Number 1 home builder*.

Backlit controller

Voted by Australians Winner TRUSTED BRAND 2019 Reader's Digest Air Conditioner

VOTED BY AUSTRALIANS 'MOST TRUSTED BRAND – AIR CONDITIONING CATEGORY 2018 & 2019'

Readers Digest Catalyst Trusted Brands Survey – Air conditioning category 2018 & 2019

*Comfort Value Pack available for a customer buy in price from $9,990 for new deposits from 01.04.2021 and includes a Fujitsu reverse cycle ducted air conditioning system with backlit controller. ~Air-con size, zones and outlets to be determined by Metricon and considers home size and design.

Luxury
Render Finish
UPGRADE ADDED VALUE PACK

For only $5,990 enjoy...*

WHAT IS HEBEL?

Hebel is a strong, versatile, high performance building product made from Autoclaved Aerated Concrete (AAC).

As Australia's only manufacturer of AAC, CSR Hebel has over 25 years of experience meaning you can be assured you are getting a high quality product with the technical expertise to back it up.

Available in blocks and panels, Hebel is easy to handle, quick to build with, and better to live in.

Hebel panels contain anti-corrosion steel reinforcement for added strength and are available in a range of lengths for applications including walls, floors and external cladding.

WHY HEBEL?

Hebel's range of cladding, wall, floor and fencing systems provide outstanding benefits to homeowners.

Quick to install without compromising on quality, it's beautiful, solid and comfortable to live in.

Hebel panels perform well thermally, helping to keep your house cool from the heat in summer, and keeping it warm and cosy in winter. That means less reliance on heating and cooling, and can lead to savings on energy costs.

Great acoustic performance means a reduction in noise between rooms, and floors, creating a quiet and peaceful home. And all Hebel products are non-combustible making it the safe and secure choice in bushfire zones.

Better still, Hebel is an environmentally friendly product, making it the smart choice.

You'll love coming home to Hebel.

hebel®
The better way to build

Fall in love with a perfectly finished home with Hebel and enjoy an extensive range of outstanding benefits.

Stylish look

Range of colours

Strong & Solid

Energy efficient

BENEFITS OF HEBEL

QUALITY & SPEED

Building with Hebel can mean faster construction times, without sacrificing on quality. One standard Hebel panel is the equivalent of 75 traditional bricks, which means a 150m² home can go up in just 3 days when installed by experienced Hebel installers. A high quality building material, Hebel provides a great solution in terms of speed and ease of construction which is why it is increasingly becoming the builder's choice.

NOISE REDUCTION

A Hebel home is a quiet one. Building your home in Hebel can significantly reduce the noise transmission between rooms, and when used for floors,^ can reduce sound transference between levels as well. Compared to polystyrene and many fibre cement substrates, use of Hebel for external walls reduces noise from external sources like traffic, meaning more peace and quiet.

ECO-FRIENDLY

Independent testing shows that overall, Hebel has a 30% lower environmental impact than brick veneer. Hebel panels use 60% less embodied energy and produces 55% less greenhouse emissions compared to brick veneer, making it a more sustainable, environmentally friendly choice of building material.

STRONG & SOLID

Hebel panels are high-performance aerated concrete products containing steel reinforcement with an anti-corrosion layer for maximum strength and durability.

ENERGY EFFICIENT

Hebel panels have superior insulation qualities compared to other masonry products. Tests have shown that a house built with Hebel PowerPanel XL performs better than brick veneer in terms of both heating and cooling. This can save the homeowner approximately $400~ a year in heating and cooling energy costs, and earn the home half a star more in energy star ratings.

FIRE REDUCTION

Hebel is renowned for its fire resistant properties, and is a non-combustible building material. Hebel systems have been tested by the CSIRO and are proven to achieve Fire Resistance Levels (FRLs) of 60 minutes through to 240 minutes, and meet or exceed the requirements for all six Bushfire Attack Level (BAL) categories. This makes it an ideal choice in bushfire zones.

ACHIEVE TIMELESS ELEGANCE AND STREET PRESENCE WITH A SOPHISTICATED RENDER FINISH OVER YOUR ENTIRE HOME.

Images contain upgrade items not included in the Freedom 'Spoilt for Choice' promotion, namely outdoor lighting and upgraded front entry door. Images contain items not supplied by Metricon, namely landscaping and fencing. *Luxury Render Value Pack available for a customer buy in price from $5,990 for new deposits from 01.04.2021. Prices are based on standard home floor plans for our Freedom range homes. Construction based on Hebel© external wall panelling and specification. Hebel® panel system with fine texture trowel-on acrylic render including two coats of acrylic paint as selected from builder's standard range of AcraTex colours to all elevations of single and double storey in lieu of standard brick clad areas. Includes Hebel® with render finish above front garage door, Hebel® infills with render finish above side and rear elevation windows and doors, standard lightweight cladding (where included) to remain as standard (facade specific). Does not include projected Hebel® sills to any elevation under windows and doors. Includes up to two colours. External wall thickness reduces from 240mm to 205mm (nominal) and therefore overall external areas will reduce. Internal room dimensions and areas will not alter from plans. Luxury Render Value Pack is based on standard home floor plans for our Freedom by Metricon homes only. Further, this Value Pack allows for slab on ground construction only. Price is subject to site fall. Dropped edge beams including elevated landings are not included in the price. For detailed pricing or further information, please speak to a sales consultant. ~Calculation is based on Comfort Tune Assessment conducted in January 2016 on a 346m² house in metro NSW. Image is for illustrative purposes only and may not depict a standard facade and while every effort has been made to correctly represent colours, actual colours may vary. ^Hebel power floor not included.

Add the Finishing touches

Select any combination of these upgrades to provide the finishing touches to your Freedom home and achieve the design of your dreams.

FISHER & PAYKEL APPLIANCES

a MICROWAVE
Easy to clean with 900W of power. $650*

b FRONT LOADER WASHING MACHINE
13 different fabric care cycles to cater for every type of load. $1,990*

c CONDENSING DRYER 8KG
Auto-sensing technology preventing under or over-drying clothes. $1,390*

d REFRIGERATOR & FREEZER 614L
Intuitive, flexible storage space, with a stylish stainless steel finish. $3,950*

OPTIONAL EXTRAS

e TAPWARE (SHOWER OUTLET)
American Standard Cygnet 3F - Square or Round $550*

f WIDE SHOWER
1200mm width $180*

g CABINETRY - WASTE BIN
Hettich Twin bin with 30 litre capacity floor mounted bin in white or grey. $170*

h CABINETRY - PULL OUT PANTRY
Hettich Cargo IQ Plus pull-out unit with Silent System $380*

i FRAMELESS MIRROR ROBE DOOR
Up to 2400mm wide $170*
Up to 4800mm wide $260*

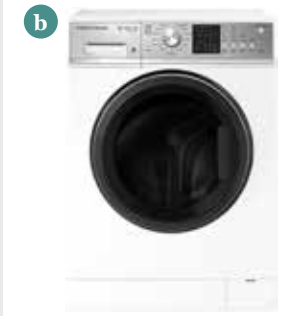
j MIZU STREAM HEATED TOWEL RAIL
800mm x 800mm. Matte black $1,180*
Polished stainless steel $1,180*

k HIS & HERS DOUBLE VANITY
Up to 2000mm wide. $1,300*

l VIDEO INTERCOM SYSTEM
For added safety and security in your home. $1,560*

Make your home exclusively yours by selecting from these optional individual upgrades.

From upgraded showerheads, heated towel rails and frameless mirror robe doors, we have a variety of selections at your fingertips to deliver ultimate style and functionality to your home.



Images contain upgrade items not included in the Freedom 'Spoilt for Choice' promotion, namely skirtings. Images contain items not supplied by Metricon, namely furniture and curtains. *Additional upgrade items are individually priced for new deposits from 01.04.2021 and includes the following: a) Fisher & Paykel Microwave (OM25BLSX1). b) Fisher & Paykel 10kg Front Loading Washing Machine including installation (WH1060P3). c) Fisher & Paykel 8kg Condensing Dryer including installation (DE8060P3). d) Fisher & Paykel 614L French Door Fridge including plumbed water point and installation (RF610ADUX5). e) American Standard Cygent 3F shower outlet. f) 1200mm wide shower. g) Hettich 0043854 Twin bin with 30 litre capacity floor mounted bin in white or grey. h) Hettich Cargo IQ Plus pull-out unit with Silent System. i) Frameless mirror robe doors (up to 2400mm wide or up to 4800mm wide). j) Mizu Stream Heated towel rail 800x800mm in either Matte Black or Polished Stainless Steel. k) His and hers double vanity - up to 2000mm wide. l) Video Intercom System.

j

k

l

LIFETIME

STRUCTURAL GUARANTEE

Build with confidence

Building your brand new dream home is all about security. Knowing the job will be done right. That's why we confidently support every Metricon home with a Lifetime Structural Guarantee* that's in place as long as you stay in your home.

We can give you this industry-leading peace of mind because after more than 40 years of building homes for Australians, we have a quality control process that we consider to be the best in the business.

metricon.com.au | 1300 metricon

*For information on our Lifetime Structural Guarantee, visit www.metricon.com.au/terms-conditions