



meridian FEATURES

KEY: ✓ = included ◆ = possible av = average - = not applicable

FEATURES	UNITS				
	A1-A6	B2-B6	C1-C9	D1-D9	E1-E8
EXTERIOR					
Covered Entry	✓	✓	✓	✓	✓
Covered Loading/Unloading	✓	✓	✓	✓	✓
Glass – Tinted	✓	✓	✓	✓	✓
Glass – High Performance to West	✓	✓	✓	✓	✓
Glass and Aluminium 'Shopfront'	✓	✓	✓	✓	✓
Masonry 'Shopfront'	◆	◆	◆	◆	◆
Renlita Bi-fold Glass Shutter – Counterweighted	✓	✓	✓	◆	◆
Roller Shutter – Motorised	◆	◆	◆	✓	✓
INTERIOR					
Warehouse					
Tiled entry	✓	✓	✓	✓	✓
Concrete Floor sealed	✓	✓	✓	✓	✓
3 Phase Electrical Supply	✓	✓	✓	✓	✓
Toilet and Shower	✓	✓	✓	✓	✓
Soap and Towel Dispenser	✓	✓	✓	✓	✓
Kitchenette	✓	✓	✓	✓	✓
50 Litre Hot Water Service – Quick Recovery	✓	✓	✓	✓	✓
High Bay Lighting	✓	✓	✓	✓	✓
Office/Mezzanine					
Office	✓	◆	✓	◆	✓
Concrete Stairs Tiled	✓	◆	✓	◆	✓
Handrails – Powdercoated aluminium	✓	✓	◆	✓	✓
– Stainless steel	◆	◆	✓	◆	◆
Mezzanine Storage	◆	◆	◆	◆	◆
Carpet to Office	✓	◆	✓	◆	✓
Air Conditioning – Split System	✓	◆	◆	◆	✓
– Ducted	◆	◆	✓	◆	◆
Openable Windows	✓	◆	✓	◆	✓
Sun Louvres to Windows	✓	–	✓	–	✓
Raked Ceilings	✓	–	✓	–	✓
Kitchenette with Overhead Cupboard	◆	◆	✓	◆	◆
Toilet with Hot Air Hand Dryer	◆	◆	✓	◆	◆
Skirting – ducted	◆	◆	✓	◆	◆
Power Points	3	–	4	–	3
Instantaneous Zip heater	◆	◆	✓	◆	◆
Parking					
'On grade' and Basement	✓	✓	✓	✓	✓
Clearances (assuming 200mm slab)					
Warehouse (m)	6.5av	5.2	3.5	5.3	7.7av
Under Mezzanine Office (m)	2.7	◆ (2.6)	3.9	◆ (2.7)	3.0
Office (m)	3.2av	◆ (2.4)	3.5av	◆ (2.4)	3.5av
Other					
Rear Entertaining Deck	–	–	–	–	✓

Disclaimer: Product specification may vary prior to completion subject to Consent Authority Requirements, Design Requirement or product availability.

EXTERIOR FINISHES

ELEMENT	LOCATION	MATERIAL	FINISH/ COLOUR
PAVEMENT	All driveways & carparking areas	Concrete	Natural
	Unit entries	Stencilled concrete	300 x 300 'Charcoal'
	Sandwich Shop courtyard	Concrete pavers	200 x 200 'Charcoal'
WALLS	All except for blades & entry highlights	Precast concrete panels – Acra-tex Roll-on 350 Low profile 00	Dulux 'Knowing' PW1-D9
	Unit A/B wall blades	Ditto	Dulux 'Cold Current' P40-F9
	Unit C/D wall blades	Ditto	Dulux 'Rubine' P01-E9
	Unit D/E wall blades	Ditto	Dulux 'Green Gables' P26-A8
	Unit A/B entry highlight	Ditto	Dulux 'Rubine' P01-E9
	Unit C/D entry highlight	Ditto	Dulux 'Green Gables' P26-A8
	Unit D/E entry highlight	Ditto	Dulux 'Cold Current' P40-F9
	Unit A/B part north & west walls	Fibre cement with exposed joints	Pre-finished equal to Vitr Clad CFC 'Sandblasted Aluminium S877903-643'
	All Units above Mezzanine windows	Equal to Custom Orb laid horizontally	Colorbond 'Ironstone'
	Retaining RW-1	Concrete block	Grey fair face
	Retaining RW-1 Sandwich shop	Concrete block	Grey split face with 50mm capping
	WINDOWS & DOORS	All	Aluminium framing
West elevations only		Glazing	Pilkington TS21 on clear
Residual of elevations		Glazing	Pilkington Comfortone grey
All glazed Tiltup doors		Aluminium framing. Perforated mesh to top panels.	Dulux Powdercoat 'Berry Grey Gloss'
Roller shutters		Steel	Colorbond 'Ironstone'
ROOFS	All roofs including awnings	Equal to 'Spandek Hi-ten'	Colorbond 'Windspray'
	Skylights	Fibreglass	Natural
	All awning & roof fascias	Steel	Dulux 'Simone Weil' PG1-A4
	Building eave outriggers & purlins	Steel	Dulux powdercoat 'Simone Weil' PG1-A4
	Underside eaves	CFC sheeting with exposed joints	Pre-finished or painted Dulux 'Knowing' PW1-D9
	Gutters	Half round metal	Colorbond 'Ironstone'
	Downpipes on major blades	Circular metal	Colorbond 'Ironstone'
SUNDRIES	Balustrades to ramps, carparks & stairs, bollards	Steel	Powdercoat Dulux 'Berry Grey' gloss

INTERIOR FINISHES

FLOORS	Warehouses	Concrete	Machine float with 'Rockite' seal
	Sandwich shop	Concrete	Sheet vinyl and non slip tiles – by others
	Office above Sandwich shop Block 'A'	Concrete	Carpet – direct stick Tuftmaster Luminary 40 oz. colour 'Wood Ash'
	All Mezzanines	Concrete	Carpet – direct stick Tuftmaster Luminary 40 oz. colour 'Wood Ash'
	Stairs to Mezzanines including Entry and landings	Concrete	Tilecraft TNBB RSSPCH Black 200x200 with non-slip nozing TMVFP015 200x50 to AS1428
	All Amenities	Concrete	Tilecraft TNBB 2SPGYL grey speckled matt 200x200
	Caretakers Room D9	Concrete	Tilecraft TNBB 2SPGYL grey speckled matt 200x200
WALLS	All Warehouses	Precast concrete panels	Natural
	All Amenities	WR PB on steel furring or framing or concrete	Paint
	All Amenities skirting including Caretakers room	WR PB on steel furring or framing or concrete	Tilecraft – Stk gloss white 200x200
	All Basin & Tea Cupd splashbacks except C1-C9 Office. Return on side walls	WR PB on steel furring or framing or concrete	Tilecraft – Stk gloss white 200x200
	All Basin & Tea Cupd splashbacks to C1-C9 Office	WR PB on steel furring or framing or concrete	Green colourback glass

ELEMENT	LOCATION	MATERIAL	FINISH/ COLOUR
WALLS continued	Sandwich shop B1	WR PB on steel furring or framing or concrete	Paint Dulux 'White Watsonia' PW2D4 low sheen
	All Offices including B1a	WR PB on steel furring or framing or concrete	Paint Dulux 'White Watsonia' PW2D4 low sheen
	All Internal office windows	Aluminium	Dulux Powdercoat 'Berry Grey Gloss'
	All Internal Doors	Solid core timber	Paint Dulux 'White Watsonia' PW2D4 gloss
	All Internal door frames	Steel	Paint Dulux Berry Grey gloss
	All Stair balustrades except C1-C9 Offices	Steel	Powdercoat or paint Dulux Berry Grey gloss
	All Stair balustrades to C1-C9 Offices	Stainless Steel	Polished
	Caretakers room D9	Precast concrete panels and PB on steel framing	Paint Dulux 'White Watsonia' PW2D4 low sheen
CEILINGS	All Warehouses except Unit A1	Insulated steel deck	Exposed sarking on safety mesh
	All Amenities including Caretakers room	Flush PB to steel furring – shadowline cornice	Paint – ceiling white
	All Mezzanines except Unit A1	Flush PB to underside of roof Shadowline cornice	Paint – ceiling white
	Unit A1	Flush PB 1 hr fire rated to underside of roof	Paint – ceiling white
	Exposed steel except for galv purlins & furring to roofing	Steel	Blue zinc chromate
	All soffits to mezzanines, stairs & beams	Concrete	Natural
	Exposed pipework	Various	Paint to match adjacent surface

Key: PB – Plasterboard, WR – Water resistant

SCHEDULE OF FITTINGS

ELEMENT	LOCATION	ITEM	TYPE/FINISH/ COLOUR	
SANITARY	Mezzanines Toilets	Toilet Suites	Caroma 'Regal' vitreous China 6/3 Dual flush, close coupled with seat-white	
	All Warehouse toilets	Toilet Suites	Caroma concealed trap 'Trident Sovereign 2000 Care' vitreous China 6 litre full flush, 'Pedigree 2' seat-white, 'Care' push button 405067 all to AS 1428	
	All toilets except C1-C9 Office	Wall basins	Caroma 'Concorde 500', single tap hole, white – no shroud or pedestal	
	Office Toilets C1-C9	Semi recessed basins	Caroma 'Leda Vasque', white	
TOILET FIXTURES	All toilets	Toilet roll holders	Posh Solus, chrome	
	All toilets except C1-C9 Office	Paper towel dispenser	Tork Classi-Box Mini, white	
	Office Toilets C1-C9	Hand dryers	Zip Superdry, GPO connection	
	All toilets	Soap dispenser	Tork S-Box mini, white	
	All Warehouse toilets	Grab rails	Allow for fixing future rails to AS 1428	
	All Warehouse toilets	Taps	Caroma 'Leda' vanity basin set, chrome	
	All Warehouse toilets	Taps	Caroma 'Opus' vanity mixer, chrome with extended lever	
	All Warehouse & Office toilets	Mirrors	As detailed – satin aluminium frame	
	TEA CUPBOARDS except B1-B9 Office	All Cupboards	Stainless steel sinks	Posh 'Solus' 850x500 mm. Left or right hand single bowl
		All Cupboards	Taps	Caroma 'Opus' sink mixer, chrome
All Cupboards		Handles	Madinoz 115/D PSS	
All Cupboards		Hot water system	50 litre quick recovery with safe tray	
TEA CUPBOARDS B1-B9 Office	All Cupboards	Stainless steel sinks	Reece D'Amani ss 500 diam with 2 tap holes	
	All cupboards	Hot water system	Zip Tudor 5 litre under bench & mixer tap. Connect to 50 litre unit	
	All Cupboards	Handles	Madinoz MDZ 162 PSS	

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