

# Chantecker Terrace

## OPTIONAL EXTRAS

All amounts include VAT and installation

#	Item	Description	Price
1	Enclose patio	Frameless glass including revised building plans & scrutiny fees	R135 000
2	Swimming pool	Fibreglass, includes pump, Speck filter, skimmer box, 1x underwater LED light, cleaning equipment, automatic pool cleaner, Cemstone coping <ul style="list-style-type: none"> <li>- 5m x 2.35m (1.4m deep)</li> <li>- 5m x 3m (1m – 1.5m deep)</li> </ul> Saltwater chlorinator	R115 000 R125 000 R15 000
3	Inverter air-conditioner	Midea Extreme Inverter Air-conditioner (wifi ready) <ul style="list-style-type: none"> <li>- 9,000BTU (coverage 0-18m<sup>2</sup>)</li> <li>- 12,000BTU (coverage 18-25m<sup>2</sup>)</li> <li>- 18,000BTU (coverage 25-40m<sup>2</sup>)</li> <li>- 24,000BTU (coverage 40-50m<sup>2</sup>)</li> </ul> Additional piping & trucking	R16 500 R17 000 R22 000 R28 000 R600/m
4	Ceiling fans	Eurolux 3 blade <ul style="list-style-type: none"> <li>- satin chrome with either dark wood or white blades (each)</li> </ul>	R4 500
5	Braai	Gas burner/cooker (instead of wood burning) <ul style="list-style-type: none"> <li>- includes gas installation and COC</li> </ul>	R23 000
6	Underfloor heating	Per bathroom (under tiles) Per bedroom (under carpet) Guest bedroom/study (under carpet)	R8 900 R15 000 R13 500
7	Heated towel rail	Jeeves Spartan 520 (each)	R6 500
8	Garden lights	6x spot lights (placement tbc)	R8 000
9	Extra electrical point	Each	R850
10	Extra plumbing point	Each	R5 000
11	Inverter/PV system	<ul style="list-style-type: none"> <li>- Option 1: 5kW inverter, 2x 2.4kW Lithium batteries</li> <li>- Option 2: 7.2kW inverter, 2x 3.5kW Lithium batteries, 8x 450W PV panels</li> <li>- Option 3: 8kW inverter, 4x 3.5kW Lithium batteries, 15x 450W PV panels</li> </ul>	R90 000 R160 000 R250 000
12	Flooring	<ul style="list-style-type: none"> <li>- Upgrade carpet to tiles</li> <li>- Upgrade carpet to engineered oak</li> <li>- Upgrade tiles to engineered oak</li> <li>- Upgrade tiles to wooden decking (patio)</li> <li>- Tiling of garage (PC sum = R200/m<sup>2</sup> – tile supply only)</li> </ul>	R300/m <sup>2</sup> R720/m <sup>2</sup> R420/m <sup>2</sup> R2 400/m <sup>2</sup> R21 600
13	Guest bedroom/study	Built-in cupboards	R40 000
14	DSTV dish	Includes dish, smart LNB, 3x TV points	R5 000