

STANDARD INCLUSIONS





Colorbond

hebel
The better way to build

James Hardie

ARTUSI
THE ART OF LIVING

Rinnai

caesarstone

Haymes
PAINT

polytec

Dulux
Acratex

TREND
WINDOWS

PHOENIX

CORINTHIAN DOORS
A JELD-WEN Company

CLIPSAL
by Schneider Electric

Selkirk SINCE 1883
ALWAYS HERE

PGH
SAINT-GOBAIN

Partnering with household names you can trust

Hudson Ridge Inclusions stands out for its superior quality and exceptional attention to detail, offering products that consistently exceed expectations. Every inclusion is crafted with precision, ensuring durability, reliability, and a premium finish that enhances any project. What truly sets Hudson Ridge apart is the breadth of its range—an impressive selection designed to suit a variety of styles, needs, and preferences. Whether you're seeking something modern, classic, or uniquely tailored, the versatility and quality of their offerings make them a trusted choice for those who value both performance and design excellence.



General

- Construction, Public Liability & Home Owners Insurance
- Warranty Insurances
- Building permit fees
- Site assessment and soil testing
- Wind rating assessment & site level survey
- BAL 12.5 requirements
- 7 Star Energy Rating report on all Hudson Ridge Standard plans
- Full working drawings
- Full specifications
- All construction to Australian standards
- Professional colour consultation
- 2 x site cleans (removal of all building waste)
- Site cut up to 300mm fall

Services

- Single phase power lead in up to 10 L/M
- Water mains lead in up to 10 L/M
- Sewerage under slab & 10 L/M external connection point
- Stormwater lead in up to 10 L/M plus connection to legal point of discharge
- Gas connection (if available in area)
- Home to be NBN ready for connection (if available in area)

Structural

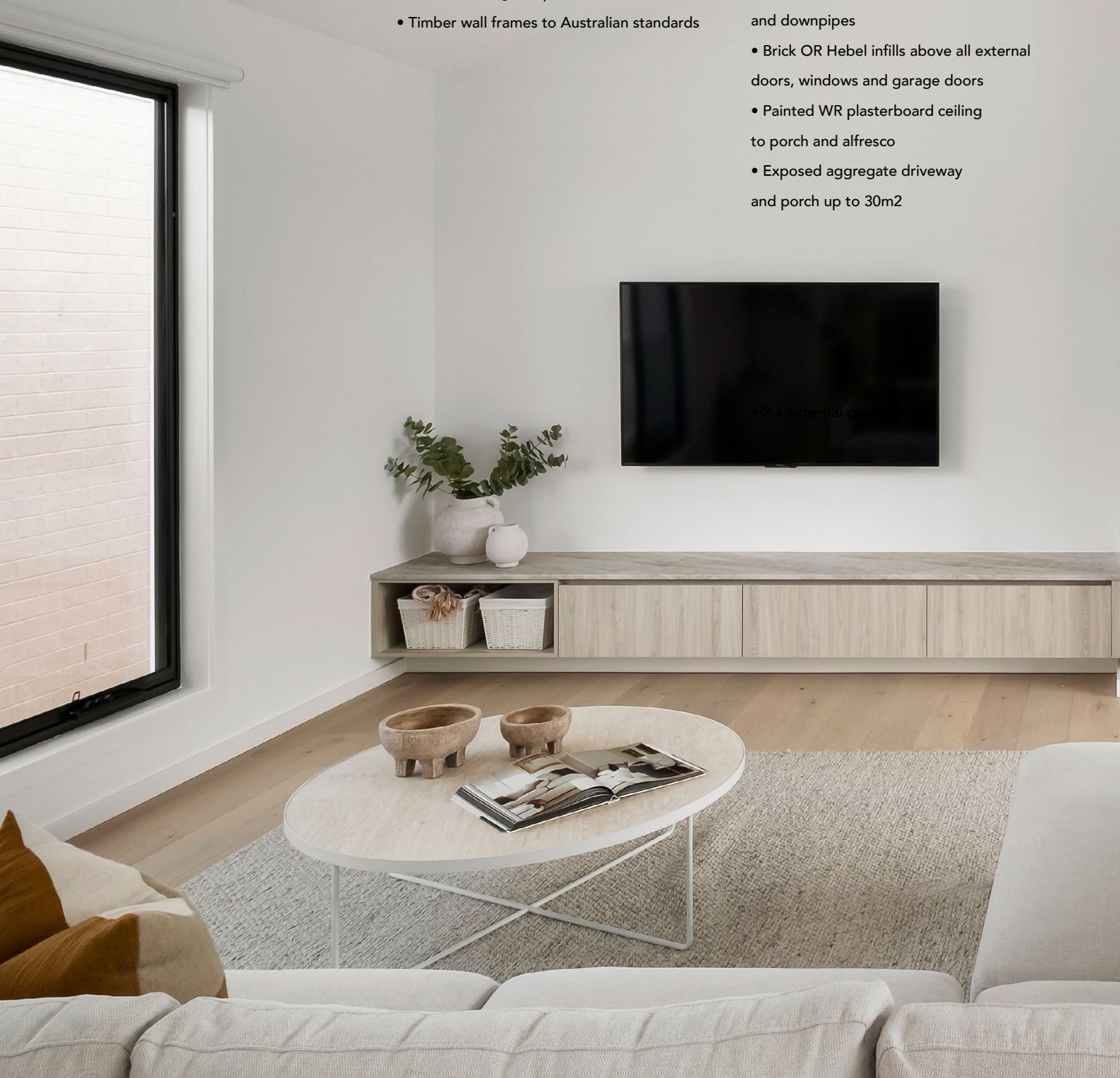
- 7 year structural guarantee
- Engineer designed roof trusses
- N2 wind rating compliant
- Timber wall frames to Australian standards

Foundations

- Engineered concrete Waffle Pod Slab (H2 classification) as per engineer's design
- 1x concrete pump

External

- Build form: CSR Hebel Power Panel with Dulux Acratex Acrashield Advance 4 coat system, with a 15 year warranty or a selected choice of bricks from our builders range
- Choice of Colorbond® Steel 'custom orb' roofing at 22.5 degree pitch OR Monier roof tile from builders range
- Sarking under roofing
- Colorbond® Steel fascia, gutter and downpipes
- Brick OR Hebel infills above all external doors, windows and garage doors
- Painted WR plasterboard ceiling to porch and alfresco
- Exposed aggregate driveway and porch up to 30m2



Internal Features

- 2700mm ceiling height
- Square set cornice throughout
- 10mm plasterboard to all walls and ceilings
- 10mm water resistant plasterboard to ensuite and bathroom walls
- 16mm metal ceiling battens
- 67mm x 18mm skirting and architraves
- Waterproofing to Australian Standards

Double Storey Homes

- Ceiling heights: 2700mm ground floor / 2550mm first floor
- Floor system Longreach floor joists as per plans and engineering design
- Staircase MDF treads and risers (carpet as selected)

Insulation

- R2.5 Insulation batts to all external walls
- R6.0 Insulation batts to ceiling (excluding garage)
- Sisalation to external walls

Painting

- 3 coat paint system to wall door and skirting
- 2 coat paint system to ceiling
- 3 coat paint system to external surface areas
- Semi gloss finish to architraves and skirting boards



Electrical

- LED downlights throughout
- Clipsal 'Iconic' white switches & power points throughout
- Generous power point allocation throughout including 1x external power point
- Smoke alarms as per Australian standards
- Up to 3 x TV points
- 1 data point
- TV antenna
- Exhaust fans including draft stoppers
- 1x LED tube light to garage
- 2 x external spot lights
- 2 x external up/down feature lights

Heating

- Brivis 5-star gas ducted heating installed to whole home

Cooling

- Brivis Advance Series evaporative cooling (common living zone only)
- Double storey homes: installed to first floor only (common living zone only)

Solar

- 6.6kW battery ready solar system with 14 panels
- 5kW Sigen Energy Power Inverter

Hot Water Service

- Rinnai continuous flow gas hot water service OR Sunmaster 2 panel solar (gas or electric) with 315L storage tank

Completion

- Builder's level house clean prior to handover
- 3 month maintenance period





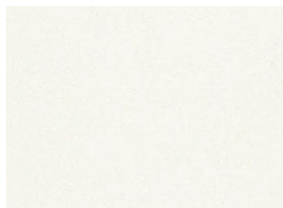
Benchtops

Up to Deluxe M1 Range

Caesarstone benchtops offer a beautiful and versatile selection of surfaces, with the standard range showcasing an array of timeless colours and finishes to suit any interior style. From deep, dramatic tones like Jet Black and Raven to soft neutrals such as Snow, Pure White, and Organic White, this collection provides the perfect foundation for both classic and contemporary spaces. Subtle, textured options like Osprey, Ocean Foam, and Oyster add gentle movement, while concrete-inspired designs like Fresh Concrete and Raw Concrete bring a modern, industrial edge. Together, the Caesarstone standard range delivers a balance of elegance, durability, and everyday practicality, making it an ideal choice for any kitchen or bathroom.



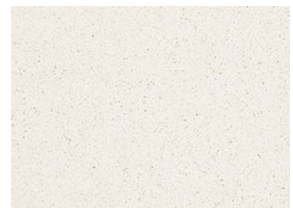
Jet Black



Snow



Osprey



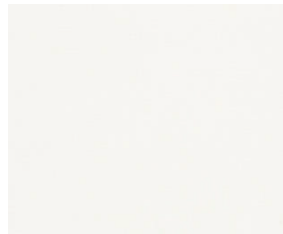
Ocean Foam



Raven



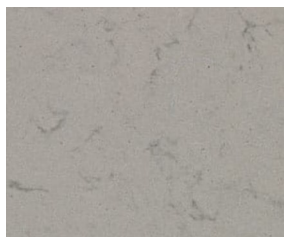
Oyster



Pure White



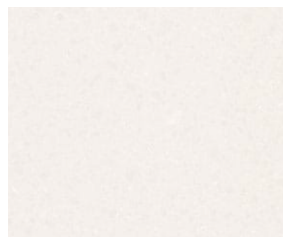
Fresh Concrete



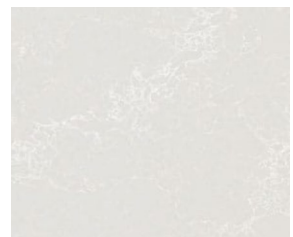
Georgian Bluff



Symphony Grey



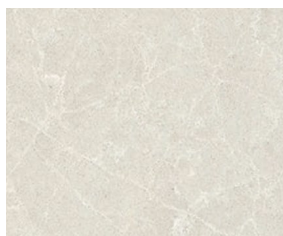
Organic White



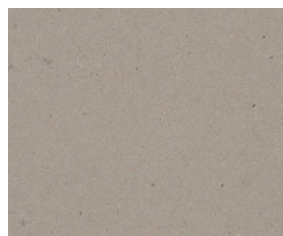
Alpine Mist



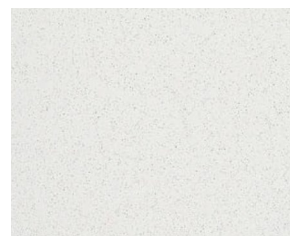
Misty River



Cosmopolitan White



Raw Concrete



Intense White

Carpet & Flooring

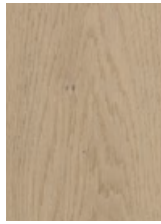
Floor Coverings

- Premium engineered hardwood flooring (floating) to entry, living, dining, kitchen, pantry areas and hallways
- Premium selection of carpets with Stepmax underlay to bedroom, study and rumpus room

Engineered Oak Flooring



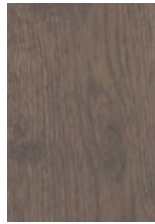
Noosa



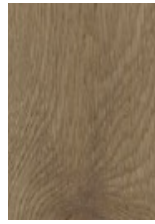
Keswick



Bunbury



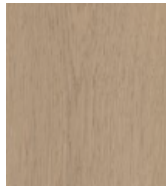
Cottlesloe



Port Elliot



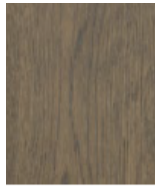
Hervey Bay



Mornington



Portsea



Coogee



Black Rock

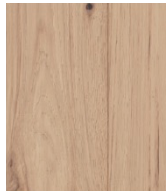


Trinity



Marlo

Hickory Clasique Engineered Flooring



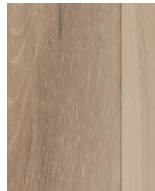
Artax



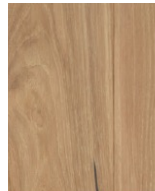
Seabiscuit



Danehill



Cisco



Sunline



Winx



Bernborough

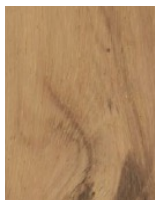
Hickory Homestead Engineered Flooring



Nutmeg



Acorn



Flaxseed



Maroochi



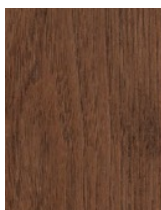
Husk



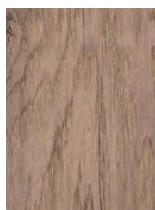
Walnut



Chestnut



Madeira



Auburn

Multi Level Loop Pile Solution Dyed Carpet



Colonist



Roam



Scout



Seeker



Settler



Voyage

Solution Dyed Nylon Twist Pile Carpet



Antique



Birdi



Casper



Cedar



Mole Grey



Nordica



Shadow



White Duck

Solution Dyed Nylon Loop Pile Carpet



Milton



Rayne



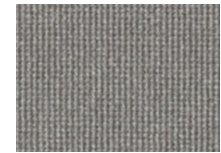
Rothbury



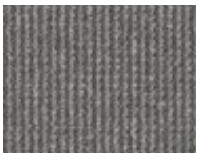
Sherwood



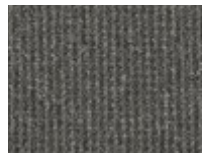
Bevington



Ashbourne



Cudmore



Moorhouse



Morland

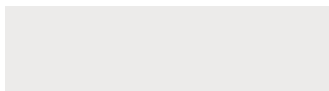


Tiles

HUDSON RIDGE
BUILDERS



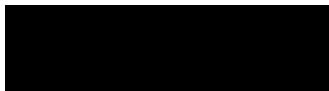
Standard Feature Tile Range



White (Matt & Gloss)



Light Grey (Matt & Gloss)



Black (Matt & Gloss)



Navy (Matt & Gloss)

Client Note

The tile selections shown in this document represent a sample of the available range and are intended as a guide only. A broader selection of colours, finishes, and styles will be presented during your colour appointment, where you will have the opportunity to explore the full range and choose options that best suit your preferences.

Stellar Feature Tiles (Matt)



Tuscan Subway



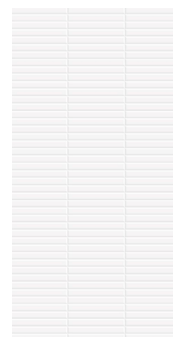
Ridge Cream



White Concave



White Subway



Japanese



Ridge Mist

Standard Tile Range

- Premium selection of floor, wall & skirting tiles to wet areas up to 600mm

Borgogna floor/wall tile (Matt)



White



Grey

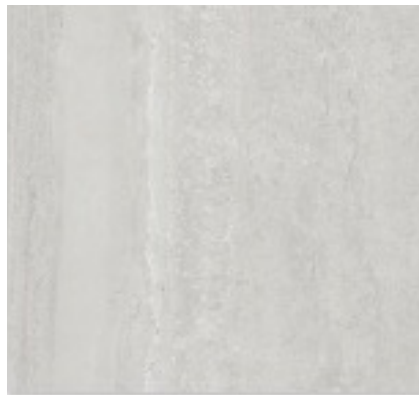


Beige

Normandy floor/wall tile (Matt)



Classico

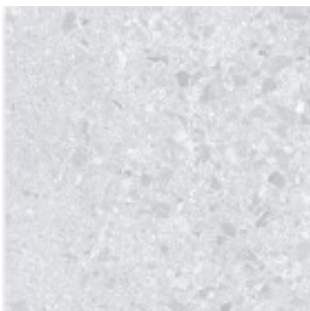


Navona

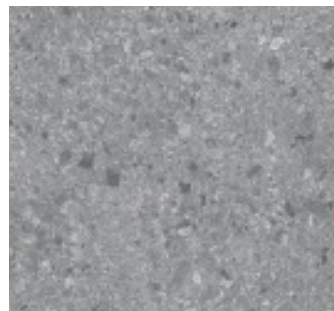


Grigio

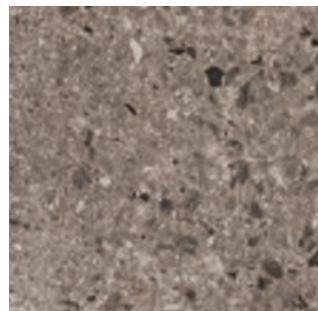
Terrazzo floor/wall tile (Matt)



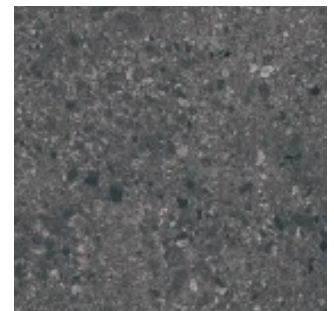
White



Grey

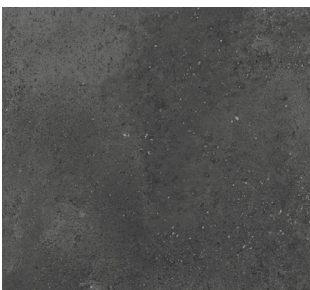


Moka

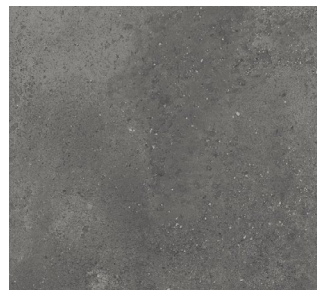


Charcoal

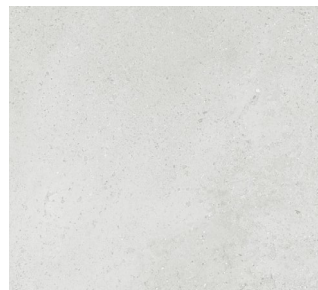
Concrete tile (Matt)



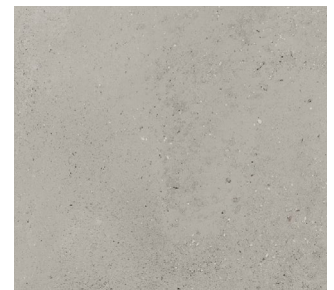
Charcoal



Dark Grey



Light Grey



Taupe



Kitchen

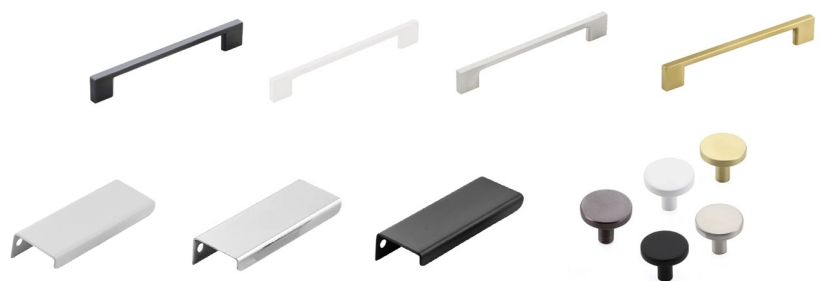
- 20mm Caesarstone benchtops up to Deluxe M1 Range
- Soft close doors and drawers
- Overhead cupboards to kitchen as per plan including above fridge
- Overhead shelving to pantry above base cupboards (white melamine)
- 2x banks of 3 pot drawers with cutlery insert
- Slide out under bench double bin drawer
- Premium choice of handles
- Double bowl undermount stainless steel sink
- Premium choice of tapware
- Premium choice of splashback tiles to kitchen
- Capped water fridge point

Appliances

- 900mm under bench oven with LED light (white, black or stainless steel)
- 900mm undermount rangehood (stainless steel and black)
- 900mm Gas cooktop (white, black or stainless steel)
- 600mm dishwasher (white, black or stainless steel)
- 900mm Electric cooktop with 5 Zones (Black)

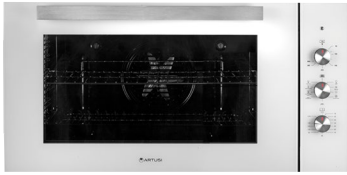
Premium Joinery Handles

We offer a broad selection of premium joinery handles, which will be available to view and select from during your colour appointment.



Kitchen

Artusi
900mm
Underbench Oven



White glass



Black glass

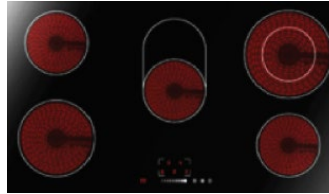


Stainless Steel glass

Artusi
900mm
Gas or Electric
Cooktop options



Gas
White / black glass



Electric
Ceramic black



Gas
Stainless Steel

Artusi
600mm
Freestanding
Dishwasher



Artusi
900mm
Undermount
Rangehood



Phoenix 2000 Series
Large Single Sink
Stainless Steel



Phoenix 2000 Series
Series 1 and 1/2 Bowl Sink
Stainless Steel



Phoenix 2000 Series
793mm Double Bowl
Stainless Steel



Gooseneck
Sink Mixer
3 styles to choose
from (Brushed Nickel,
Black or Chrome)



Pina



Teva



Alro

Sinks, Baths & Basins



Bathroom, Ensuite & WC

- 20mm Caesarstone benchtop up to Deluxe M1 Range
- Tiled shower base to ensuite & bathroom
- Tiled shower shelf or niche (design specific)
- Master ensuite & bathroom floor to ceiling tiles in shower
- Semi-frameless shower screens (black or chrome)
- 1500mm, 1675mm or 1700mm acrylic bath (white)
- Frameless polished edge mirror above vanity
- 900mm high x length of vanity
- Soft close doors and draws to vanity (design specific)
- Premium choice of handles
- Premium back to wall toilets
- Double towel rails
- Toilet roll holders
- Premium choice of mixers
- Premium selection of tiles
- Stainless steel or black square tiled point drain

Nugleam
360mm Above
Counter Basin



Fienza
465mm Above
Counter Basin



Fienza
370mm Above
Counter Basin



Prato
Freestanding Bath
1500mm or 1700mm



Cortona
BTW Bath
1500mm
or 1700mm



Harmony
480mm
Above Counter
Rectangle Basin



Harmony Brunetti
Btw Bath
1500mm
or 1700mm



Louvre
1675x745mm
Inset Bath



KDK
BTW Toilet Suite





Tapware

HUDSON RIDGE
BUILDERS

PHOENIX

Included as part of the Hudson Ridge Standard, the Phoenix Tapware range adds simple, modern style to your home at no extra cost. With clean lines and reliable performance, it's designed to look great and work effortlessly in your kitchen, bathroom, ensuite, and laundry.



Tapware Collection Teva (Brushed Nickel, Black or Chrome). Double shower rail as standard to ensuite and bathrooms.



Tapware Collection Pina (Brushed Nickel, Black or Chrome). Double shower rail as standard to ensuite and bathrooms.



Tapware Collection Arlo (Brushed Nickel, Black or Chrome). Double shower rail as standard to ensuite and bathrooms.



Laundry

Laundry

- 20mm Caesarstone benchtop (up to Deluxe M1 Range)
- Soft close doors to cabinetry
- Overhead cupboards as per plan
- Drying cupboard (design specific)
- Pull out laundry hamper
- Washing machine stops hidden in cupboard
- Single bowl stainless steel undermount sink
- Premium sink mixer
- Premium selection of tiles
- Premium selection of handles

Phoenix
2000 Series
411mm 36L Laundry
Sink with Overflow
Stainless Steel



Lavello
Utility Sink
550L x 40L
Stainless Steel



Gooseneck
Sink Mixer
(3 styles to choose from)
Brushed Nickel,
Black or Chrome)



Alro



Pina



Teva

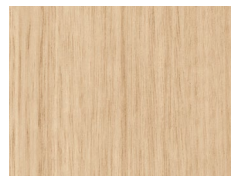


Storage & Robes

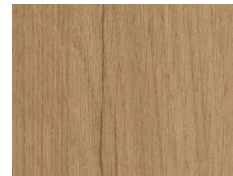
Storage & Robes

- Master bedroom robe: 2 sets of open box shelving with a mix of double and single hanging
- Robe finishes (master only):
Victorian Ash, Urban Oak or Midnight Oak, White Melamine
- Built-in robes (all other bedrooms): White Melamine finish,
- 1 x hanging rail with 1 x bank of open box shelving
- Linen cupboard: 4 x melamine shelves
- Broom cupboard (design specific): single melamine shelf

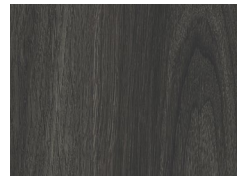
Laminex®



Victorian Ash



Urban Oak



Midnight Oak

Windows, Doors & Locks

Windows & Sliding Doors - Trend Synergy ThermaHybrid Range

The ThermaHybrid system combines aluminium framing with improved thermal performance, offering a modern appearance while helping meet Australian energy requirements.

Trend Synergy ThermaHybrid window and sliding door inclusions:

- Double glazing throughout (standard)
- Powdercoated aluminium finish (Surfmist, Monument, Ultra black, Pearl white)
- Awning windows (design specific)
- Sliding/stacking doors (design specific)

Window furnishings

- Custom measured and fitted Vibe blackout single roller blinds to aluminum windows and sliding doors throughout. (Excluding stairwell front door, showers and laundry and garage hinge door.)



HUDSON RIDGE
BUILDERS

Doors

- 2340mm Trend powdercoated aluminum single glazed laundry and garage external access door
- Up to 2340mm x 1200mm hinged front entry door
- 2340mm internal Corinthian flush panel or Deco range doors
- 2340mm vinyl or mirror sliders to robes
- 2340mm vinyl or mirror sliders to linen & broom (design specific)

Stops & Locks

- Yale Assure LED keypad deadlock with Bluetooth and pull handle to front entry door
- Lockwood privacy locks to WC/bath/ensuite/powder
- Chrome hinges & latches
- Premium choice of door stops
- Premium choice of Lockwood internal door handles

External Doors



Door Handles & Locks

Yale Assure Lock® SL
Black or Satin Chrome



Internal Doors



Door Handles
Black, Satin Chrome or Chrome



Garage

Sectional Garage Doors (Slimline and Flatline)

- 2400mm high sectional garage door with 2 hand-held remotes & 1 wall mount remote
- Plaster lined walls and ceiling
- Internal access door with dead lock



FACADE DESIGNS

Clark
Single Storey



Armstrong
Single Storey



Meredith
Single Storey



Harriot
Single Storey



Murray
Double Storey



Blanc
Double Storey





WINNER 2025
HIA Victorian
Townhouse of the Year
Up to \$900,000

WINNER 2025
HIA Western Victoria
Townhouse of the Year

WINNER 2025
HIA Western Victoria
Custom Built Home
Up to \$900,000

WINNER 2025
HIA Western Victoria
Custom Built Home
\$900,000 to \$750,000

WINNER 2025
HIA Western Victoria
Custom Built Home
\$1 million to \$1.5 million



Special Commendation
Best Custom Home \$1-2m

WINNER 2025
Best Custom Home
\$400,000 - \$500,000

WINNER 2025
Best Custom Home
\$500,000 - \$600,000

WINNER 2025
Best Custom Home
\$600,000 - \$800,000

WINNER 2025
Best Multi-Unit
Development

Special Commendation
Best Display Home

HUDSON RIDGE BUILDERS

Geelong Head Office & Selection Centre 127 Marshalltown Road, Grovedale (03) 5243 6120
Ballarat Head Office & Selection Centre 102 Fussell Street, Ballarat (03) 5332 6889

