



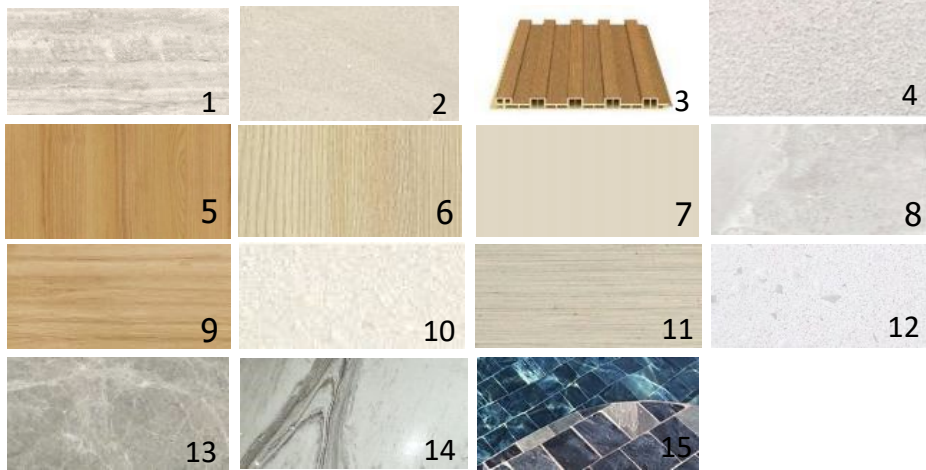
YARA RESIDENCES AT
BANYAN TREE
PHUKET

SCHEDULE OF FINISHES : 5-BEDROOM VILLA

GENERAL	
Internal Walls	Homogeneous tiles / Plaster and paint finish / Laminate finish wall or equivalent
Internal Ceilings	Gypsum with paint finish / Wood Plastic Composite
Entry Door*	Solid core with paint finish or equivalent
Internal Doors	Hollow core with laminate finishes or equivalent
Flooring	Homogeneous tiles
Lighting	Recessed or surface mounted LED downlights
Air Conditioning*	Concealed split system
Communication	Data outlet
Television	Data outlet
Bedrooms & Wardrobes	
Flooring	Compound timber floor
Built-in Wadrobe	PB / Melamine or equivalent
Bathrooms	
Walls	Homogeneous tiles
Ceiling	Moisture resistant plasterboard with paint finish
Tapware	Shower & basin mixers
Sanitary Ware	Ceramic wash basin / toilet
Accessories	Towel rails / Robe hooks / Tissue holder
Hot water	Heat pump / Storage Heater
Shower screen	Tempered glass
Living Area	
Cabinet	PB / Melamine or equivalent
Countertop	Stone or equivalent
Kitchen & Pantry	
Sink & Tapware	Stainless steel sink and mixer
Cabinet	PB / Melamine or equivalent
Countertop	Solid surface or equivalent
Joinery / Cabinet	Moisture resistance board / Melamine finishes or equivalent
Hot water	Heat pump / Storage Heater
Backsplash	Solid surface or equivalent
Basic Appliances	Hob / Extractor hood
Outdoor Deck Area	
Floor	Homogeneous tiles with rated slip resistance
Appliances	Outdoor grille / BBQ
Pool	
Walls	Natural stone tiles
External	
External Walls	Paint finish / Homogeneous tiles / Homogeneous timber
External Ceilings	Wood Plastic Composite
Windows & Doors	Aluminium

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MATERIAL SELECTION – LPV – 5BEDROOM



- 1 Exterior, Corridor, Living area, Movie room - Wall**
Homogeneous tiles / Plaster and paint finish
- 2 Corridor, Living area, Pantry, Deck - Floor**
Homogeneous tiles
- 3 Living, Dining - Ceiling**
Wood Plastic Composite
- 4 General - Wall and ceiling**
Texture paint
- 5 Pantry, Kitchen, Corridor, Multipurpose, Gym, Movie room - Wall and cabinet**
Laminate
- 6 Pantry, Kitchen, Bedhead - Wall and cabinet**
Laminate
- 7 Kitchen - Cabinet**
Laminate
- 8 Bathrooms - Wall and Floor**
Homogeneous tiles
- 9 Bedrooms, Wardrobes, Multipurpose, Basement - Floor**
Compound timber
- 10 Service area - Floor**
Homogeneous tiles
- 11 Bedrooms - Wall**
Wallpaper
- 12 Kitchen - Countertop**
Solid surface
- 13 Pantry, Bathrooms - Countertop**
Stone
- 14 Living - Wall**
Stone/ Homogeneous tiles
- 15 Swimming Pool -Wall**
Natural stone tiles