A touch of real wood laminate that you can’t see.
Introducing Boracay, a laminate floor with an authentic hardwood appearance. The latest market leading product from Highland Floors, Boracay is a high quality, inexpensive, versatile flooring solution.

With high definition printing, the natural look and feel of a hardwood floor - including grain structure knots and flaws - can be replicated with amazing accuracy and clarity, creating a look that’s virtually indistinguishable from a real timber floor.

With an AC5 rating, Boracay’s protective wear layer is excellent for indentation resistance and gives it a solid underfoot feel. It’s also certified high moisture resistant, making it a highly stable and durable option.

At Highland Floors, we value you, your health and the environment. So we’re proud to say our Boracay floor is an eco-friendly solution with certification that acknowledges its VOCs (Volatile Organic Compounds) are next to zero, beating the minimum Australian standard by 100 times.

NOTE: The colours shown are to the highest quality standards in printing, however, they should only be used as an indication of actual product colour.
Specifications

Size 12mm: 2200 x 193 x 12mm
Size 8mm: 1215 x 195 x 8mm
Click: Drop Lock
Surface: AC5 Heavy Commercial
Core: Carb 2
A low VOC emissions rating means a healthy, clean environment for you, your family and the world.

Boracay’s heavy-duty protective layer is impenetrable to dents and scratches, moisture and general wear and tear. So if you’re looking for a stylish, durable surface that’s easy to maintain and can be enjoyed for many years - Boracay is the perfect choice for you.
Thanks to HD printing, laminate floors are virtually indistinguishable from real hardwood floors as each board maintains consistent quality and appearance.

Product certificates ascertain Boracay’s VOC (Volatile Organic Compound) emissions are next to zero, making it a highly eco-friendly flooring solution.

Laminate flooring receives an AC rating based on its performance under a multitude of key stress points including: heat, moisture, scratches and scuffs. At AC5, Boracay is highly durable and suitable for commercial use and areas of high traffic.

All Boracay floors are embossed in register, ensuring that the appearance and texture are perfectly matched. So not only does Boracay look authentic, it feels authentic.
Boracay Accessories

Scotia
Boracay matching colour Scotia.
Available in all colours.
Size: 2200mm long

T-Moulding
Boracay matching colour T-moulding.
Available in all colours.
Size: 2200mm long

Stair Nosings
Boracay matching colour Stair Nosing.
Available in all colours.
Size: 2200mm long

From stair nosings, to scotia and expansion joints - all of our Boracay colours come with matching accessories to complete the look.
**Lifetime Structural Warranty:**
The manufacturer warrants its product from structural defects, delamination, cracking, warping, twisting or any other forms of structural deformation at the time of supply. Installation instructions must be adhered to so that this warranty applies. Please ask your retailer for these guidelines. Exposure to excessive moisture caused in any way whatsoever such as flooding, spills, leaks, excessive wet mopping, steam mops, sub-floor moisture or heating may cause distortion within the board and will not be covered by this warranty.

Care should be taken to maintain even indoor humidity and temperature with good ventilation. Excessive heat, dryness or exposure to direct sunlight will cause damage to the goods and is considered negligence and is not covered by this warranty.

**Warranty Exclusions:**
- Burroughes for the purpose of this warranty will be referred to as “the supplier”.
- Breach of Warranty Conditions - any breach of warranty conditions will void the warranty.
- Colour Variation - oak is a natural product and colour variation will occur between samples and what the supplier has delivered and installed. Samples displayed or provided are indicative only and within normal industry standards, and no warranty is given that such samples will match the floor installed. Other variations will naturally occur such as small knots and grain variation.
- Oak may also experience some surface checking (hairline cracks) this too is part of all natural products and not covered by warranty.

**Sub-Floor Heating:**
Highland Floors is suitable for installation over sub-floor heating. However specific installation instructions must be followed or the warranty will be voided.

**Extreme Conditions:**
as oak is a natural product, the humidity level in the home must be in the 30% - 75% range throughout the year, using dehumidifiers or humidifiers as appropriate.

**Misuse:**
the warranty does not extend to damage caused by moisture penetration through the subfloor, other flooding, leaking, plumbing, overflowing, hydrostatic pressure or any other water damage.

**Alterations:**
where floor or sub-flooring has been altered, repaired, resurfaced or replaced no warranty will apply except to the extent implied by law.

**Insect Infestation:**
the supplier warrants that it sells oak flooring free of insect infestation, this warranty does not cover any insect infestation occurring after the product has been sold.
A touch of real wood laminate that you can’t see.