

Including:
Airlie Façade
(pictured)



Sacramento 31

**Lot 1705 Peaceful
Crescent,
Strathfieldsaye**



Lot size: 581m²

Living: 25.25sq's

Total: 31.50sq's

House and Land Price:

\$741,543



For more information about our House and Land packages, please contact:

Pricing is true and correct as at
5/09/2023. Price is subject to change
without notice.

Registered Building Practitioner CDB-U48944
CDB-U48943

Jesse Dorrington: 0437 233 423 jesse@paulgraybuilders.com.au

PAUL GRAY BUILDERS PTY LTD
109 High St, Bendigo 3550
PH: 03 5444 5054

TURN KEY INCLUSIONS

- 900mm upright cooker, 900mm range hood & freestanding dishwasher
- 20mm engineered stone benchtops to kitchen
- 2400mm high ceilings
- Selection of vinyl planks or tiles to main living, entry & kitchen
Carpet to bedrooms & remaining living areas
- Window locks & flyscreens to windows and sliding doors
- Blinds or verticals to clear glazed windows
- Brick infills above all windows/doors
- Clothesline and brick letterbox
- External concrete paving including up to 30m² for driveway
- Colorbond roof
- Ducted heating and evaporative cooling
- Tiled shower bases
- Generous electrical allowances including:
 - LED downlights to main living/entry/kitchen
 - Minimum of 2 power points to all rooms
 - TV Antenna and point(s)

GENEROUS SITE ALLOWANCES INCLUDED

Site allowances are included in this price based on the information received from the land developer, including (where applicable):

- Additional requirements to slab
- Site works
- Service connections
- BAL (Bushfire Assessment Level)
- 6-star energy rating

Please note: Site allowances are subject to final reports...

Just add the fencing & landscaping and you're done!

Contact our office today for more information on 5444 5054.



**Paul Gray
Builders**