

AVENUE 23

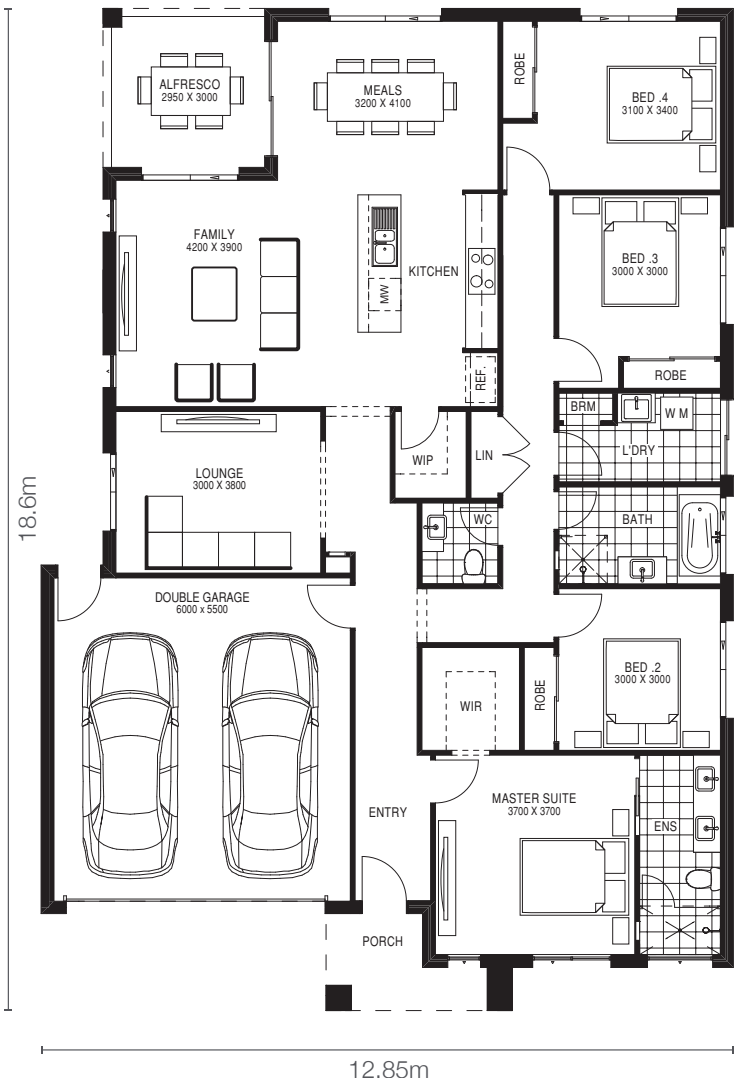
\$627,000

Fixed Price Turnkey House & Land Packages

4 2 2 2

Stage 4A Lot 463 Playfield Drive Albright Truganina

- Fixed Price Turnkey House Package
- Fixed site costs & connections (as per standard inclusions)
- Flexible floor plans with a range of facade options
- 2590 Ceilings
- Brick infill's above windows
- Coloured concrete driveway, porch, landscaping & 900mm concrete path around house (as per standard inclusions)
- Letterbox & clothesline
- Remote control panel lift garage door
- Half share fencing
- LED downlights throughout the entire home
- Stone bench top to Kitchen, Ensuite & Bathroom
- 900mm upright oven and cook top with canopy rangehood
- Ducted heating & split system cooling
- Water point for refrigerator
- Stainless steel Dishwasher
- Overhead cupboards in kitchen
- Niches to Ensuite & Bathroom shower
- Quality floor covering throughout
- Flyscreens & window locks to all openable windows
- Block-out roller blinds
- Designer tap ware & basins
- Six star energy with solar hot water & so much more!



Size may vary dependant on facade. Refer to working drawings for complete dimensions.

email: info@dbnhomes.com.au

m: 0411 599 382

HOUSE DIMENSIONS

RESIDENCE	17.73 sq	164.88 m ²
PORCH	0.49 sq	4.56 m ²
ALFRESCO	0.95 sq	8.85 m ²
GARAGE	3.88 sq	36.04 m ²
TOTAL AREA	23.05 sq	214.33 m²

LAND DIMENSIONS

LOT SIZE	416 m²
FRONTAGE	14m
DEPTH	30m



www.dbnhomes.com.au



Images are used for illustrative purposes only. All plans and facades are indicative concepts and are not intended to be an actual depiction of the building. Fencing, paths, driveway and landscaping are not necessarily to scale. Images of some items may be an upgrade. All dimensions and sizes are approximate and can vary with different facades, and also due to building code, regulations, and Developer Design Guidelines. Refer to contract documentation for details. Working drawings take precedence over this brochure. Always refer to endorsed/council approved plans. Siting and position of the garage are for illustration purposes only and may change subject to approval by relevant authorities. A house design can be mirror imaged to suit a crossover being on the opposite side to illustration. The builder reserves the right to amend specifications and price without notice. © Reproduction in any form either in whole or in part is strictly forbidden. DBN HOMES PTY LTD ABN 51 628 368 052. Registered Building Practitioner ODB-U 60416