

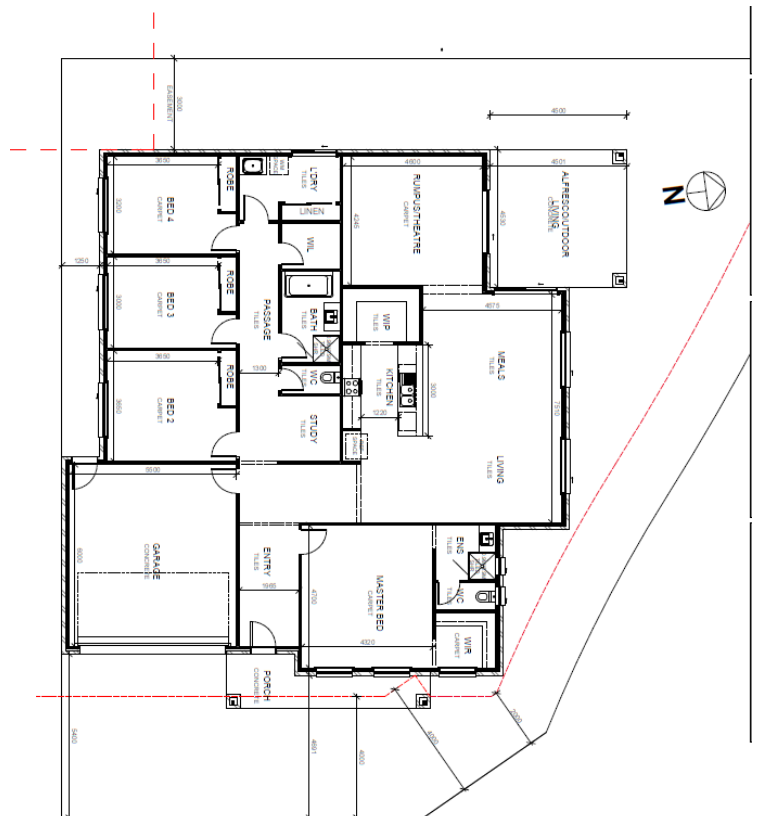
## TURNKEY INCLUSIONS

- ✓ FIXED PRICE SITE COST & CONNECTION TO P CLASS
- ✓ EXPOSE AGGREGATE DRIVEWAY
- ✓ COLOURED RENDERED TO FRONT FAÇADE
- ✓ REMOTE CONTROLLED PANEL LIFT GARAGE DOOR
- ✓ CLOTHESLINE
- ✓ LETTERBOX
- ✓ 6 STAR ENERGY RATING ASSESSMENT
- ✓ COLOURBOND GUTTER, DOWNPIPE AND FASCIA
- ✓ 2 LIGHT POINTS TO BRICK WORK
- ✓ BRICK INFILL ABOVE WINDOWS AND SLIDING DOORS
- ✓ 3 COAT PAINT
- ✓ HOLLAND BLINDS TO ALL WINDOWS
- ✓ 2700mm CEILING HEIGHT
- ✓ LED DOWNLIGHTS THROUGHOUT THE HOUSE
- ✓ DOUBLE POWER POINTS THROUGH OUT THE HOUSE
- ✓ EVAPORATIVE COOLING
- ✓ DUCTED HEATING
- ✓ DESIGNER RANGE 600 mm X 600mm PORCELAIN TILES
- ✓ 12 MM LAMINATED FLOOR BOARD OPTION
- ✓ DESIGNER RANGE CARPET TO BEDROOMS
- ✓ WINDOW LOCKS AND FLYSCREENS TO ALL WINDOWS
- ✓ 40mm STONE BENCH TO KITCHEN & ISLAND BENCH
- ✓ PORCELAIN KITCHEN SPLASHBACK
- ✓ 900 mm EUROPEAN BRAND KITCHEN APPLIANCES
- ✓ DISHWASHER
- ✓ 20 MM STONE TO BATHROOM & ENSUITE
- ✓ 1200x900 SHOWER TO ENSUITE
- ✓ NICHES TO BOTH THE SHOWER
- ✓ DEVELOPER AND ESTATE REQUIREMENTS
- ✓ COUNCIL INFRASTRUCTURE LEVY
- ✓ CUSTOMISED FLOOR PLAN

## FIXED PRICE CONTRACT \$765,000

**ELIGIBLE BUYER SAVES ADDITIONAL \$10,000  
AS FHOG & \$15K HOME BUILDER GRANT**

LOT 669, Cole Road, Deanside, 521 m<sup>2</sup> 30 SQ House, 4B, 2B, 2C



*Choose from one of our plans or  
**DESIGN YOUR OWN***

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