



FIXED PRICE

**\$1,083,380\***

1325 Gator Esplanade  
Berwick Waters  
Clyde North

Duxton 35  
Aspire Facade

BLOCK SIZE | 480m<sup>2</sup>



Price excludes: Fencing, Landscaping, Concrete pavers, Planter boxes, Decking



## FIXED PRICE PACKAGE INCLUDES:

- \* Stainless steel canopy rangehood & oven
- \* Stainless steel sink
- \* Single lever mixer tap, chrome finish
- \* Contemporary tapware & basins
- \* 2000mm high semi-frameless shower screen
- \* 2400mm ceiling height throughout
- \* Sectional garage door
- \* Gas ducted heating to living areas & bedrooms (exc 'wet areas' & storage)
- \* Concrete roof tiles (choose from builder's cat 1 range)
- \* Lifetime structural guarantee#



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**FREEDOM**

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\*Packages correct at time of printing and subject to change without notice. ^Package includes timber laminate, two strip floating floor. † Luxury carpet is 100% Nylon plush pile carpet. Package price excludes external lighting, telephone service, customer account opening fees, stamp duty on land, legal fees and conveyancing costs including titles and property report. Home Solution reserves the right to alter the images or descriptions in this flyer without notice. See your HomeSolution consultant for full details of standard inclusions. Land supplied by developer. Land prices and availability are subject to change without notice. All home & land packages are subject to developer approval. Newfield Real Estate Pty Ltd ACN 159 312 722, Licence number 028051L. VIC Builder's Licence: CDB-U 52967 #For details on our Lifetime structural guarantee visit [metricon.com.au/terms/structuralguarantee](http://metricon.com.au/terms/structuralguarantee). Package Printed Date: 09/09/2020 Price Region: Greenfields