

All Day Everyday Premium Standard Inclusions



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7-STAR
 DOUBLE GLAZED SOLAR
 WINDOWS / PV SYSTEM

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Lot 216 Driftwood Street - Woodsong
 (350m²) 12.5x28m

SmartSpecs
\$626,900*

Luxe Turnkey
Available From
\$686,700*

Land Price: \$413,000
 Anticipated Title: **Q4 2024**

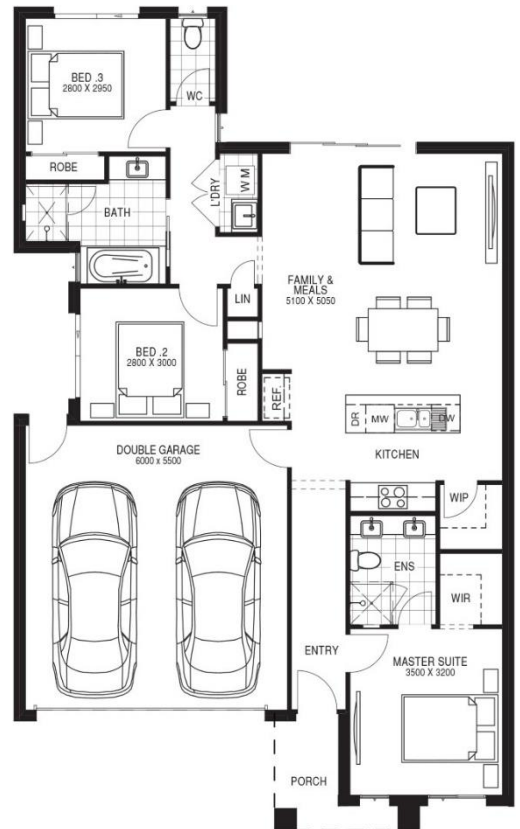


SmartSpecs

- Fixed Site Cost up to 400mm & Engineered "M" Class Concrete Waffle Pod Slab
- Flexible Floor Plans with A Range of Façade Options (Standard Range)
- Reverse Cycle Split System
- 7 Star Energy Rating with Any Standard Plan on any Orientation
- 3.5KW Solar PV System
- Continuous Flow Hot Water System

Luxe Turnkey

- Full Turnkey Package Including Front, Side & Rear Landscaping with Letterbox, Clothesline & Half Share Fencing
- Exposed Aggregate Driveway, Porch & Alfresco (Plan Specific)
- 2590mm High Ceilings Throughout
- Brickwork Above all Windows, External Doors & Garage
- Evaporative Cooling to all Bedrooms & Living Areas
- Lithostone 40mm square Edge to Kitchen & Island Bench & 20mm Square Edge to Ensuite & Bathroom
- 900mm Upright Oven and Cook Top with Canopy Rangehood & Stainless-Steel Dishwasher
- Tiled Shower Bases, Semi-Frameless Shower Screens and Niches to both En-suite & Bathroom Showers
- Double basins in En-suite & Deluxe Large Vanity
- Free Standing Bath
- Mirrored Sliding Robe Doors (Built-in Robes)
- LED Downlights Throughout the Entire Home
- Block-out Roller Blinds
- Flyscreens & Window Locks to All Openable Windows
- Choice of Floor Tiles or Hybrid Flooring to Kitchen, Meals & Hallway
- Choice or Carpet to all Bedrooms
- 7 Star Energy Rating with Any Standard Plan on any Orientation
- 3.5KW Solar PV System
- Continuous Flow Hot Water System



*Turnkey Specs Floorplan Shown

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*The Advertised price with the FHOG deduction is subject to purchasers' eligibility. Land availability and pricing is subject to the development availability. DBN HOMES PTY LTD reserves the right to substitute the make, model, or type of any of the above products to maintain the quality and product development of its homes. Changes may be made subject to Res Code or Developer Requirements. Window and sliding door sizes may vary subject to energy rating requirements. DBN HOMES PTY LTD reserves the right to amend specification and price without notice. All plans and facades are indicative concepts and are not intended to be an actual depiction of the building. Fencing, paths, driveway, or landscaping are not necessarily to scale. All dimensions are approximate, refer to contract documentation for details. Working drawings take precedence over brochure. Note: Siting for illustration purposes only and may change subject to approval by relevant authorities. Always refer to council approved plans. Any landscaping if included is completed at the landscaper's discretion and any landscaping plans supplied may be modified by landscaper as required. Fixed site costs based on developer / client / engineer supplied information. DBN HOMES PTY LTD reserves the right to amend if required.