

HOME AND LAND PACKAGE

5 Bedroom Double Storey
Lot 119 Bolger Rd, Edmondson Park



WALKING DISTANCE TO ED. SQUARE AND TRAIN STATION

Illustrative purpose only

INCLUSIONS – Turn-key Home & Land Package

- Fixed Site Costs
- 180 day maintenance period (double industry standard)
- 2585mm high ceilings to ground floor
- Floor tiles to living area's
- Carpet to remainder
- Concrete driveway
- Vertical blinds to all clear glazed windows
- Instantaneous Rinnai V1500 gas hot water system
- Insulation (R1.5 walls & R2.5 ceilings)
- Aqua flick mixer taps to vanities, baths & showers
- Double power points
- Exhaust fans to showers
- B&D Panelmasta garage door
- Perimeter framed shower screen with frameless pivot door
- Toilet suites-closed coupled vitreous china
- Semi wall hung vanities with 20mm stone top & drop in bowl
- Category 2 brick range
- Category 2 roof tile range with heavy duty sarking
- 20mm stone kitchen benchtop with square edge finish
- 900mm freestanding cooker & canopy rangehood
- Alarm
- Electric garage door
- Ducted Air-conditioning

\$1,549,500

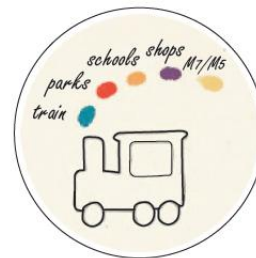
5 Bed

3 Bath

2 Car

COREBUILD SYSTEM

ULTIMATE LUXURY PROMOTION



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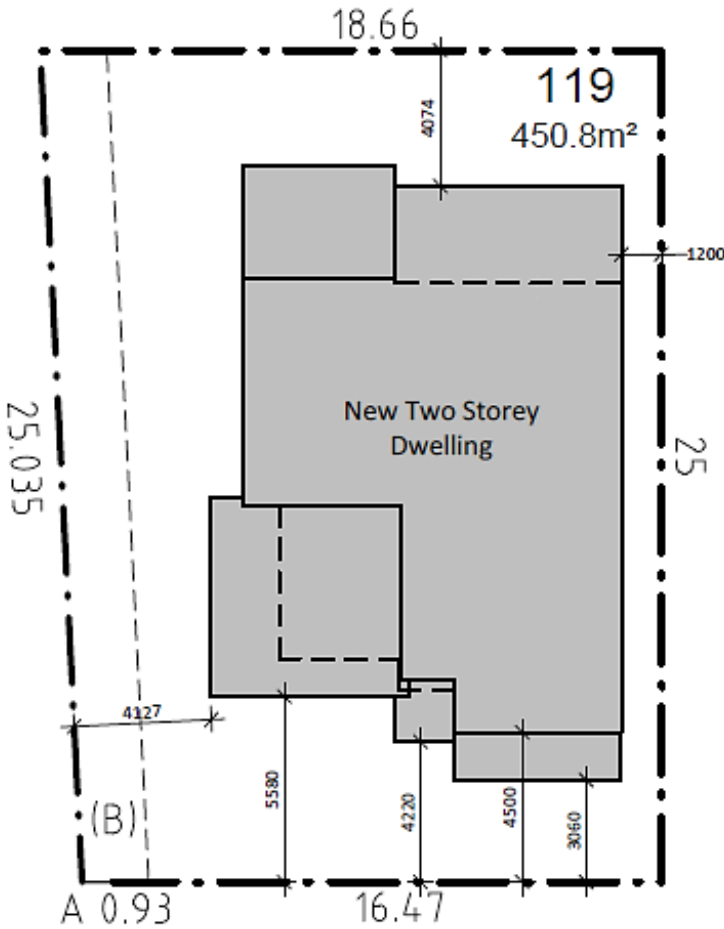
Home Building
SINCE
1981

Early Bird
Special
SAVE \$\$\$

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(B) EASEMENT FOR DRAINAGE OF WATER 2 WIDE

BOLGER ROAD



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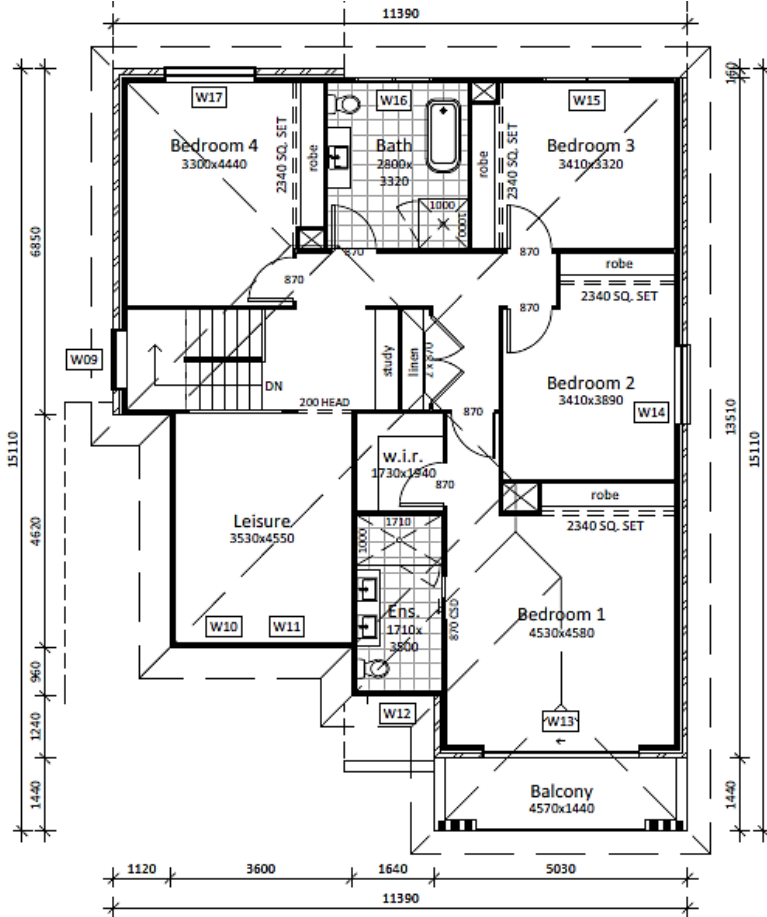
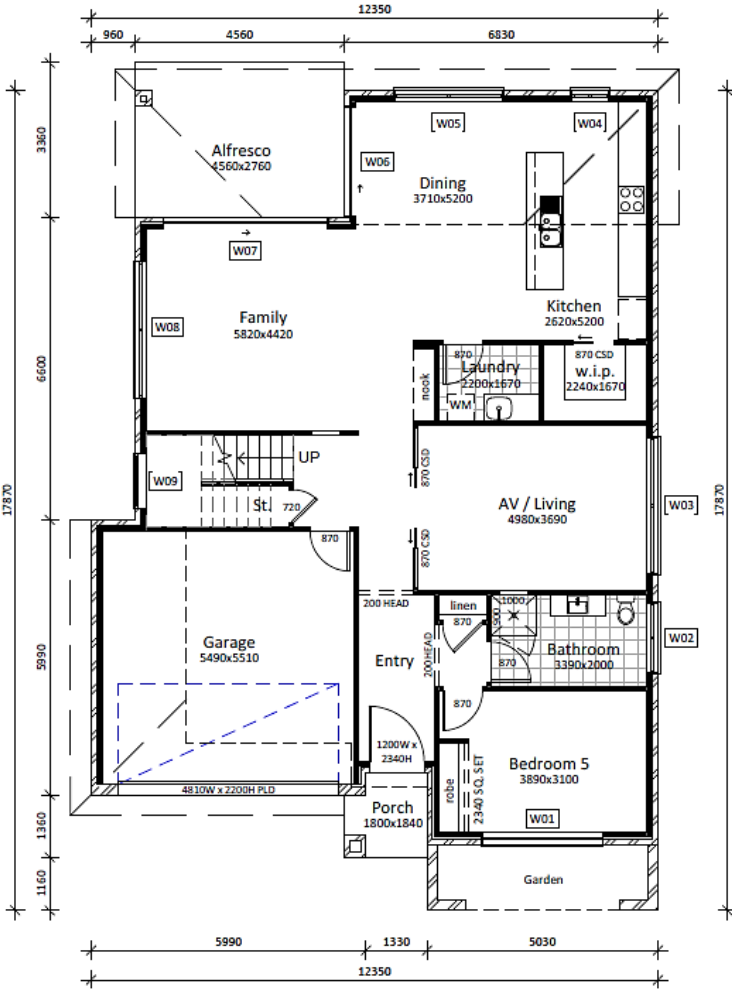


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Area Calculations		
Mark	Areas:	Area
01	Ground Floor	139.49 m ²
02	First Floor (incl. void 5.4m ²)	137.02 m ²
03	Garage	33.31 m ²
04	Porch	3.09 m ²
05	Alfresco	15.32 m ²
06	Balcony	7.20 m ²

Total: 335.42 m²

Site Area: 450.8m²

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