



# HOME AND LAND PACKAGE

3 Bed Single Storey PLUS 1 Bed Granny Flat  
Lot 41 Jardine Drive, Edmondson Park



Porto Facade



**LIVE IN ONE, COLLECT RENT FROM THE OTHER!**

Illustrative purpose only

## INCLUSIONS - Turn-key Home and Land Package

- Fixed Site Costs
- 180 day maintenance period (double industry standard)
- 2585mm high ceilings
- 60 x 60 Poreclain Floor tiles to living area
- 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
- Perimeter framed shower screen with frameless pivot door
- Toilet suites-closed coupled vitreous china
- B&D Panelmasta garage door
- 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
- Sheen finish kitchen cupboards
- 900mm freestanding cooker & canopy rangehood
- Alarm
- Electric garage door
- Ducted Air-conditioning

## \$769,500\*

4 Bed	2 Bath	1 Car
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**PLUS GRANNY FLAT**

**COREBUILD SYSTEM**



**NO PROGRESS PAYMENTS**



**ONLY 5% DEPOSIT**

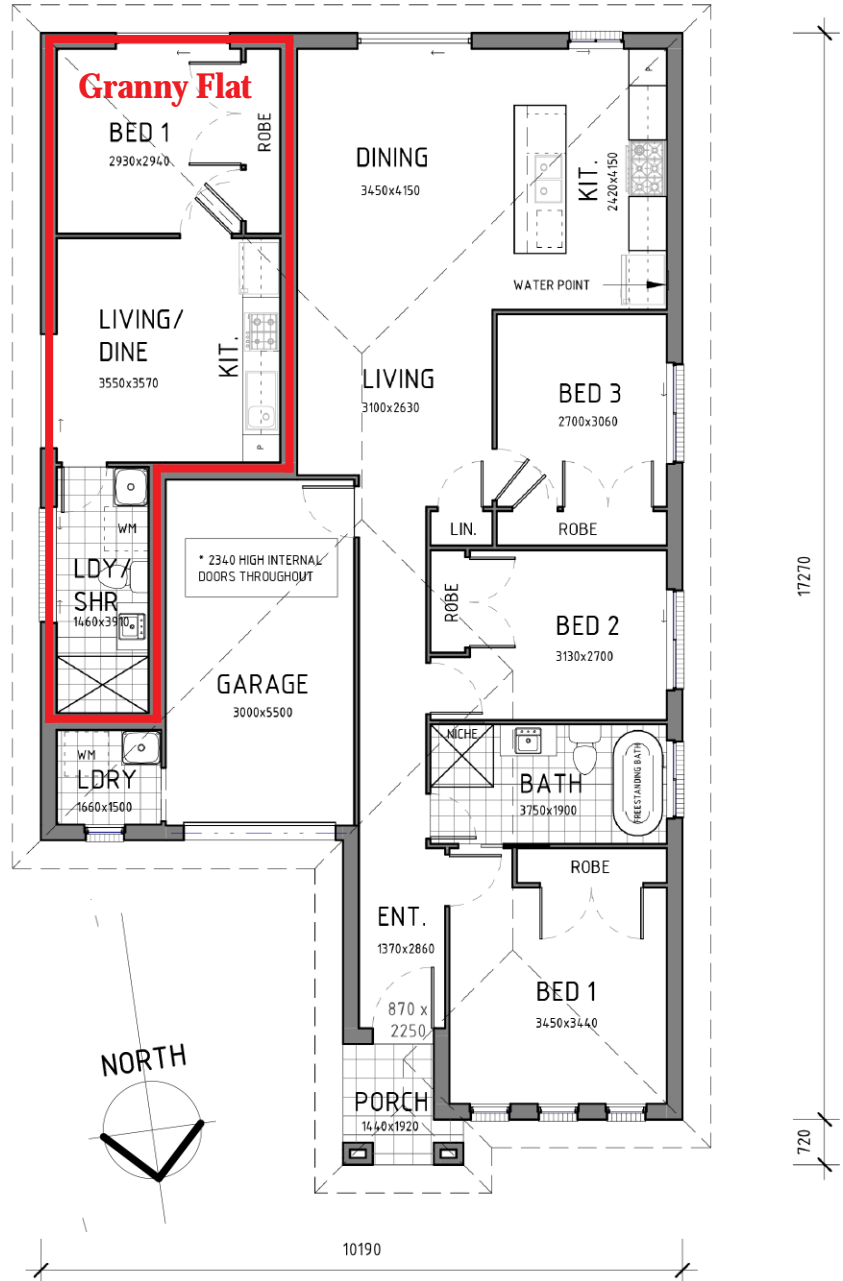
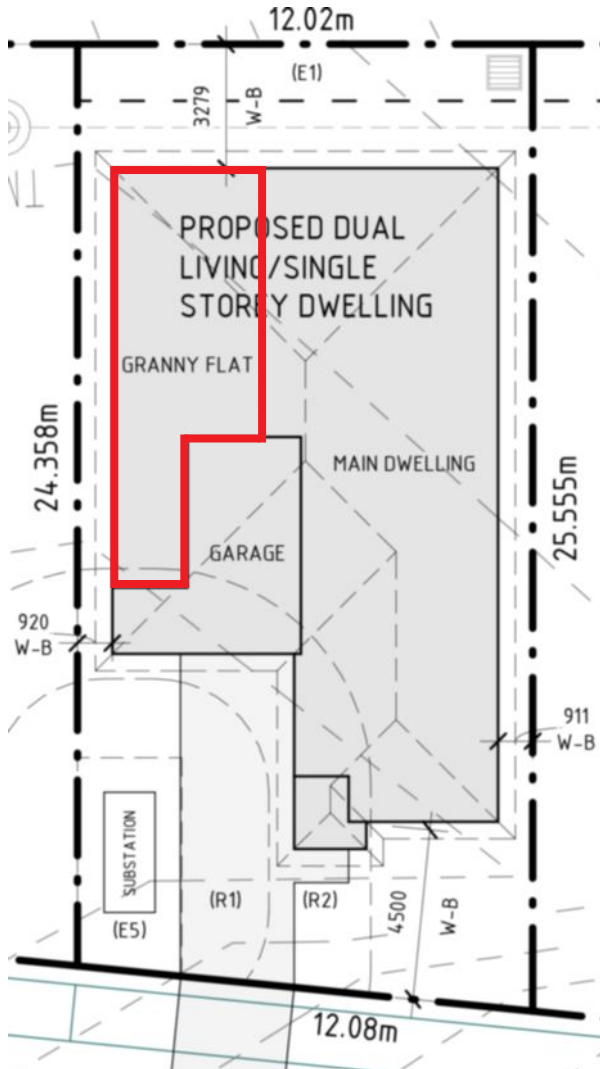


**Everyday Homes**  
Live well in every way



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AREA CALCULATIONS	
SITE AREA	300m <sup>2</sup>
GROUND FLOOR	109.20m <sup>2</sup>
GARAGE	17.19m <sup>2</sup>
PORCH	3.10m <sup>2</sup>
TOTAL HOME	120.49m <sup>2</sup>
GRANNY FLAT	34.75m <sup>2</sup>
TOTAL GRANNY FLAT	34.75m <sup>2</sup>
TOTAL HOME & GRANNY FLAT	155.24m <sup>2</sup>

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