

80 Croatia Ave
Edmondson Park

HOME AND LAND PACKAGE

DUAL LIVING Attached - Corner Block
Lot 226 Proposed Road, Edmondson Park

Complete
Living 
Package



WALKING DISTANCE TO TRAIN STATION!

Illustrative purpose only

\$949,500*

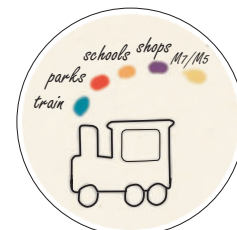
4 Bed

2 Bath

1 Car

**PLUS HUGE
GRANNY FLAT**

COREBUILD SYSTEM



INCLUSIONS - Turn-key Home and Land Package

- Fixed Site Costs
- 180 day maintenance period (double industry standard)
- 2585mm ceilings to ground floor
- Ceramic Floor tiles to open living area from builders range
- 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
- Freestanding cooktop & matching canopy rangehood
- Sheen finish kitchen cupboards
- Electric Garage Door
- Alarm
- Ducted Air Conditioning

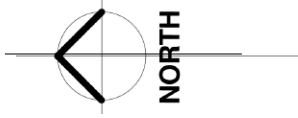


Everyday Homes
Live well in every way

Home Building
SINCE
1981

**Early Bird
Special**
SAVE \$\$\$

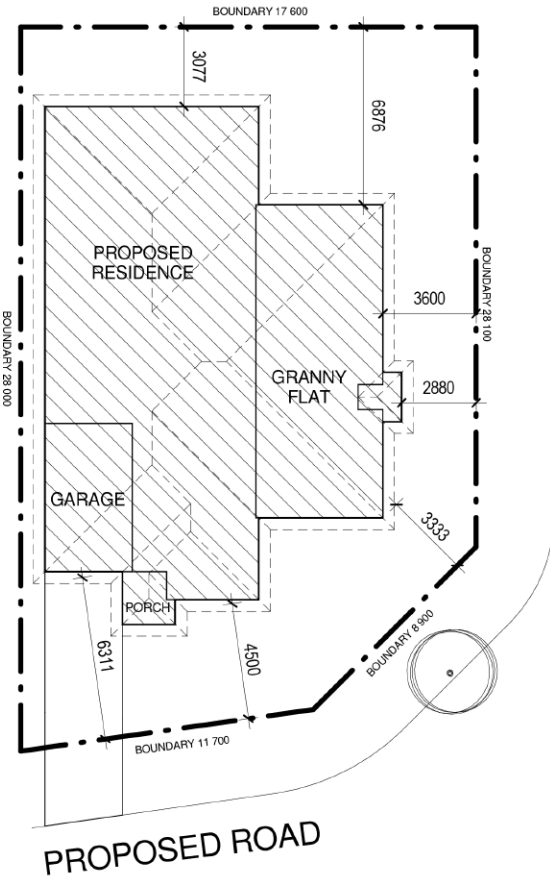
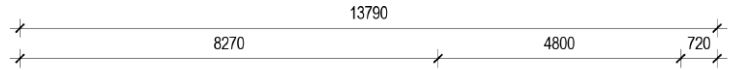
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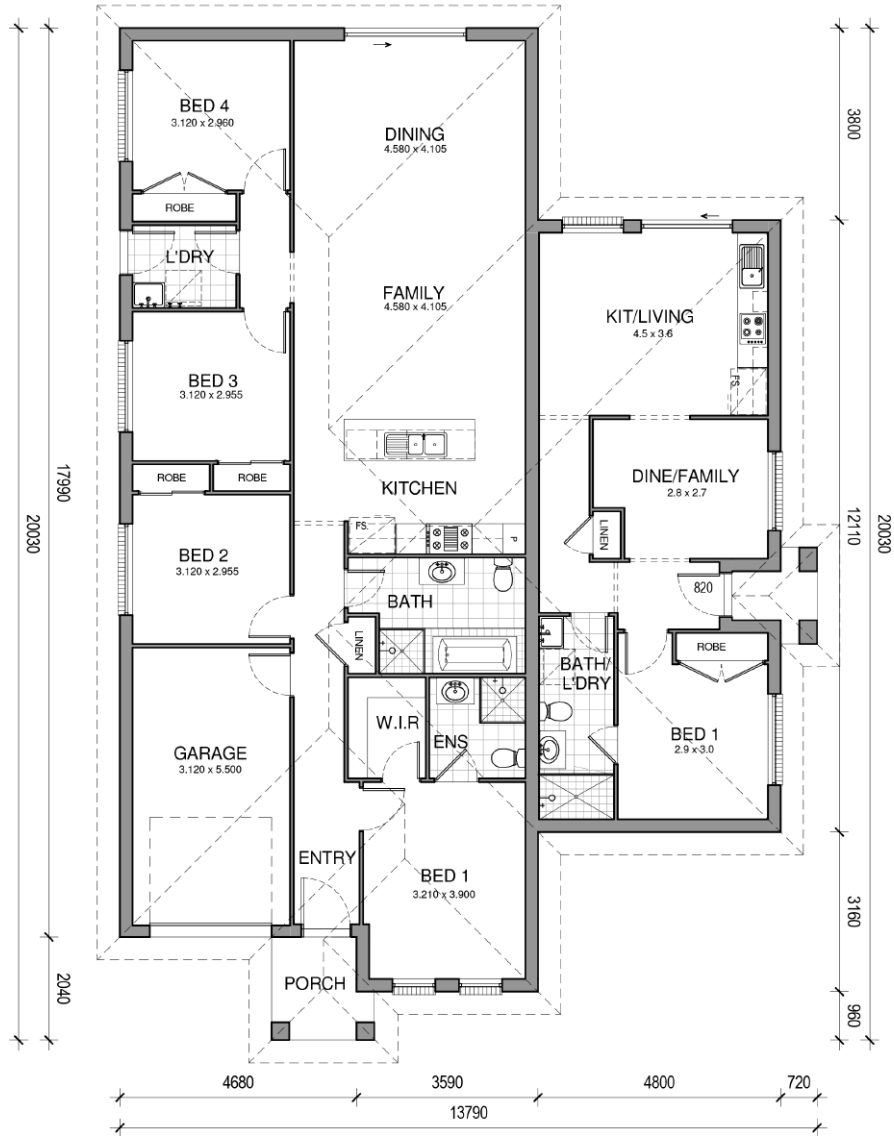
LOT 226
458.10sqm

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ROAD No.3



AREA CALCULATION

Ground Floor	131.95 m ²
Granny Flat	58.59 m ²
Garage	19.31 m ²
Home Porch	3.76 m ²
Flat Porch	2.31 m ²
TOTAL	215.92 m²

DISCLAIMER

All facades, floor plans, dimensions and illustrations are indicative only. The finishes and inclusions nominated are to be used as a guide only and purchaser is advised to refer to the land contract and or builders contract for accurate dimensions, specifications and inclusions.

Everyday Homes reserves the right to alter the plans, specifications and price without notice.

Builders Licence Number: 32307



1300 72 55 00
www.everydayhomes.com.au