

HOME AND LAND PACKAGE

Studio Apartment

Lot 1a of Lot 34 Podium Way, Oran Park



LOCATION! LOCATION! LOCATION!

INCLUSIONS – Turn-key Home & Land Package

- Fixed Site Costs
- 180 day maintenance period (double industry standard)
- Vertical blinds to all clear glazed windows
- Instantaneous Rinnai V1500 gas hotwater 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
- Semi wall hung vanities with 20mm stone top & drop in bowl
- Category 2 brick range
- 20mm stone kitchen benchtop with square edge finish
- Sheen finish kitchen cupboards
- Stainless steel appliances
- Alarm
- Electric garage door
- Split Air-conditioning
- Landscaping & fencing package

Illustrative purpose only

\$489,500

1 Bed

1 Bath

1 Car

TORRENS TITLE



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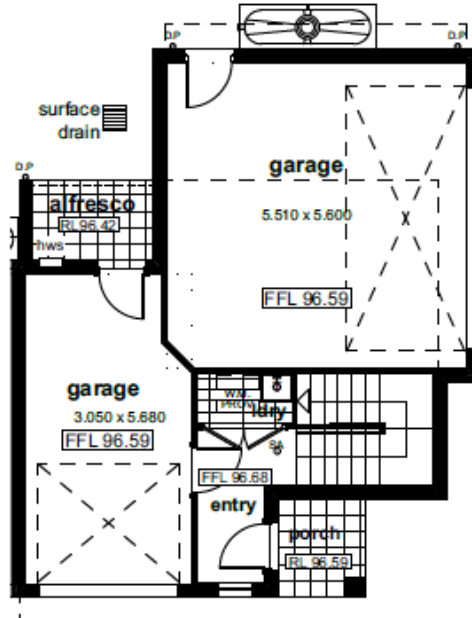
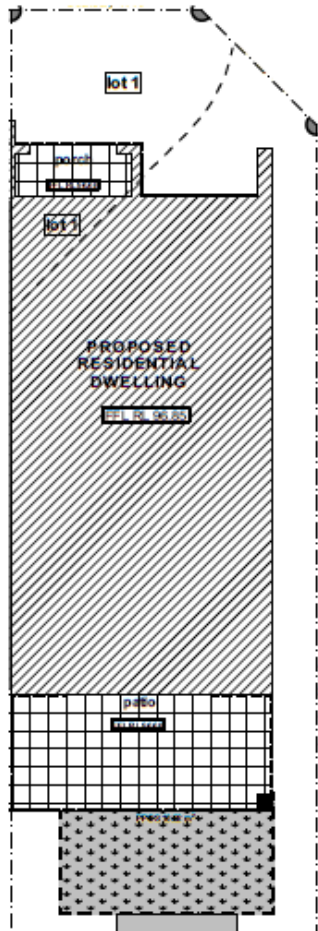


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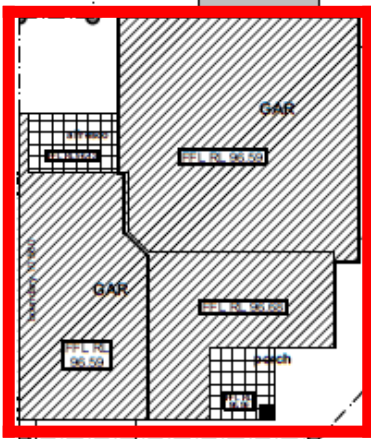
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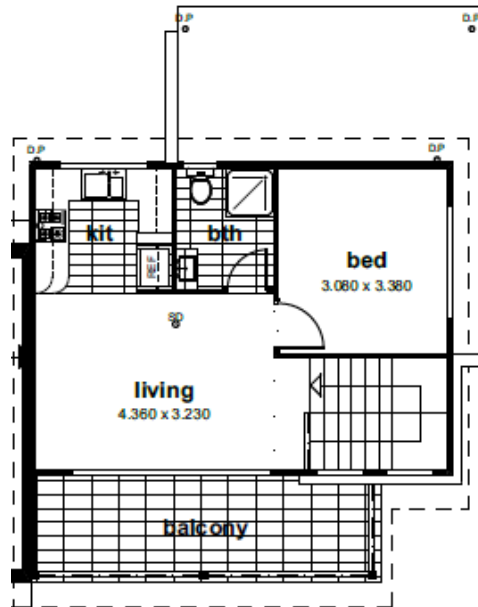


GROUND FLOOR PLAN

LOT 1	
Site Area:	272.47m ²
Ground Floor Area:	81.90m ²
Level 1 Floor Area:	78.68m ²
Porch:	3.61m ²
Alfresco:	18.79m ²
Balcony:	3.14m ²
Garage:	34.63m ²
Total Area:	220.75m²
STUDIO	
Ground Floor Area:	13.71m ²
First Floor:	43.78m ²
Patio:	3.63m ²
Porch:	2.86m ²
Balcony:	12.48m ²
Garage:	19.11m ²
Total Area:	95.55m²



SITE PLAN



LEVEL 1 FLOOR PLAN

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