

House and Land Package \$686,700

Bedroom 3 | Bathroom 2 | Garage 2



Lot 151 Hardar Way, Clyde North
House Design: Diamond 139

House Size: 188.5m²
Land Size: 358m²



Diamond

20.3 Squares Including Double Garage with Panel-Lift Door

INCLUSIONS:

- Stainless Steel 600mm Under-bench Oven
- Stainless Steel 600mm Hotplates
- Stainless Steel 600mm Sliding Range hood
- Ducted Heating to 6 Points
- Instantaneous Hot-Water Unit
- Grey-Water connection to Toilet & Laundry where available
- Dishwasher & Microwave Space
- Melamine Kitchen and Vanities
- 20mm Stone Benchtops
- Custom Made Breakfast Bar
- Overhead Cupboards
- Square Mixer taps throughout
- White bathroom and ensuite products
- Square vanity sinks
- 900 x 900 Tiled Shower to bathroom & ensuite
- Clear and pivot shower screens
- Mirrors in ensuite and bathroom
- Exhaust fans to bathroom and ensuite
- Spacious Linen Cupboard
- Walk in Robe to Master Bedroom
- Robes to bedrooms 2 and 3
- Corinthian PMAD 101 820mm Front door
- PMAD SL101 Sidelight with Clear Glass
- Alfresco Area with Plain Concrete
- Meals area with glass sliding external door
- Flush Internal doors
- Chrome Door Furniture
- Painted Skirts and Architrave
- Tiled skirts to Wet Areas
- Bayonet socket fitting to each room (globes not supplied)
- Floor Tiles to Entry, Kitchen, Family, Meals & Wet areas
- Carpet from builders' range
- Locking aluminum windows throughout
- Tiled Roof
- Colorbond fascia and gutters
- Eaves to Front & 3m Return
- Render to Pier & Garage Front
- All Plans, Specifications & Soil Report
- Engineer Class M Slab, engineered edge beams at 200mm
- Gas and Electrical underground works only
- Sewer up to 45 metres
- Storm water up to 60 metres
- Fall Allowance 300mm
- Three Month Defect Period
- Concrete pump and temporary fencing as required
- Circuit Breaker and Smoke Detector
- Garden Taps Front and Rear
- Termite Protection
- Solid Pine Frame
- Insulation as per 7 star energy rating report
- 3.5kw Solar Power
- Ten Year Structural Guarantee
- Double garage with automated front Panel door

BATT PACK INCLUDED
TICKLED-PINK PACK INCLUDED
KNOCKOUT PACK INCLUDED

*Excludes Bushfire Protection Upgrade

