



House & Land Package

\$824,209

Merimbula 24

Momentum Collection

Lot 131, Tabit Circuit, Clyde North

Title Expected February 2027

Botany Facade

4 2 2 2

House Size

24.24sq
11.1m W x 22.92m L

Block Size

400m²
12.5m W x 32m L

Standard Inclusions

- Fixed site costs
- Developers guidelines
- Choice of Included Facades
- 7 Star energy efficiency rating to all orientations

Premium Inclusions

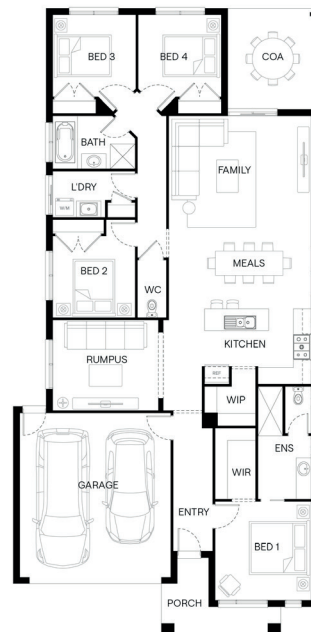
- Up to 6.6kw solar PV system and 5.0kw Inverter
- 2590mm ceilings to ground floor
- Downlights to Entry, Kitchen, Family and Meals
- Choice of Laminate or Tiled flooring to Entry, Kitchen, Family and Meals. Carpet to the remaining areas
- 900mm Upright Stainless Steel oven and cooktop
- 20mm Quantum Zero Benchtops to Kitchen, Ensuite, Bathroom and Powder Room

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