

Hickinbotham



HOUSE & LAND

\$270,351*

LOT 474

Waratah Avenue,
Penfield 'Eyre'

BLOCK SIZE: **300.00m²**
HOUSE SIZE: **146.85m²**

TOPAZ



PACKAGE INCLUSIONS:

- First Home Owners Grant available with this package!
- Generous footing allowance
- Upgraded larger Single Garage(3 x 6m internally) with 2 brick piers and 1x panel lift door
- Flooring provisions carpet to bedrooms and Timber floor boards the rest of the home
- Extra built in linen for storage in the main bathroom
- Evaporative air conditioning
- Paving to perimeter of home (1m width)
- Stormwater disposal
- Included 2400mm High ceilings
- Insulation included
- Instantaneous hot water system
- Milan semi-framless shower screens
- 1 3/4 bowl sink to kitchen
- NBN Provision
- Keylocks to sliding windows
- Exhaust fans
- Smoke detectors

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*Conditions apply. Certain elevations may not match the particular floor plan published in this package and, as such, all floor plans and elevations are for illustration purposes only. Land subject to availability. The land referred to in this promotion is not owned by us. We make no representation and, to the extent permissible at law, we disclaim all liability, as to the suitability of the land to build on, or the suitability of any house design, or otherwise. You must satisfy yourself of that by inspection, or by taking professional advice, or otherwise. Pricing is indicative only and based on standard costings. Price may vary depending on selections, engineering, council and utility requirements and adjustments to allowances. All packages subject to final council approval. Alan Hickinbotham Pty Ltd ABN 13 007 567 222, RLA 230557. Construction Services Australia Pty Ltd ABN 99 007 641 787, Building Licence G8969.