

PREMIUM COLLECTION

FIXED DESIGN - PAY ON COMPLETION*



LOT 43 DAGOSTINO STREET, AUSTRAL NSW

Aura MKII Facade

\$1,339,900



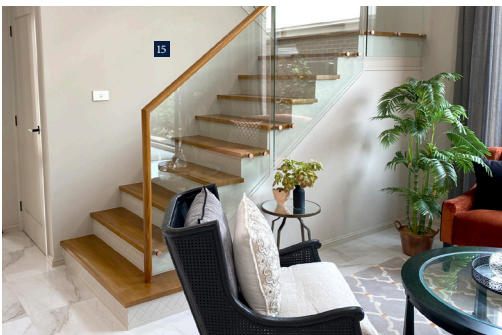
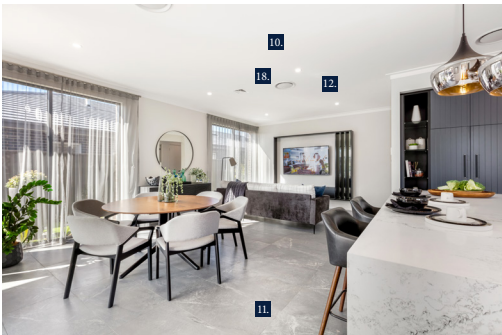
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FIRSTSTYLE
HOMES

AGENT NAME
Ph: XXXX XXXX
E: _____@firststyle.com.au

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Premium Upgrade Package



Kitchen Upgrades

1. 900mm Westinghouse Electric Oven and Gas Cooktop
2. Polyurathane - Shaker Profile Kitchen
3. Increase Overhead Cupboards
4. Water point to Fridge Space (for future connection by client)
5. 40mm upgraded Stone benchtop to kitchen
6. Increased island depth to 1200mm
7. Undermount Kitchen Sink
8. Designer Handles to kitchen
9. Integrated Rangehood

Internal Upgrades

10. 2.59m Ceilings (Ground Floor Only)
11. Selected Glazed porcelain tiles and Carpet throughout
12. 20 Downlights
13. Half Splayed Skirting and Architraves
14. Alarm System
15. Staircase Upgrade
16. Mirror Sliding Robe Doors to bed 3
17. Internal Door Upgrades
18. Fully Ducted Air-conditioning
19. Insulation to Ceiling & Walls (Except Garage)
20. Natural gas package incl. Instantaneous HWS

External Upgrades

21. LANE 600mm oval back to back pull bar with mortice lock to Front Entry door
22. Flyscreens to all openable windows
23. T2 Termite Treated Frame
24. Perimeter Termite Protection
25. Fixed price site costs & BASIX
26. Colour on concrete Driveway and Path to porch
27. Remote Control Sectional Garage Door
28. Roof sarking & Whirly birds
29. Gas point to alfresco

Laundry Upgrades

30. Laminate 1.2m laundry fitout with drop in tub & flex tap

Bathroom Upgrades

31. Full height Tiling to Master Ensuite & Bathroom
32. Freestanding Bath
33. Upgrade to Limni Toilet
34. Vanity Upgrades (Myall with Finger pull)
35. Timber look laminate (woodmatt) Vanities
36. Siema Limni basin with taphole
37. Eco Dual Shower (98750)
38. Mirage Shower Screens
39. Tiled Niches

One contract, Pay on Completion*

NOTE: Photographs are shown for illustrative purposes and may differ to products provided, including but not limited to colours, finishes and layout.

LAND SIZE: 364.2m² | HOUSE SIZE: 255.15m² | SQUARES: 27.7Sq

LOT 43
364.2m²

BDY 32.235

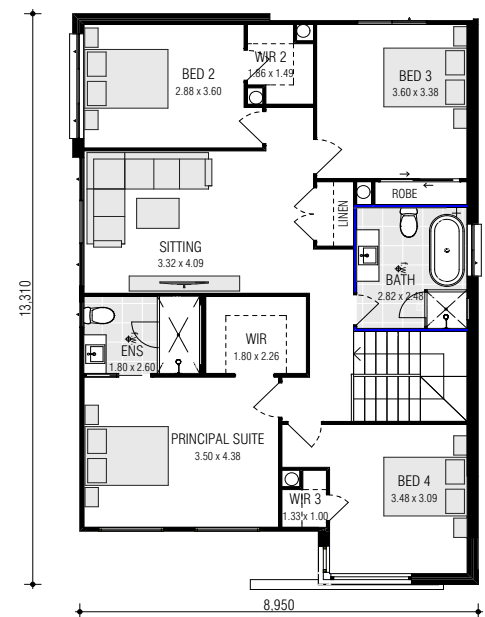
BDY 32.235

BDY 11.3

Dimensions:
 - Overall width: 12.260
 - Overall depth: 5.931
 - Porch depth: 4.500
 - Entry width: 0.950
 - Kitchen width: 1.240
 - Double garage width: 0.70

Rooms and Dimensions:
 - ALFRESCO: 2.16 x 4.32
 - KITCHEN: 4.22 x 2.95
 - DINING: 4.22 x 2.70
 - RUMPUS: 3.62 x 4.29
 - FAMILY: 3.62 x 3.18
 - L'DRY: 1.81 x 3.09
 - STUDY/GUEST: 3.46 x 3.09
 - DOUBLE GARAGE: 5.50 x 5.50
 - WIP: 1.39 x 2.83
 - PDR: 1.43 x 2.55

Other Features:
 - W.M. PROV.
 - LINEN
 - STORAGE
 - ENTRY
 - PORCH



(A) EASEMENT FOR DRAINAGE OF WATER 1.2 WIDE
(I) RESTRICTION ON THE USE OF LAND

DISCLAIMER: All plans, images and areas are indicative only. The finishes to the nominated design are to be used as a guide only. Purchases are advised to refer to the Land Contract and/or Builders Tender and Contract for precise dimensions, specifications and inclusions. Firststyle Homes reserves the right to change specifications, materials and suppliers without notice. B.L 113412C

Display Home LOCATIONS

1. LEPPINGTON

HOMEWORLD LEPPINGTON

17 Berkshire Circuit, Leppington NSW 2179

PH: 9606 4175 **E:** emeraldhills@firststyle.com.au

ON DISPLAY: Chatswood, Emerald, Riverside & Keswick

2. LEPPINGTON

LEPPINGTON LIVING

37 Moon Street, Leppington NSW 2179

PH: 9608 9777 **E:** leppington@firststyle.com.au

ON DISPLAY: Paddington & Belrose

3. COBBITTY

COBBITTY

18 Rock Fern Avenue, Cobbitty NSW 2570

PH: 7813 5306 **E:** cobbitty@firststyle.com.au

ON DISPLAY: Waverly (Dual Living), Rosewood & Sorento

4. WILTON

WILTON GREENS

4 Hepper Parkway, Wilton NSW 2571

PH: 9043 5890 **E:** wilton@firststyle.com.au

ON DISPLAY: Portofino, Evendale & Clarkson

5. MARSDEN PARK

HOMEWORLD MARSDEN PARK

27 Ellison Street Marsden Park NSW 2765

PH: 8630 0429 **E:** marsdenpark@firststyle.com.au

ON DISPLAY: Norwood & Montara

6. BOX HILL

HOMEWORLD BOX HILL

14 Noah Street, Box Hill NSW 2765

PH: 8630 2020 **E:** boxhill@firststyle.com.au

ON DISPLAY: Grantham, Avoca & Clovelly

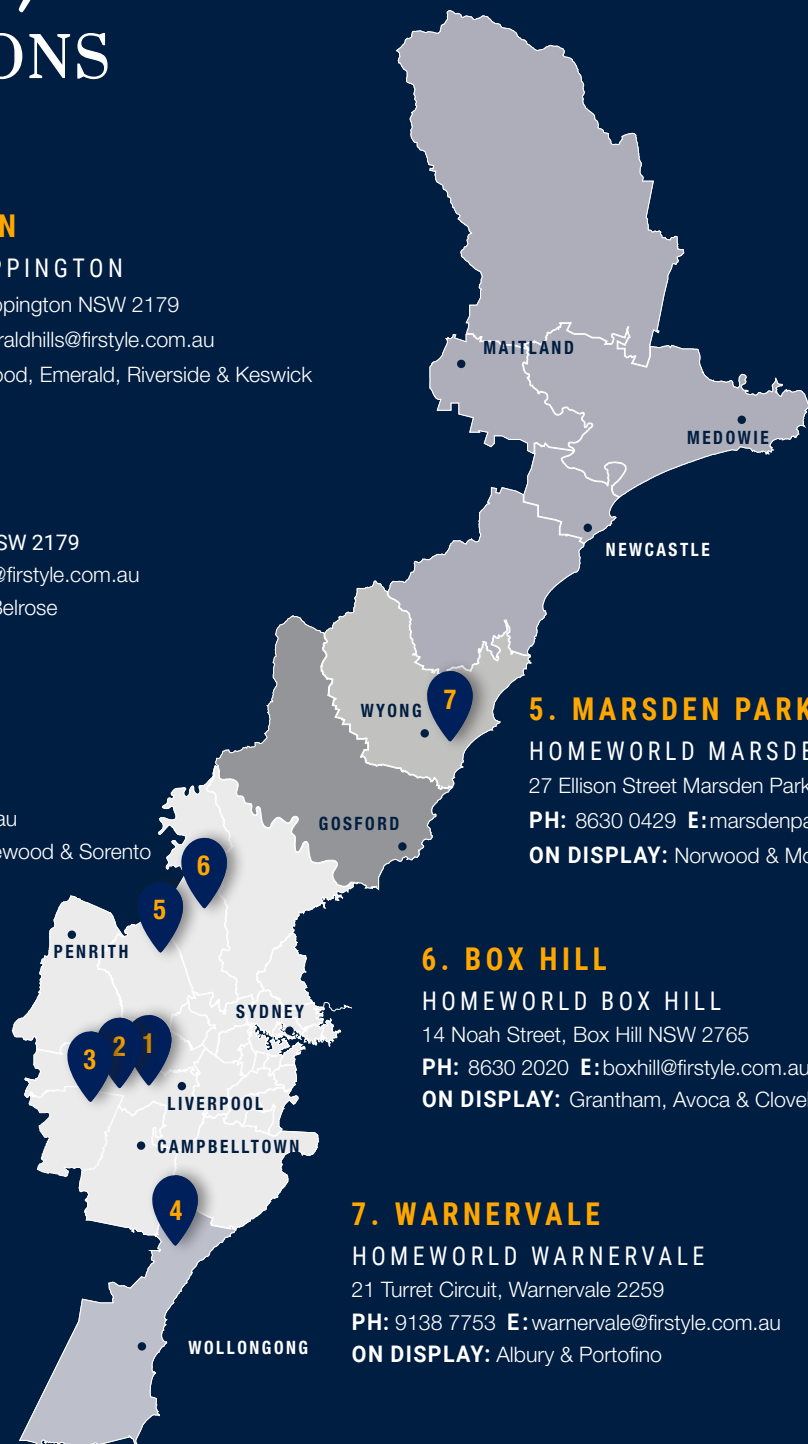
7. WARNERVALE

HOMEWORLD WARNERVALE

21 Turret Circuit, Warnervale 2259

PH: 9138 7753 **E:** warnervale@firststyle.com.au

ON DISPLAY: Albury & Portofino



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