



LOT 607 HARTLEPOOL ROAD - EDMONDSON PARK

LAND SIZE: 352.8m² | HOUSE SIZE: 218.89m² | SQUARES: 23.6 Sq

\$1,659,900

LYNBROOK 22.4 DUET MOD | GLEBE FACADE

DUAL LIVING / DUAL INCOME

- Includes attached Granny Flat
- Premium Inclusions
- Landscaping Included
- 6.6kw Solar Included

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2  1 

House and Land Packages is subject to the client entering into a Building agreement within the specified period stated in their Firststyle Homes Quotation. All prices are GST inclusive. Firststyle Homes reserves the right to change prices without notice. Items shown are indicative only and are not redeemable for cash or alternative items and may be subject to amendment without notice at the discretion of the builder. Price is fixed only once both Contract for Sale of Land and Building Contracts are exchanged. B.L.113412C



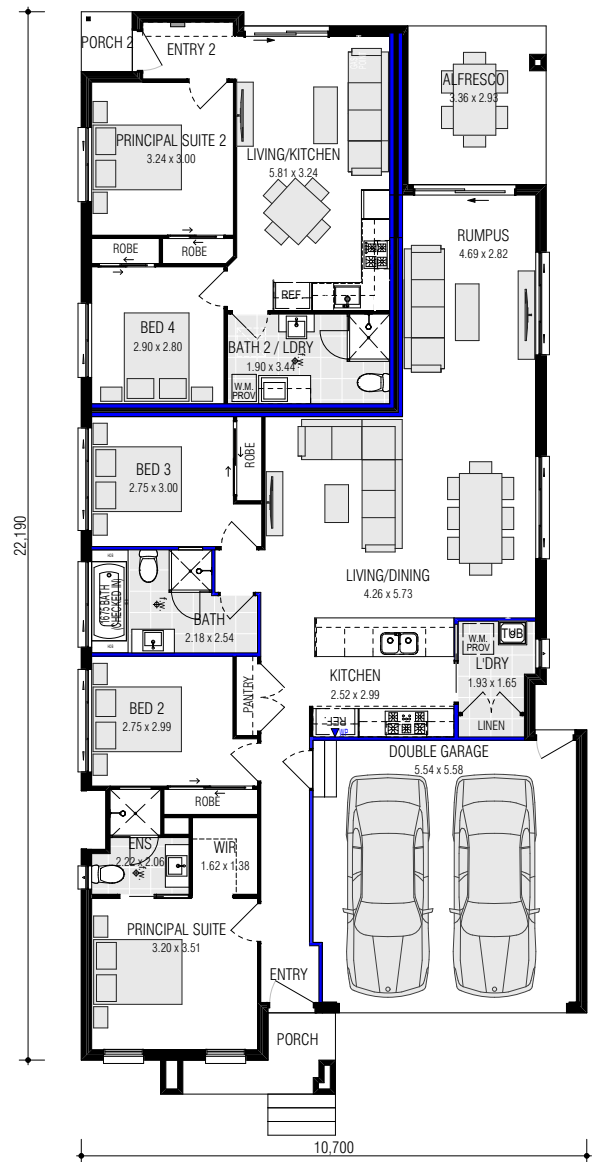
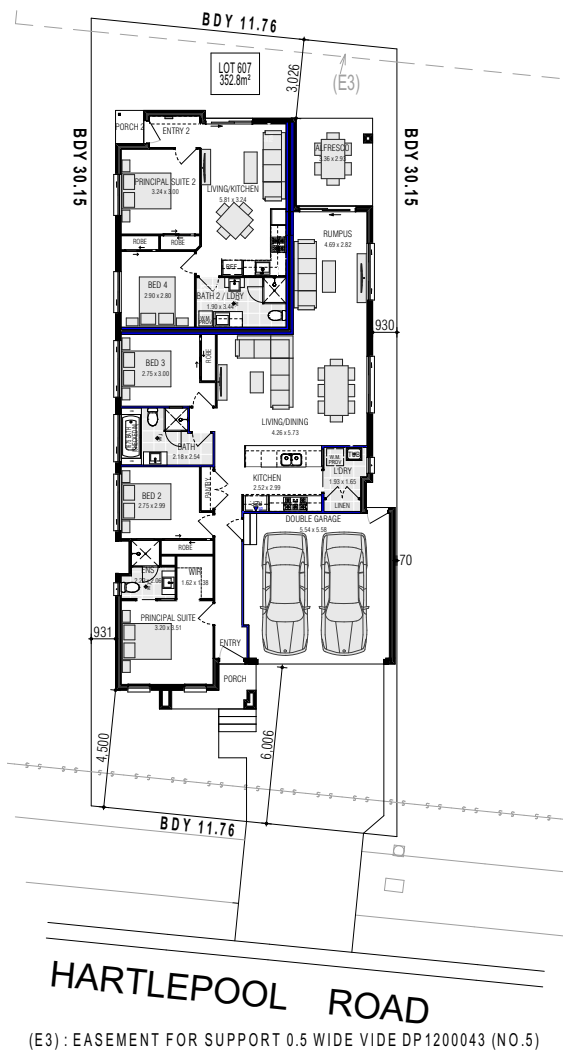
AGENT NAME

M: XXXX XXX XXX | Ph: XXXX XXXX

E: _____@firststyle.com.au

DISPLAY NAME

Display Address here



CLIENT INITIALS.....

INCLUSIONS:

- Tiling to Porch, Entry, Kitchen, Living/Dining, Rumpus & Alfresco
- Carpet to Bedrooms
- Gas Package incl. Electric Hot Water Storage System
- Fixed Site Costs & Basix Requirements
- 2.59m Ceilings (ground floor only)
- T2 Termite Treated Frame & Perimeter Protection
- Coloured concrete Driveway & Pathway to Porch
- Remote Control Panel Lift Garage Door
- Stone benchtop to Kitchen
- Westinghouse Appliances
- Alarm System
- 10 LED Downlights
- Fully Ducted Day/Night Air Conditioning
- 6.6kW Solar Panel System



PREMIUM UPGRADES

UPGRADES PLUS (main dwelling only)

- Two-tone Kitchen Cupboards
- Finger Pull to Overhead Kitchen Cupboards
- Front Door Upgrade
- Accent Internal Panel Doors
- Gloss Vanities
- Full Height Wall Tiling to Bathroom & Ensuite
- Selected Glazed Porcelain Tiles to the Main Floor Areas (500x500)
- Water Point fridge Space
- Fly screens to all openable windows

*DUAL LIVING S/S INCLUSIONS:

- Tiling to Porch, Kitchen/Living
- Carpet to Bedrooms
- Laminated Kitchen Cupboards & Benchtop
- 600mm Westinghouse appliances
- Split System Airconditioning

INCLUDED

- Fence to Side & Rear plus one Gate
- Turf to front and back
- Washed pebbles along both sides
- Letterbox
- Planting as required