

**FIXED DESIGN
ONE CONTRACT
PAY ON COMPLETION!**



ARTIST IMPRESSION ONLY. WINSTON FACADE AS ILLUSTRATED.

SANTORINI DUET 26.8 ZL

LAND SIZE: 300.3m² | HOUSE SIZE: 249.08m² | SQUARES: 26.8Sq

\$1,279,900

**WINSTON
FACADE
INCLUDED**

LOT 7 APIARY STREET - AUSTRAL (WOODLANDS ESTATE)

INCLUSIONS: (Main Dwelling Only)

- ✓ 5 Bedrooms with Double Locked-up Garage
- ✓ Tiling to Porch, Entry, Kitchen, Dining, Family & Alfresco
Carpet to Lounge, Stairs, Sitting & Bedrooms
- ✓ Natural gas package incl. Instantaneous HWS
- ✓ Fixed Site Costs & Basix Requirements
- ✓ Insulation to Ceiling & Walls (Except Garage)
- ✓ 2.59m Ceilings (Ground Floor Only)
- ✓ T2 Termite Treated Frame
- ✓ Perimeter Termite Protection
- ✓ Coloured concrete Driveway & Pathway to Porch
- ✓ Remote Control Panel Lift Garage Door
- ✓ Stone benchtop to Kitchen
- ✓ 900mm Westinghouse Appliances
- ✓ Alarm System
- ✓ 10 LED Downlights
- ✓ Fully Ducted Day/Night Air Conditioning
- ✓ **25 Years Premium Upgrades***

INCLUDED

- ✓ Fence to Side & Rear plus One Gate
- ✓ Turf to front and back
- ✓ Washed pebbles along the garage side only
- ✓ Hedging to front and side boundary
- ✓ Letterbox x 2
- ✓ Clothesline x 2
- ✓ Planting as required
- ✓ Coloured concrete along Western Side

ALSO INCLUDED

- ✓ Gloss vanities
- ✓ Gloss two-tone kitchen cupboards
- ✓ Accent Internal Panel Doors
- ✓ Full height wall tiling to Bathroom & Ensuite
- ✓ Selected Porcelain Tiles to the main floor areas (500x500)
- ✓ Capped Off Point for Fridge space
- ✓ Extra Gas Point to Alfresco
- ✓ Flyscreens to all Openable Windows
(MAIN DWELLING)

*DUAL LIVING S/S INCLUSIONS:

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



APIARY STREET

(E1) EASEMENT TO DRAIN WATER 1.2 WIDE
(E2) EASEMENT TO ACCESS & MAINTENANCE 0.9 WIDE



CLIENT INITIALS.....

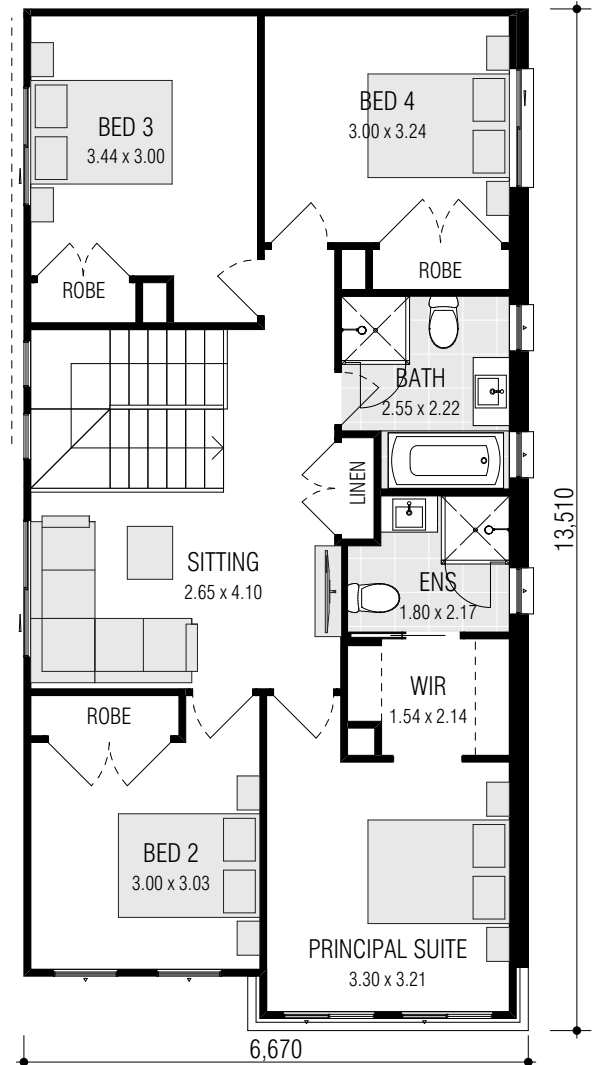
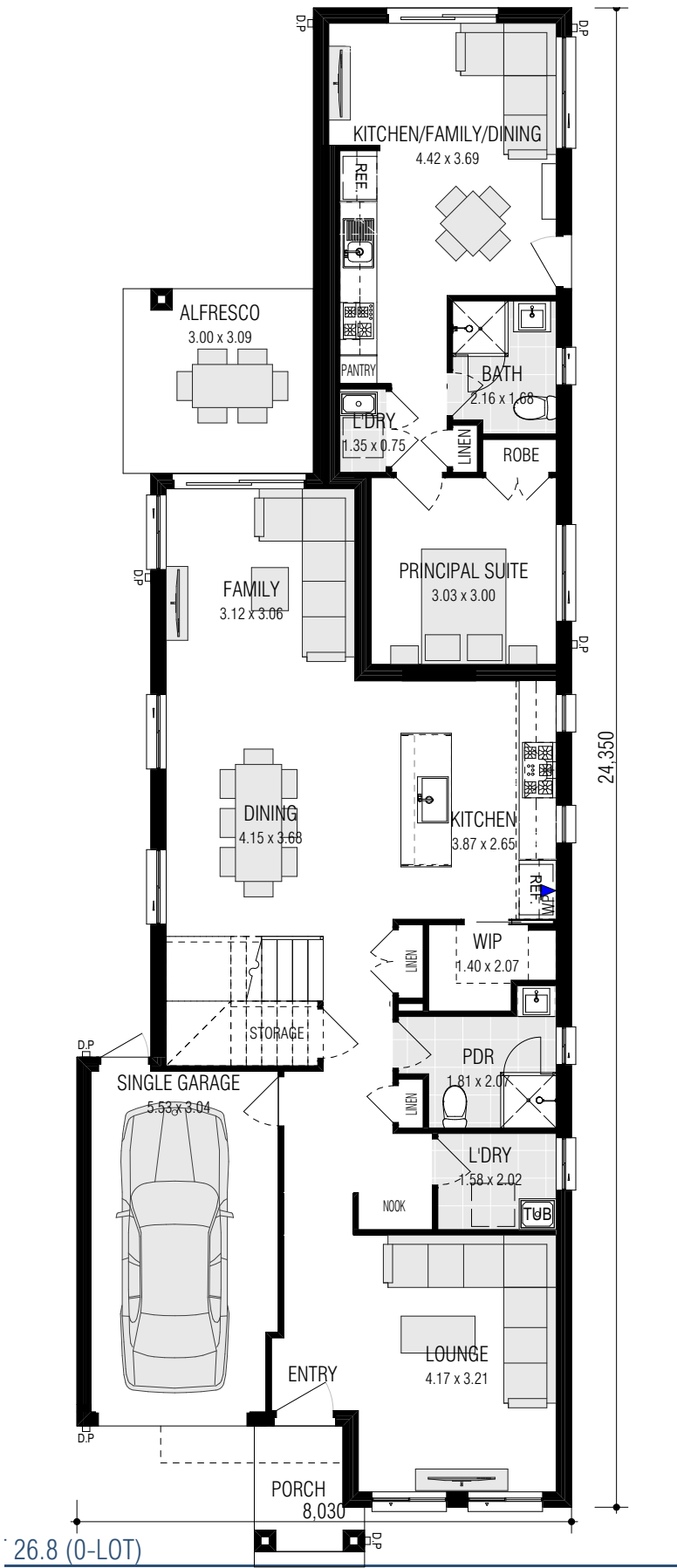
25
YEARS

PREMIUM UPGRADES

UP TO \$51,650 IN VALUE*

*Offer provides for the "Living Inclusions" as listed to all Contract Homes. The "25 Years Premium Upgrades" are only available for home designs listed on the current Firststyle Homes Price List. This offer is subject to the client entering into a Building agreement within the specified period stated in their Firststyle Homes Quotation. Offer applies to single dwelling, contract homes to standard Firststyle design. 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. This offer is not available in conjunction with any other offer and is only available to clients requesting a Quotation from 1 December 2022. B.L.113412C

Woodland
ESTATE
AUSTRAL



SANTORINI DUET 26.8 (0-LOT)

FRONTAGE REQUIRED (MINIMUM): 9.10m
 HOUSE SIZE: 249.08 m²
 SQUARES: 26.8sq
 DATE: 17/03/2023

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

Gross Areas		Gross Areas	
Ground Floor	87.90	Secondary Dwelling	42.72
First Floor	87.19		
Garage	18.81		
Alfresco	9.27		
Porch	3.19		
Totals	206.36 m²	Totals	249.08 m²

CLIENT INITIALS.....