

# HOUSE & LAND PACKAGE



LOT 812 CLARETTE DRIVE  
FLORIAN ESTATE



Austin 178 Traditional

4 bedrooms, 2 bathrooms, 1 living area, 2 cars

FIXED PRICE CONTRACT

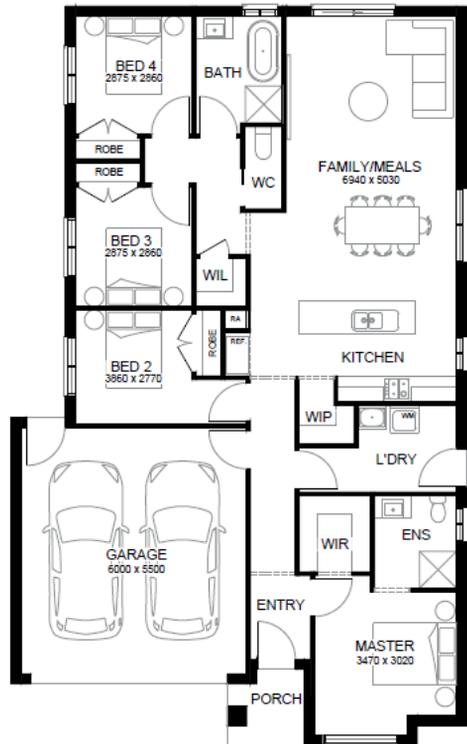
# \$681,580

Land size: 446.00 sqm

House size: 178.00 sqm

### TURNKEY INCLUSIONS

- 20MM COMPOSITE STONE BENCHTOP
- DISHWASHER - STAINLESS STEEL
- SPLIT SYSTEM AIR CONDITIONER
- COLOUR SEALED CONCRETE DRIVEWAY
- FLOORING THROUGHOUT
- DOWNLIGHTS
- FLYSCREENS
- FENCING AND LETTERBOX
- FRONT AND REAR LANDSCAPING
- ALARM SYSTEM
- AUGMENT PROMO INCLUDED



**Land Contract: \$320,000**

**Build Contract: \$361,580**

The builder reserves the right to amend specification and price without notice. All plans and facades are indicative concepts and are not intended to be an actual depiction of the building. Fencing, paths, driveway or landscaping are for illustration purposes only. All dimensions are approximate, refer to contract documentation for details. The First Home Owners Grant is a government incentive and is subject to change. VIC Builder's Licence CDB-U 50038