



WARATAH
— ESTATE AUSTRAL —

HOUSE & LAND PACKAGE

Lot 34 Proposed Road



UP TO **\$50k*** LUXURY UPGRADES
LIMITED TIME ONLY
GIVEAWAY

Illustrative purposes only

FIXED PRICE

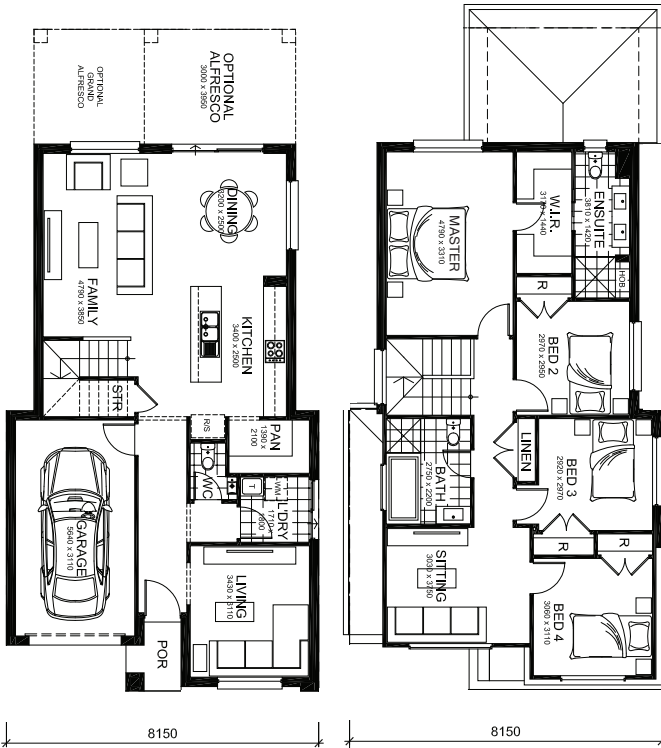
\$694,850

Land Price \$359,000
House Price \$335,850

4 2.5 1

PACKAGE INCLUSIONS

- ✓ **\$50,000 Upgrade GIVEAWAY** included for FREE
- ✓ **FREE** Ducted Actron Air Conditioning
- ✓ 20mm Caesarstone 'Standard Range' (20mm Pencil Edge) to kitchen bench tops and vanities
- ✓ Soft close hinges to kitchen drawers and cupboards
- ✓ 900mm Westinghouse Stainless Steel Appliances
- ✓ Tiles to kitchen, family, meals, hallway and alfresco
- ✓ Carpets to bedrooms + Flyscreens + Dishwasher
- ✓ Flush panel internal doors with stainless steel handles
- ✓ 2590mm ceiling height downstairs only
- ✓ T2 Termite Resistant roof trusses and wall frames
- ✓ 'Coloured On' Concrete Driveway + remote garage
- ✓ Facade upgrade FREE of Charge
- ✓ Land Size 286m² | Land Registration expected early 2021
- ✓ House Size 209.9m²



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FINALIST 2017
HIA NSW Region
Bathroom in a
Display Home

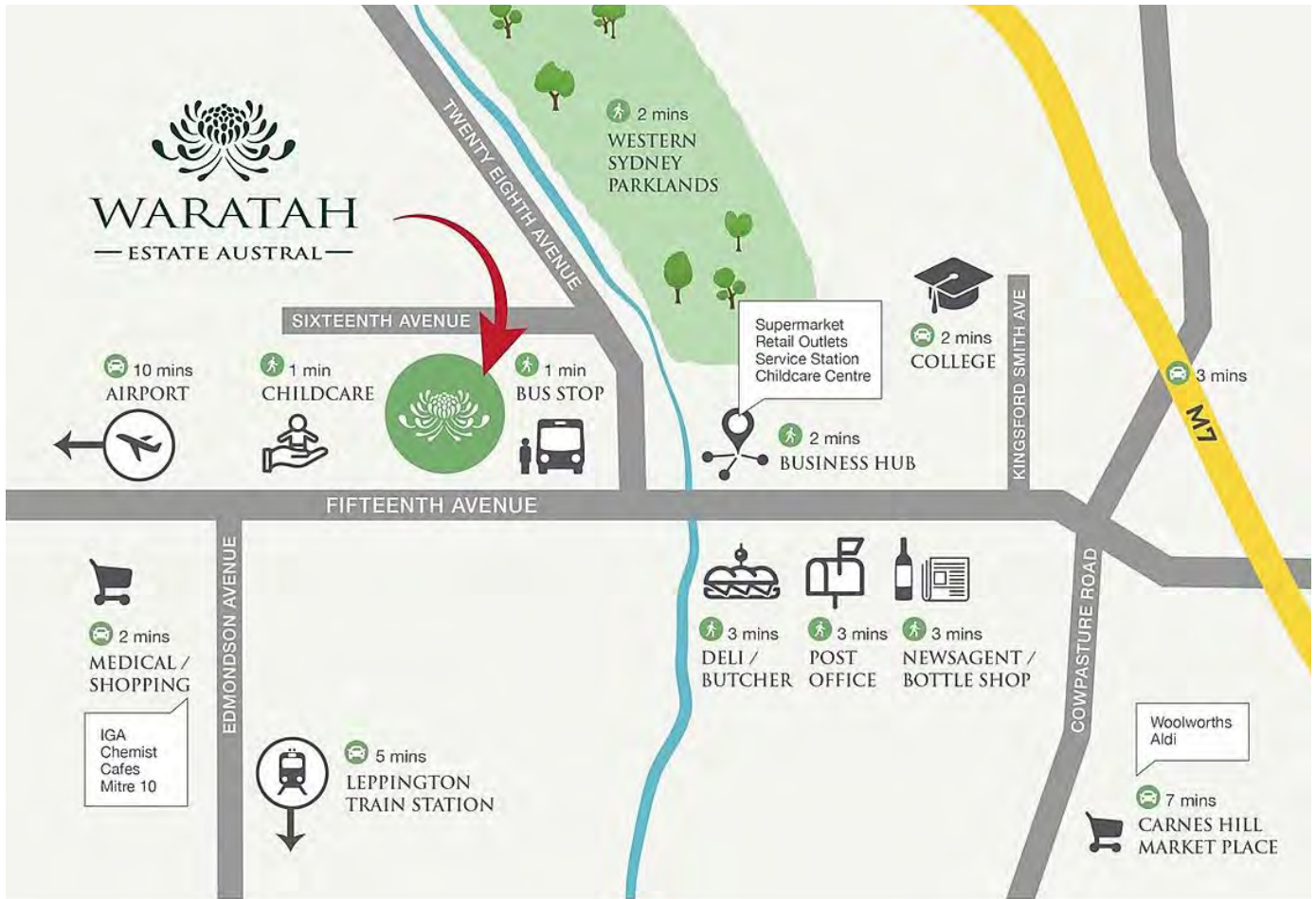


FINALIST 2018
HIA NSW Region
Custom Built Home
up to \$600,000



FINALIST 2019
HIA NSW Region
Custom Built Home
\$600,001 - \$1 million

DISCLAIMER: All images and drawings including landscape plans are for illustrative purposes only, & should be used as a guide only. Purchasers are advised to refer to the Land Contract and or Builders Tender and Contract for precise dimensions, specifications and inclusions. Brolen Homes reserves the right to revise plans, specifications, materials and suppliers without notice. BL. 268214C



SALES PLAN / STAGE 1

Waratah Estate Austral



5.1 8.7 26.7	25.7	31	361m ²	13.7	28.6	32	315m ²	11	11.2	32	46	358m ²	47	358m ²	11.2
9.2	27.5	30	250m ²	9.2		33	286m ²	10	10		45	320m ²	48	320m ²	10
9	28.3	29	251m ²	9		34	286m ²	10	10		44	320m ²	49	320m ²	10
5.7 3.3 28.6		28	257m ²	9		35	286m ²	10	10		43	320m ²	50	320m ²	10
9	28.6	27	257m ²	9		36	286m ²	10	10		42	320m ²	51	320m ²	10
9	28.6	26	257m ²	6		37	286m ²	10	10		41	320m ²	52	320m ²	10
7.6		25	372m ²	13.9 11.63		38	315m ²	11	10		40	320m ²	53	320m ²	10
8.4	22.6			8.4				10	9.4		39	301m ²	54	302m ²	9.4

Display Home Open
19 Webber Loop, Oran Park
View 7 Days 10am - 5pm



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