

REDUCED TO SELL
LIMITED OPPORTUNITY



ARTIST IMPRESSION ONLY. OXLEY BRICK FAÇADE AS ILLUSTRATED.

ALOURA 27.5

LAND SIZE: 375m² | SQUARES: 27.5 Sq

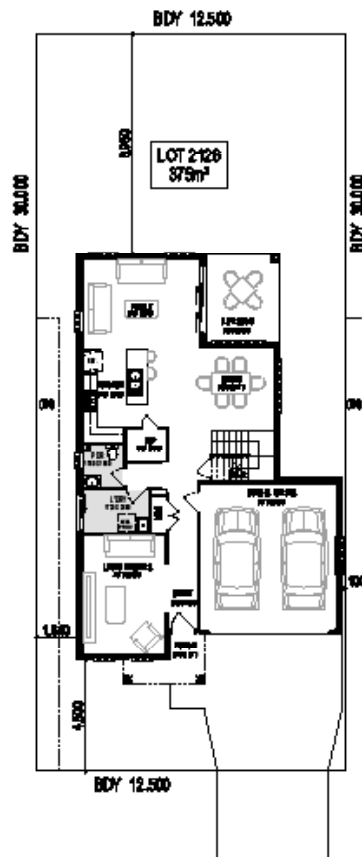
\$819,900

OXLEY BRICK
FAÇADE
INCLUDED

LOT 2126 BOLWARRA DRIVE MARSDEN PARK

INCLUSIONS:

- ✓ 4 Bedrooms with Double Locked-up Garage
- ✓ Ceramic Tiling to Porch, Entry, Kitchen, Dining, Family & Alfresco
- ✓ Carpet to Living/Theatre, Stairs, Hall, Rumpus & Bedrooms
- ✓ Natural gas package incl. Instantaneous HWS
- ✓ Fixed Site Costs & Basix Requirements
- ✓ Insulation to Ceiling & Walls (Except Garage)
- ✓ 2.59m Ceilings (Ground Floor Only)
- ✓ H2 Termite Treated Timber Frame
- ✓ Granitguard Perimeter Termite Protection
- ✓ Coloured concrete Driveway & Pathway to Porch
- ✓ Face Brick Letterbox
- ✓ Turf and Planting to Front Yard
- ✓ Remote Control Panel Lift Garage Door
- ✓ Stone benchtop to Kitchen & 900mm Westinghouse Appliances
- ✓ Alarm System
- ✓ 10 LED Downlights
- ✓ Video/Audio Intercom System
- ✓ Fully Ducted Day/Night Air Conditioning
- ✓ *Style UPGRADES**



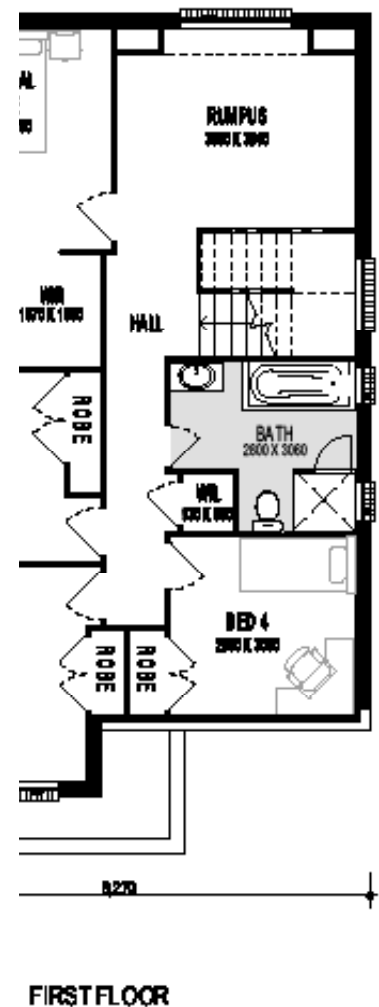
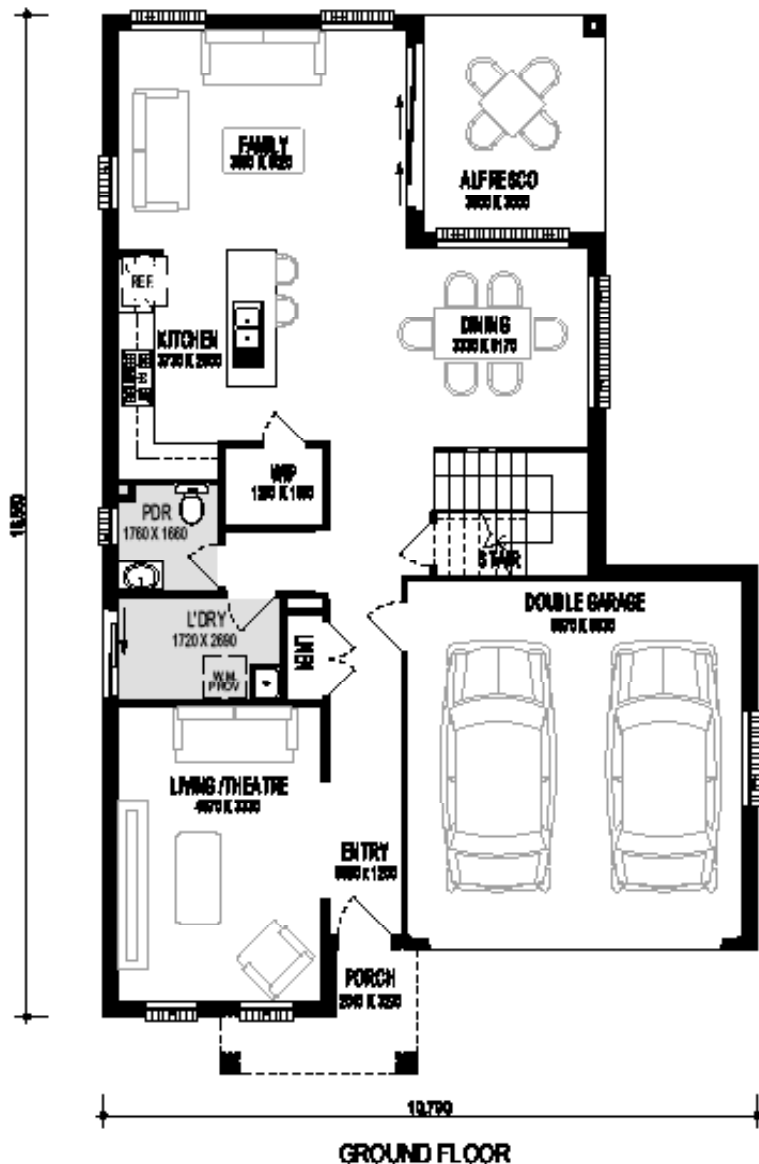
BOLWARRA DRIVE

SEE ENDEAVOUR FOR ACCESS AND MAINTENANCE SIGN WIDE



Over **\$32,000*** of Upgrades Included

*Offer provides for the "Living Inclusions" as listed to all Contract Homes. The "Style 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 April 2017 B.L.113412C



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- **FRONTAGE REQUIRED (MINIMUM):** 13m • **HOUSE SIZE:** 255m² | **SQUARES:** 27.5 Sq • **INCLUDED:** Alfresco Dining

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.L113412C 270917