

Albury - SERIES -













	ALFRESCO 3.12 x 2.76 BED 4 3.05 x 2.71 LINEN BED 2 3.05 x 2.71	FRONT
18,590	LIVING / DINING 5.76 x 5.70 BED 3 2.84 x 3.08 WIP 2.06 x 1.78 DOUBLE GARAGE 5.51 x 5.50 WIR 1.82 x 1.63 PRINCIPAL SUITE 3.30 x 3.45 PORCH	
	10,790	

18,350	BED 2 2.90 x 3.07 LINEN LORY LORY
+	10,670

Total	187.77m ²
Porch	2.84m ²
Alfresco	8.61m ²
Garage	32.83m ²
Ground Floor	143.49m ²

















Ground Floor

Garage Alfresco Porch Total

FITS ON 12.5m **BLOCKS**

Albury 21.2

ALFRESCO

3.21 x 3.07

2.24 x 1.30

BED 4

3.14 x 3.00

LIVING / DINING 6.36 x 5.85

00

KITCHEN

2.57 x 3.60

DOUBLE GARAGE

BED 2

3.14 x 2.80

1.60 x 2.80

BATH

2:36 x 2.80

BED 3

3.00 x 3.17

THEATRE

3.52 x 3.49

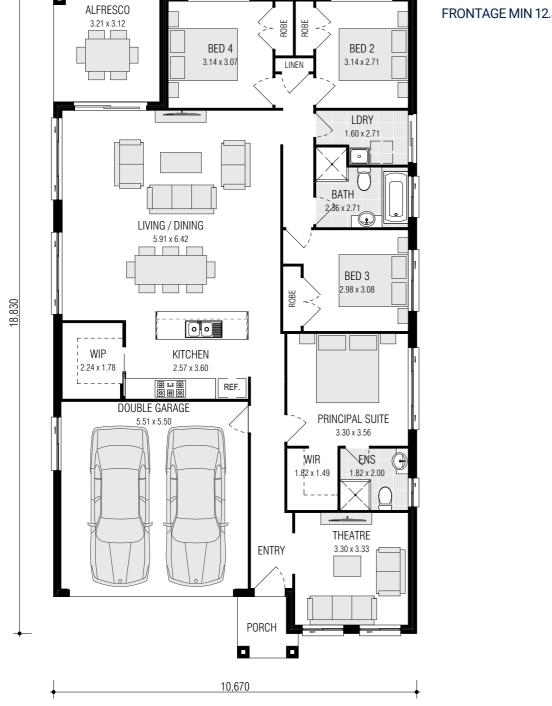
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PRINCIPAL SUITE 3.54 x 3.33

FITS ON 12.5m BLOCKS







Garage 33.11m² Alfresco 9.92m² Porch 2.84m²	Total	197.06m ²
	Porch	2.84m ²
Garage 33.11m ²	Alfresco	9.92m²
	Garage	33.11m ²
Ground Floor 151.19m ²	Ground Floor	151.19m²

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DISCLAIMER: Photographic design) to the standard features, furnishing, to the Builders Tend

X

10,670





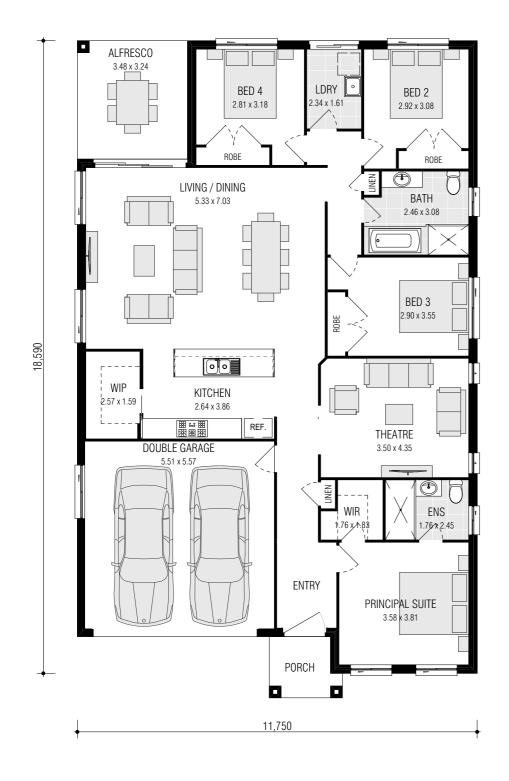


10.02m²	DISCLAIMER: Photographs & Graphic impressions are representative only to finishes available and may not reflect the finish (Display Homes may vary based design) to the standard design and may also depict fixtures, finishes & features not supplied by Firstyle Homes such as, but not limited to, landscaping & outdoor.
2.84m ²	design) to the standard design after imay asso depict includes, initiatives a features in its applied by insigner insigner insigner in its openior by insigner insigner insigner, but including the factor features, furnishing, decorative fleens, window furnishing. Dimensions are approximate only and may vary according to façade, purchasers are advised to re to the Builders Tender and Contract for precise dimensions, specifications and inclusions. Firstly Homes reserves the right to revise specifications, inclusion materials and suppliers without notice. Firstly Homes Py Ltd ARD 95 087 773 779 BL 113412C
106 27m²	

150.68m²

4 <u>2</u>





Total	213.89m ²
Porch	3.49m ²
Alfresco	11.28m ²
Garage	33.23m ²
Ground Floor	165.89m²











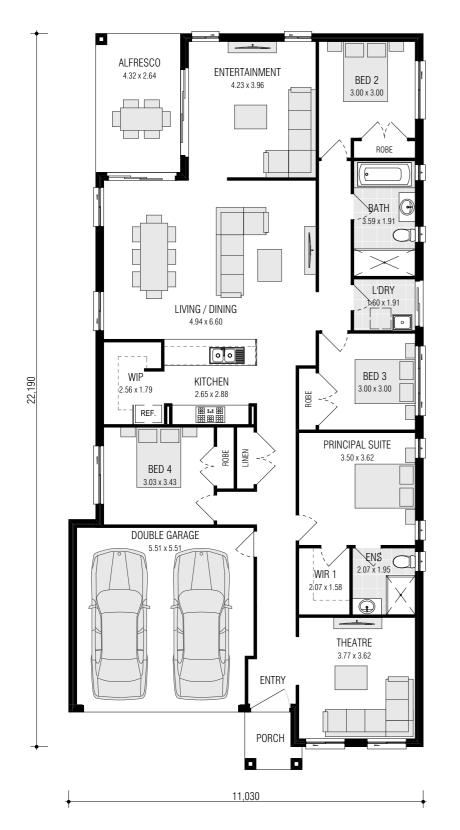




Albury 24.5 ZERO LOT

FITS ON 12.5m BLOCKS





Total	227.40m ²
Porch	2.81m ²
Alfresco	11.40m²
Garage	32.80m ²
Ground Floor	180.39m ²



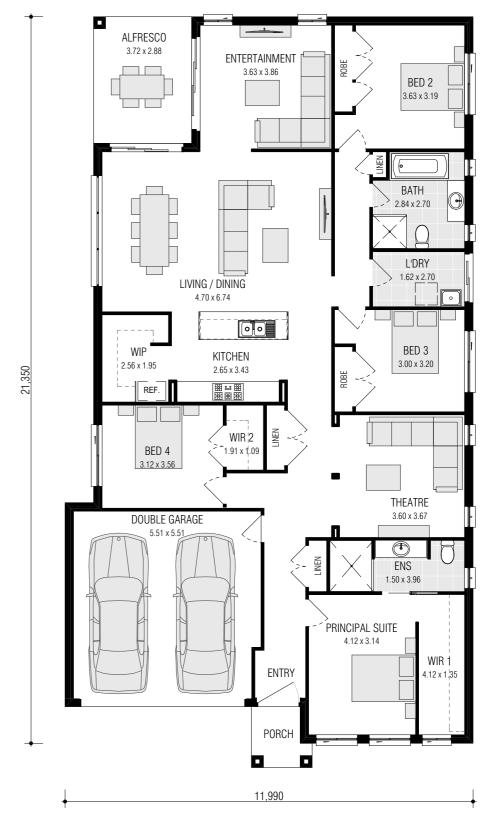




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Albury 25.8 ZERO LOT





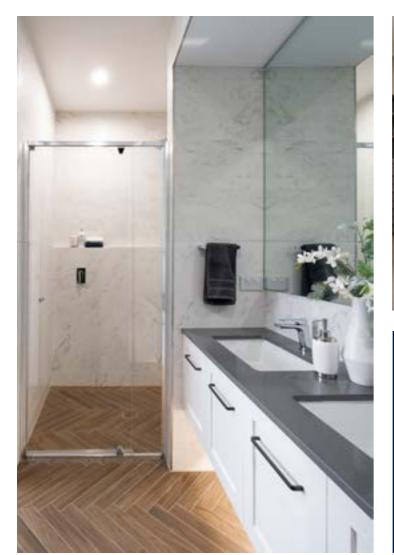
Ground Floor 193.01m² Garage 32.80m² Alfresco 10.71m² Porch 2.81m²	Total	239.33m ²
Garage 32.80m ²	Porch	2.81m ²
	Alfresco	10.71m ²
Ground Floor 193.01m ²	Garage	32.80m ²
	Ground Floor	193.01m ²







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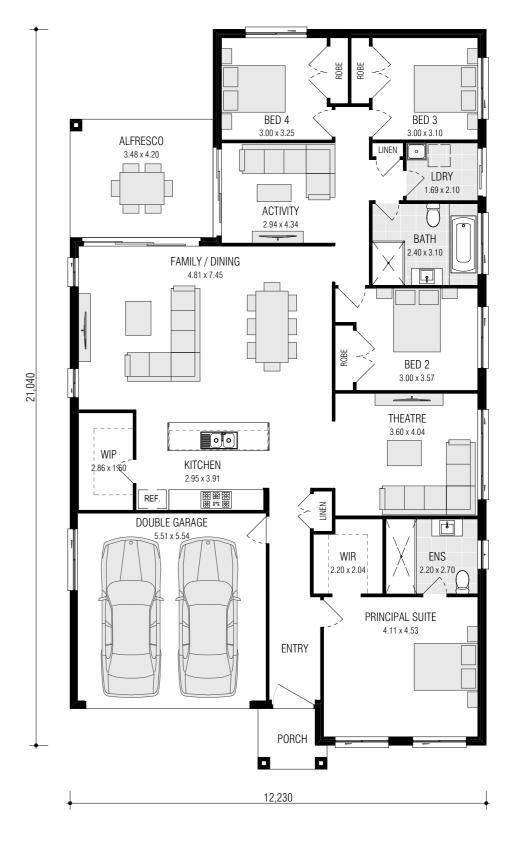






Albury 26.0





Total	241.70m ²
Porch	3.24m ²
Alfresco	14.62m ²
Garage	33.06m ²
Ground Floor	190.78m ²





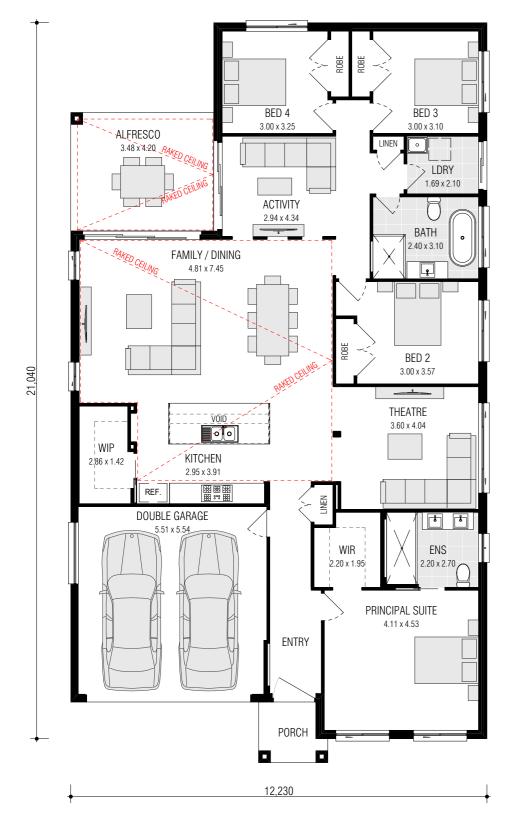




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Albury 26.0 DISTINCT







Ground Floor 190.78m² Garage 33.06m² Alfresco 14.62m² Porch 3.24m²	Total	241.70m ²
Garage 33.06m ²	Porch	3.24m²
_	Alfresco	14.62m ²
Ground Floor 190.78m ²	Garage	33.06m ²
0 15	Ground Floor	190.78m ²

4









Distinct Upgrades

- Feature Raked Ceiling to the Family, Dining, Kitchen and Alfresco including angled window
- 1200 wide island bench to the Kitchen (no curve)
- Freestanding Bath to Bathroom
- 1200 single bowl vanity to Bathroom
- 1500 double bowl vanity to Ensuite
- Shower niche to each shower (2)
- Feature Wall Openings to Living Room/Activity Room
- Feature Niche to the Entry
- Feature Niche to the Kitchen/WIP wall

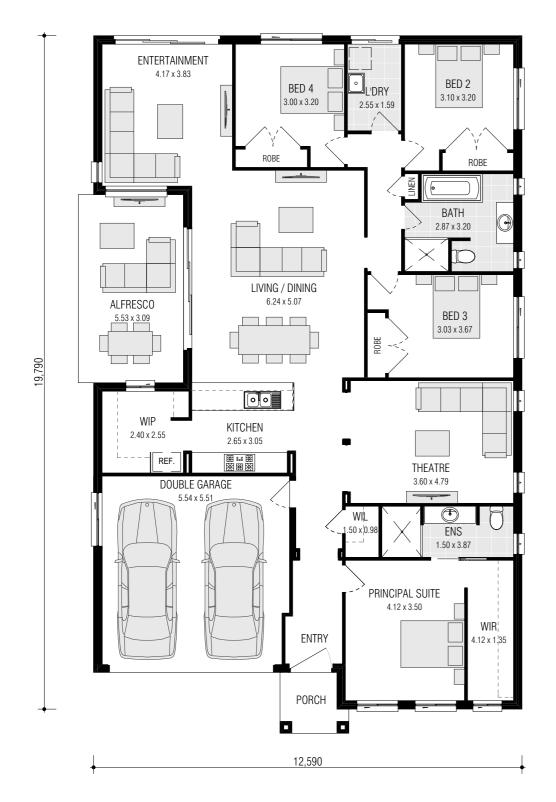






Albury 27.1





Total	247.16m ²
Porch	3.24m ²
Alfresco	17.09m ²
Garage	32.85m ²
Ground Floor	193.98m²

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	ALFRESCO 3.72 x 3.72 ENTERTAINMENT 3.63 x 4.22 BED 2 3.63 x 3.19
	LIVING / DINING 4.70 x 7.58
21,350	WIP 2.56 x 2.00 KITCHEN 2.65 x 3.60 BED 3 3.00 x 3.82 WIR 2 1.91 x 1.09 WIR 2 3.00 x 3.80 WIR 2 3.03 x 1.35 WIR 1 3.03 x 1.35
	DOUBLE GARAGE 5.54 x 5.51 ENS 1.50 x 3.96 THEATRE 3.60 x 4.58
+	PORCH

Garage 32.76m ² Alfresco 12.50m ² Porch 2.81m ²	Total	251.33m²
Garage 32.76m ²	Porch	2.81m²
	Alfresco	12.50m ²
G10u11u F1001 203.20111 ²	Garage	32.76m ²
Cround Floor	Ground Floor	203.26m ²





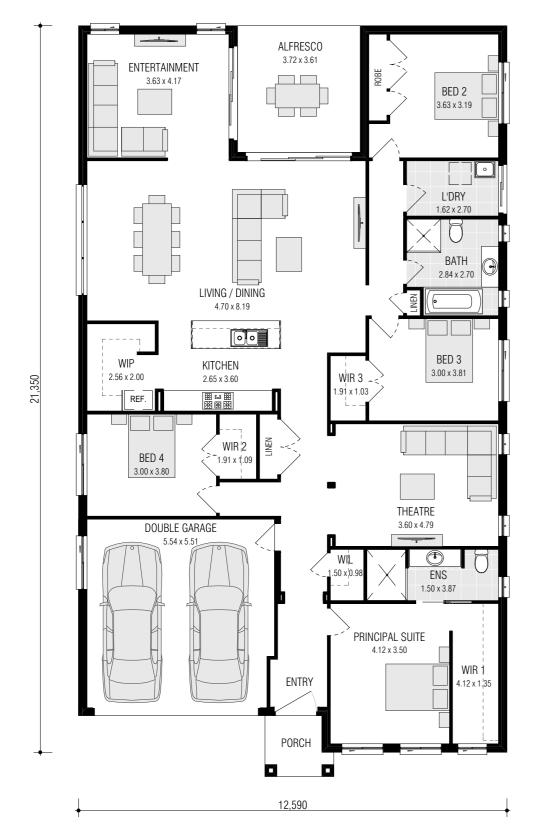


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Albury 28.5 MKII





Total	264.31m ²
Porch	3.24m ²
Alfresco	13.43m ²
Garage	32.85m ²
Ground Floor	214.79m ²









•		ALFRESCO 3.72 x 3.72	EN	TERTAINMENT 3.63 x 4.47	BED 2 3.63 x 3.19
alteri altre positi	rate sco		LIVING / DINING 4.70 x 8.19		BATH 2.84 x 2.70 L'DRY 1.62 x 2.70
21,350	1	WIP 2.56 x 2.00 REF. BED 4 3.00 x 3.80	KITCHEN 2.65 x 3.60 図 2.65 x 3.60 図 2.83 図 図 図 2.3 Z 図 2.3 Z 図 2.3 Z 図 2.3 Z Z Z Z Z Z Z Z Z Z Z Z Z Z Z Z Z Z Z		BED 3 3.00 x 3.81
		DOUBLE O		ENTRY	THEATRE 3.60 x 4.79 WIL 1.50 x 0.98 ENS 1.50 x 3.87 PRINCIPAL SUITE 4.12 x 3.50 WIR 1 4.12 x 1,35
+	. +			PORCH 12,590	

Garage 32.85m² Alfresco 13.43m² Porch 3.24m²	
Garage 32.85m ²	
Ground Floor 214.79m ²	

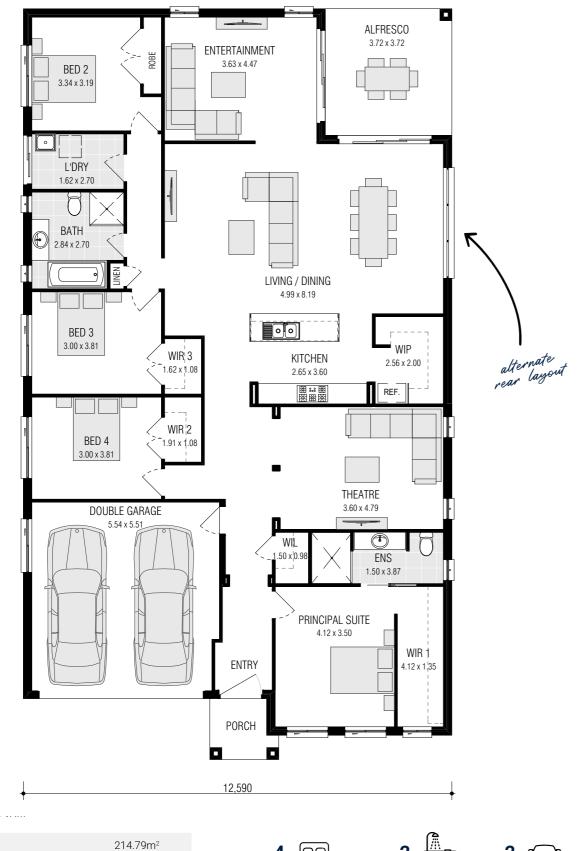






Albury 28.5 MKIII





 Garage
 32.85m²

 Alfresco
 13.43m²

 Porch
 3.24m²

264.31m²

Ground Floor

Total

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Facade Options





ASPEN

DUNE





BROOKLYN

CAPRI





GLEBE

MAGNOLIA





NEW TRADITIONAL

SUMMIT - ON DISPLAY WARNERVALE

ALSO AVAILABLE: Alta, Armitage, Chelsea, Hunter, Macquarie, Nuvo, Sorell, Stratton, Temora & Yarra. Please ask our team if you are interested in more choices.

Display Home **LOCATIONS**

1. LEPPINGTON

HOMEWORLD LEPPINGTON

17 Berkshire Circuit, Leppington NSW 2179

PH: 9606 4175 E:emeraldhills@firstyle.com.au

ON DISPLAY: Chatswood, Emerald, Riverside & Keswick

2. LEPPINGTON

LEPPINGTON LIVING

37 Moon Street, Leppington NSW 2179 PH: 9608 9777 E:leppington@firstyle.com.au

ON DISPLAY: Paddington & Belrose

3. COBBITTY

COBBITTY

18 Rock Fern Avenue, Cobbity NSW 2570 PH: 7813 5306 E: cobbitty@firstyle.com.au

ON DISPLAY: Waverly (Dual Living), Rosewood & Sorento

PENRITH

WILTON GREENS

4. WILTON

4 Hepper Parkway, Wilton NSW 2571

PH: 9043 5890 E:wilton@firstyle.com.au

ON DISPLAY: Portofino, Evendale & Clarkson

5. MARSDEN PARK

MAITLAND

HOMEWORLD MARSDEN PARK

MEDOWIE

NEWCASTLE

27 Ellison Street Marsden Park NSW 2765

PH: 8630 0429 E:marsdenpark@firstyle.com.au

ON DISPLAY: Norwood & Montara

6. BOX HILL

GOSFORD

SYDNEY

HOMEWORLD BOX HILL

14 Noah Street, Box Hill NSW 2765

PH: 8630 2020 E:boxhill@firstyle.com.au ON DISPLAY: Grantham, Avoca & Clovelly

7. WARNERVALE

HOMEWORLD WARNERVALE

21 Turret Circuit, Warnervale 2259

PH: 9138 7753 E: warnervale@firstyle.com.au

ON DISPLAY: Albury & Portofino





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