

Emerald

- SERIES -

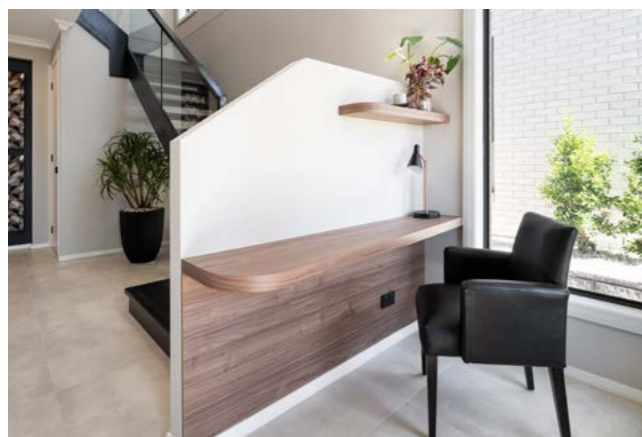


Newstead Facade



on display

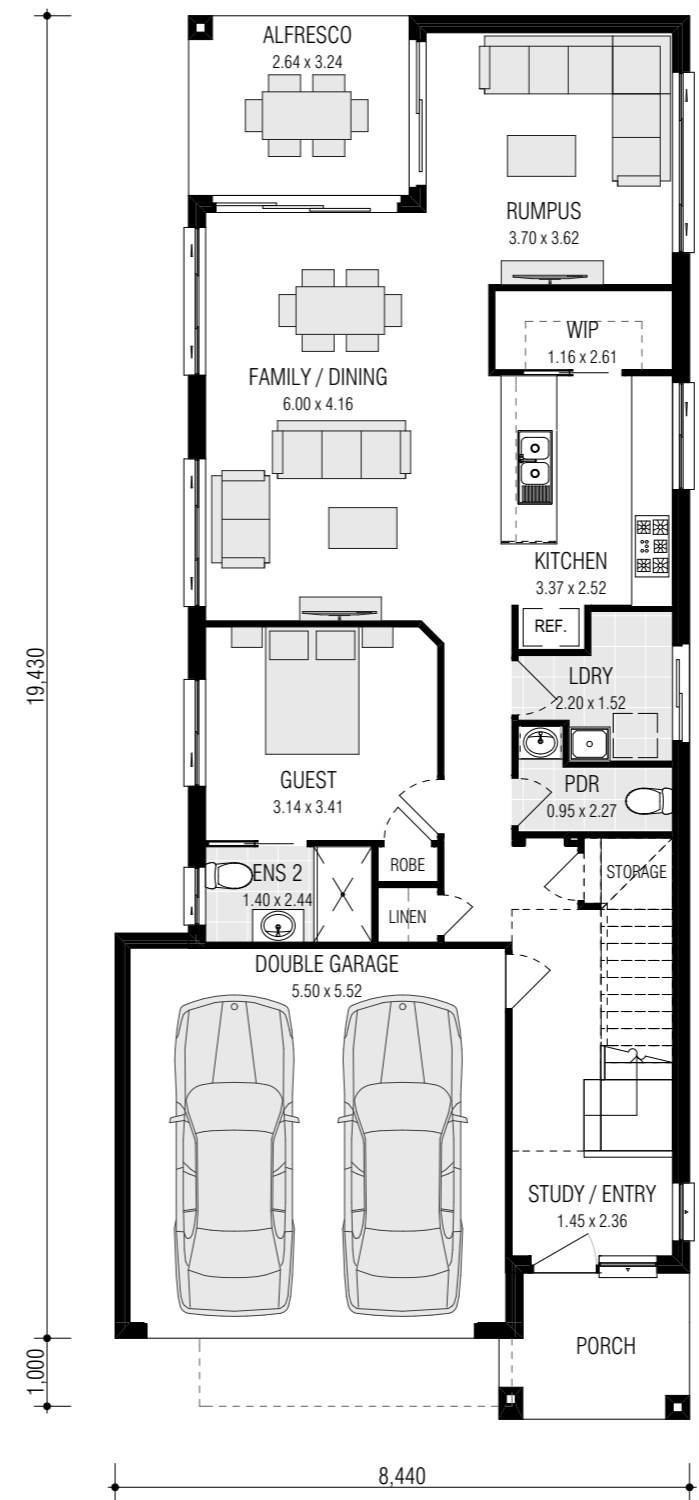
67 BERKSHIRE CIRCUIT, LEPPINGTON



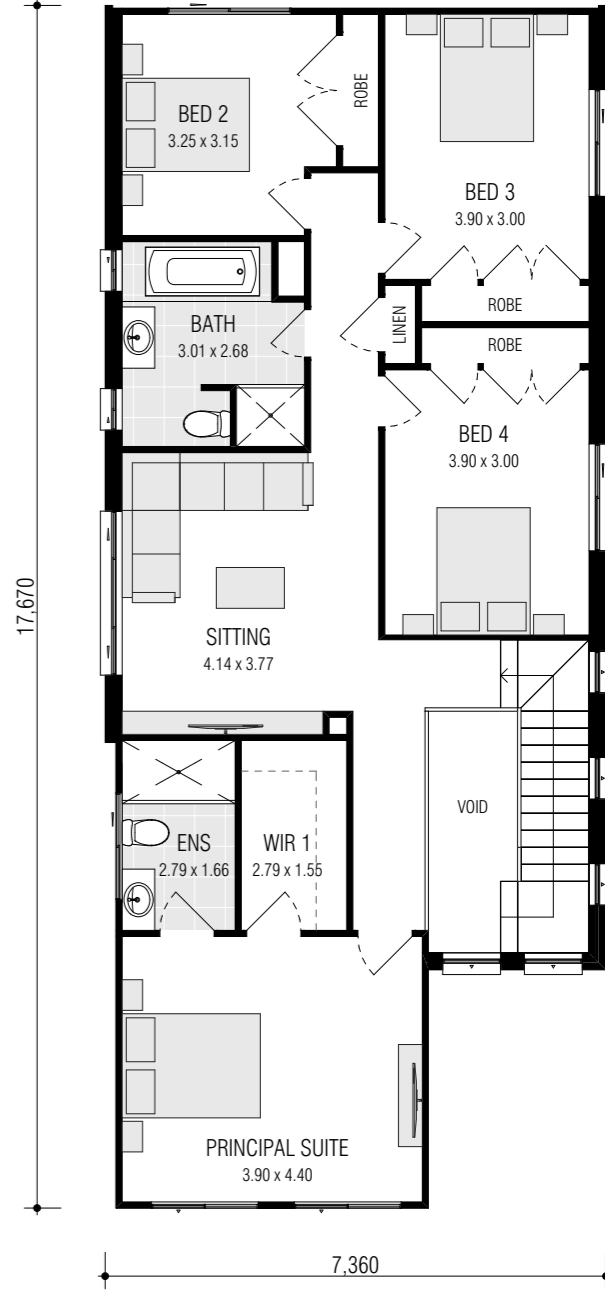
Emerald 29.3 ZERO LOT

FITS ON
10m
BLOCKS

FRONTAGE MIN 9.84m



Ground Floor



First Floor

Ground Floor	105.16m ²
First Floor	119.53m ²
Garage	33.37m ²
Alfresco	8.55m ²
Porch	5.68m ²
Total	272.29m²

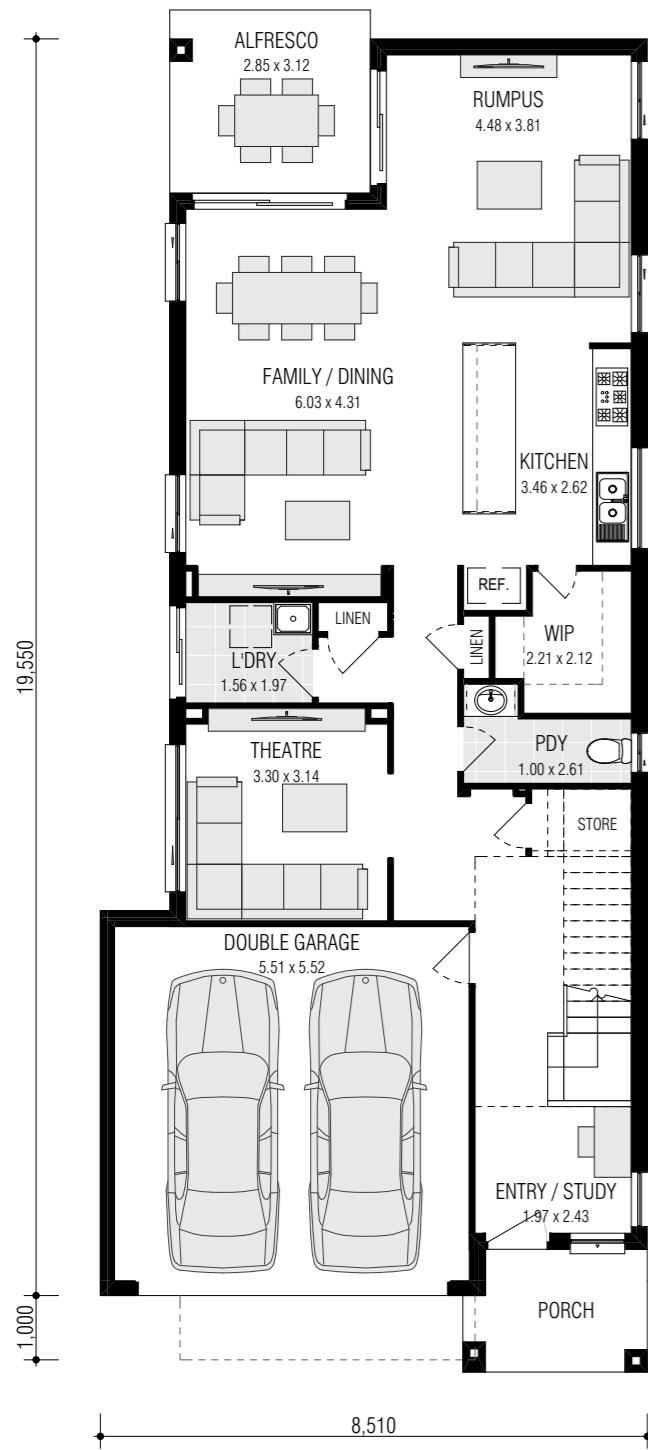
5 4 2

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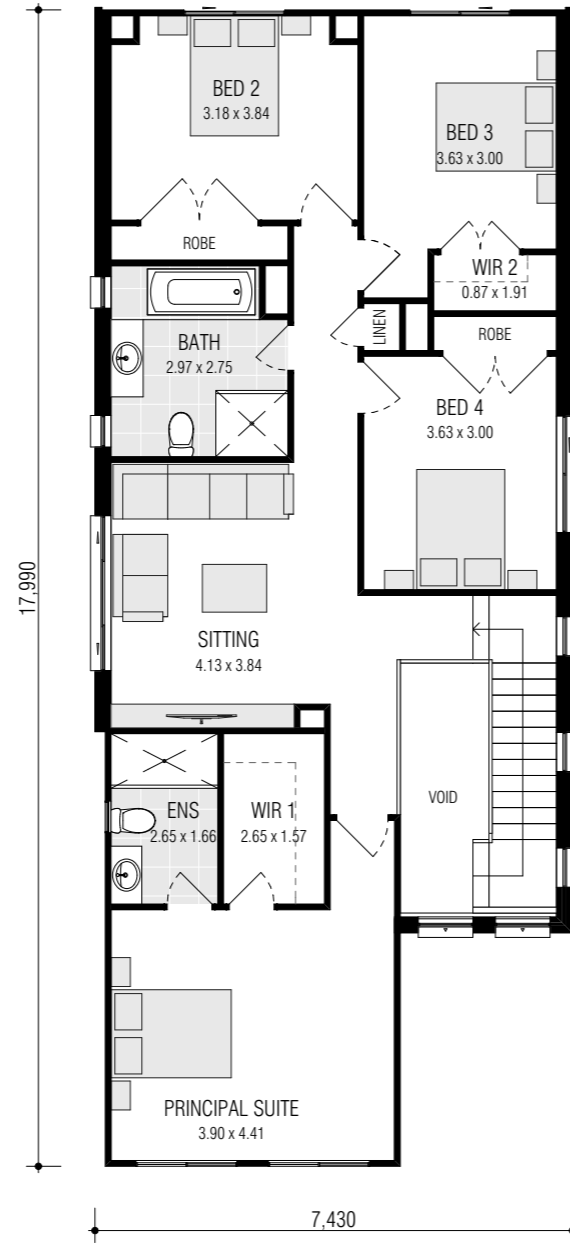
Emerald 30.0 ZERO LOT

FITS ON
10m
BLOCKS

FRONTAGE MIN 9.91m



Ground Floor



First Floor

Ground Floor	108.28m ²
First Floor	122.86m ²
Garage	33.40m ²
Alfresco	9.64m ²
Porch	5.23m ²
Total	279.41m²

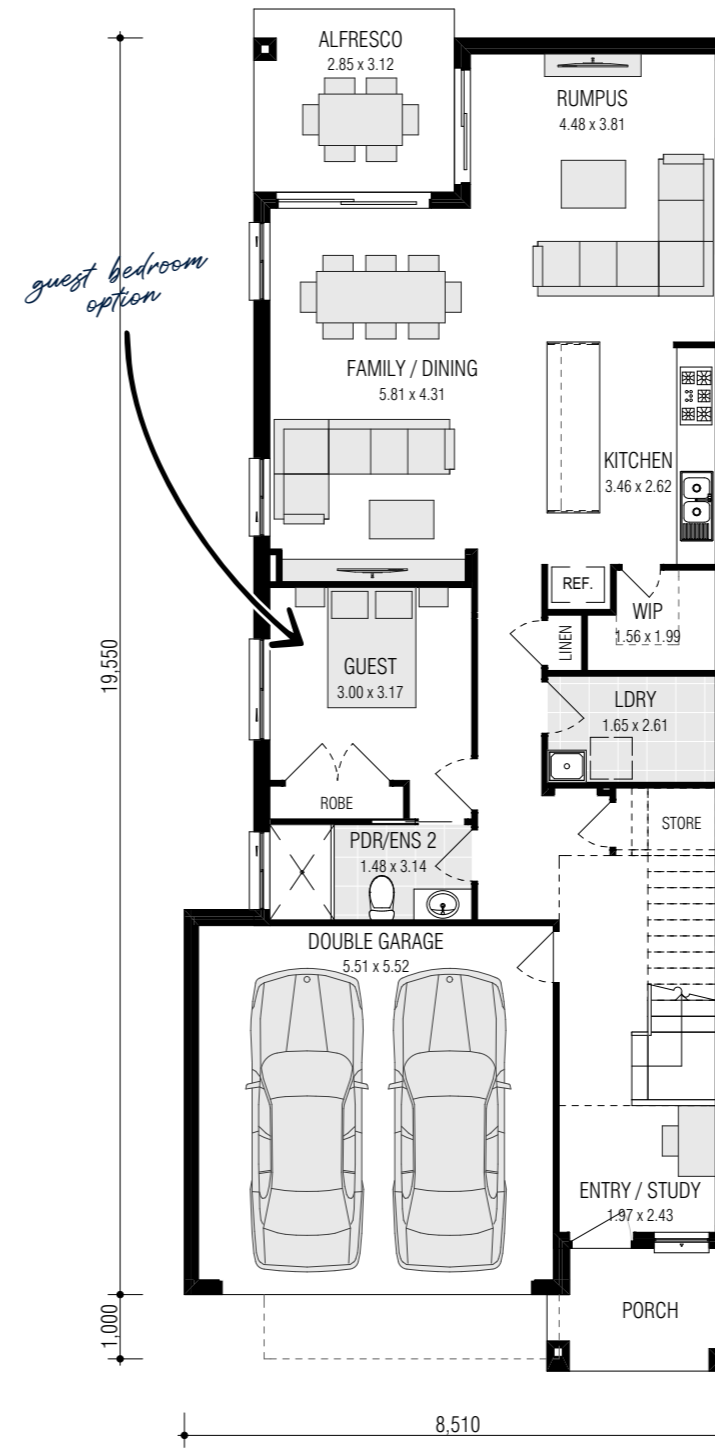


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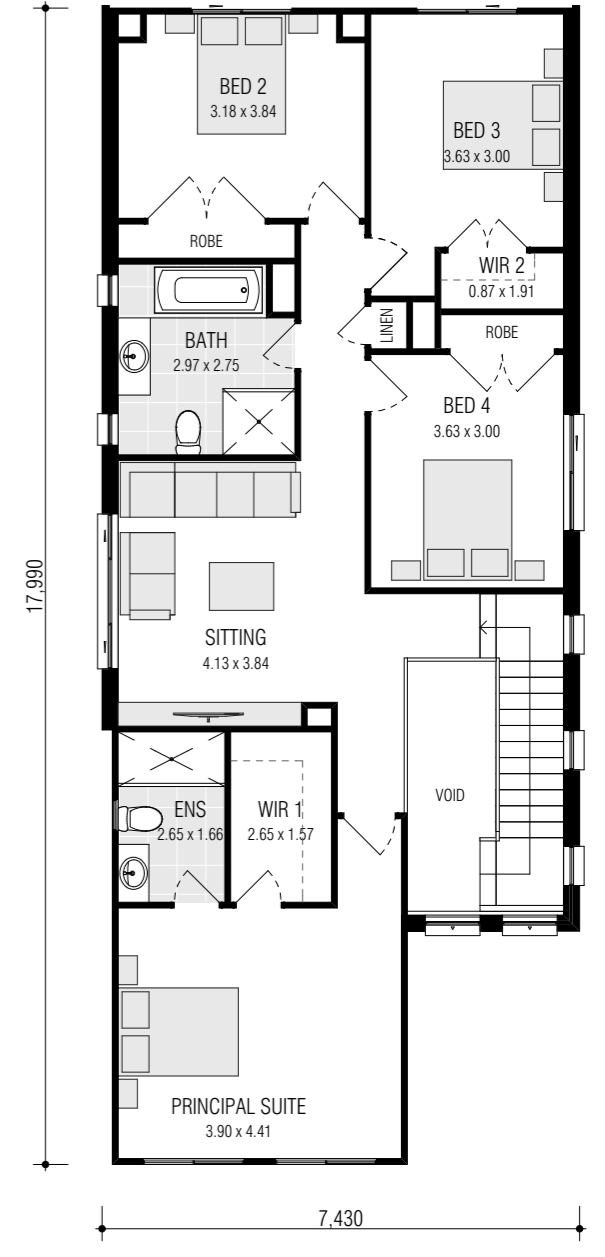
Emerald 30.0 MKII ZERO LOT

FITS ON
10m
BLOCKS

FRONTAGE MIN 9.91m



Ground Floor



First Floor

Ground Floor	108.28m ²
First Floor	122.86m ²
Garage	33.40m ²
Alfresco	9.64m ²
Porch	5.23m ²
Total	279.41m²

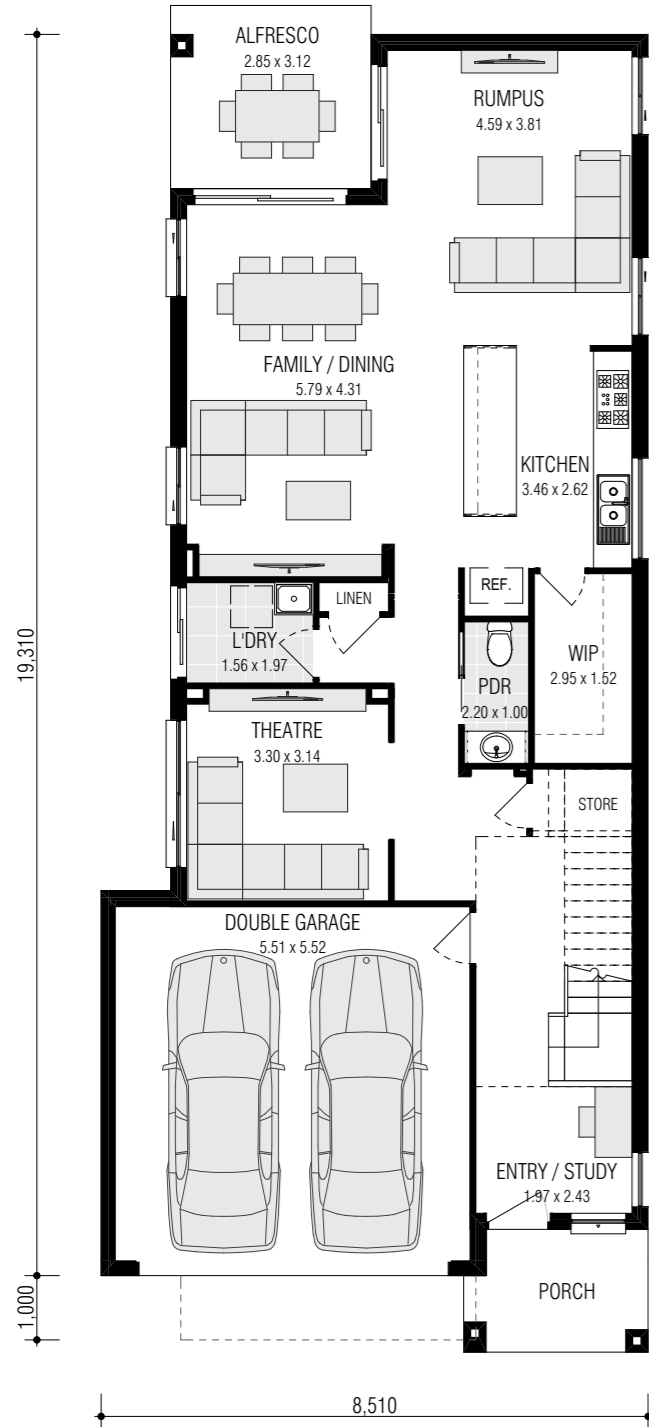


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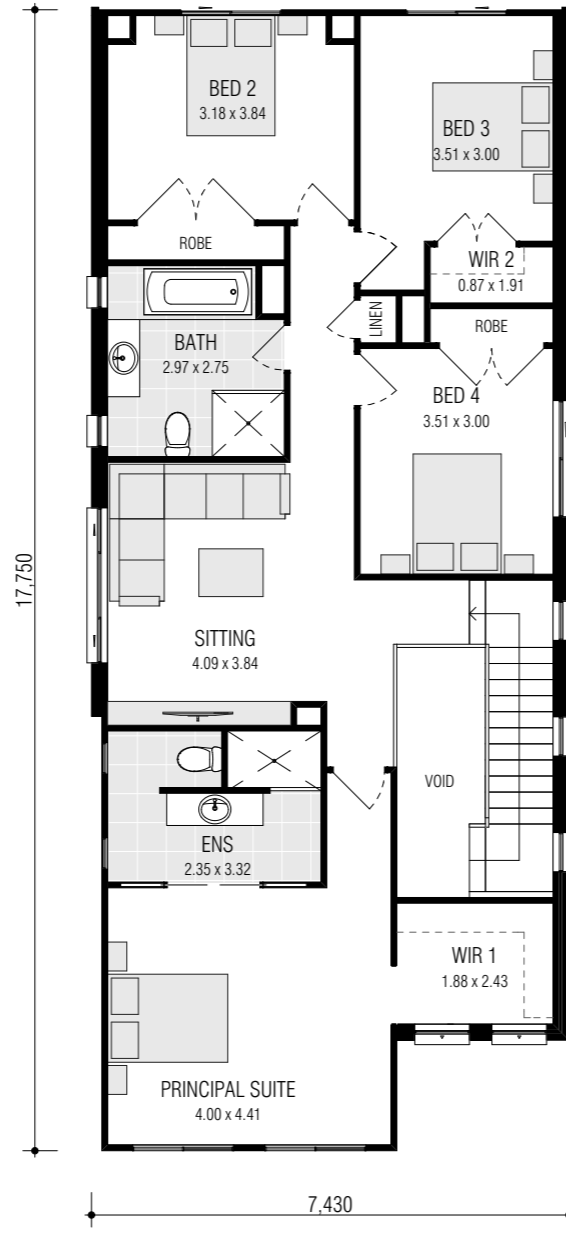
Emerald 30.2 ZERO LOT

FITS ON
10m
BLOCKS

FRONTAGE MIN 9.91m



Ground Floor



First Floor

Ground Floor	107.24m ²
First Floor	126.19m ²
Garage	33.40m ²
Alfresco	8.89m ²
Porch	5.23m ²
Total	280.95m²

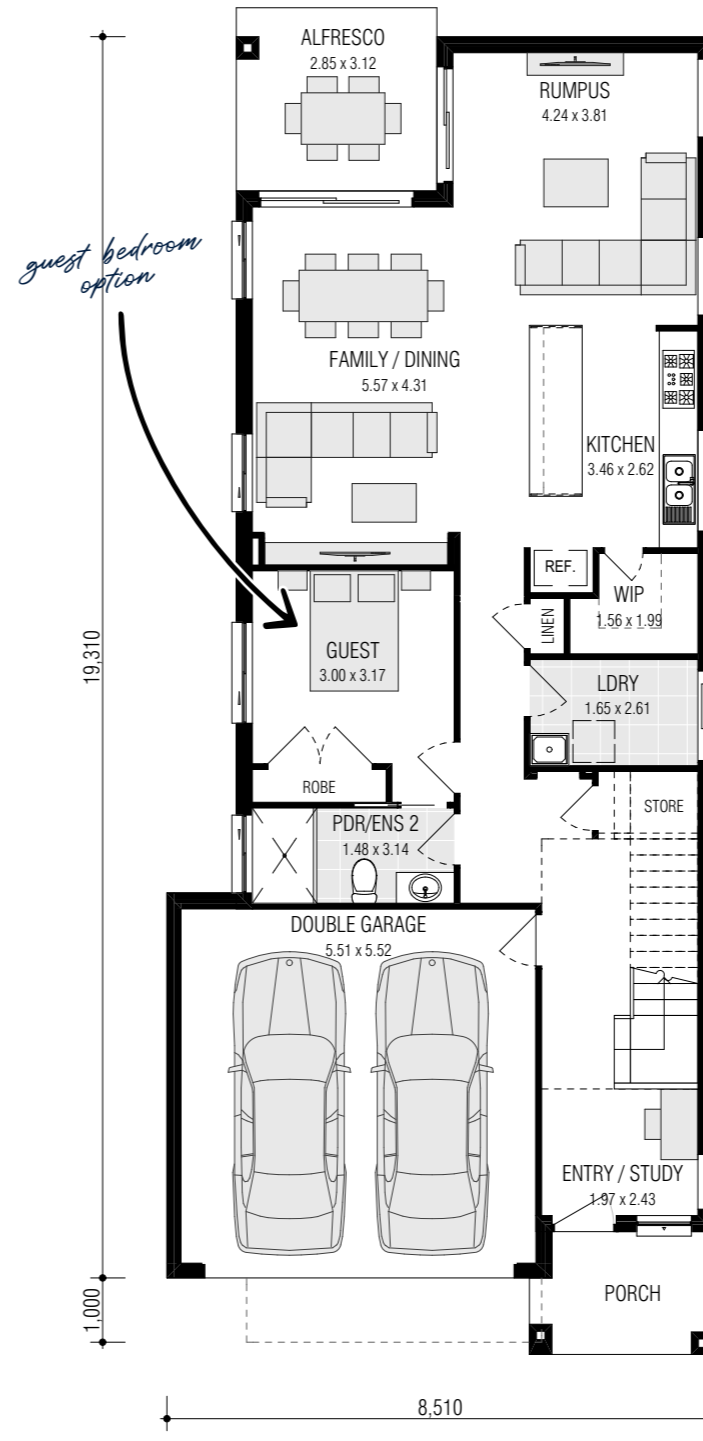


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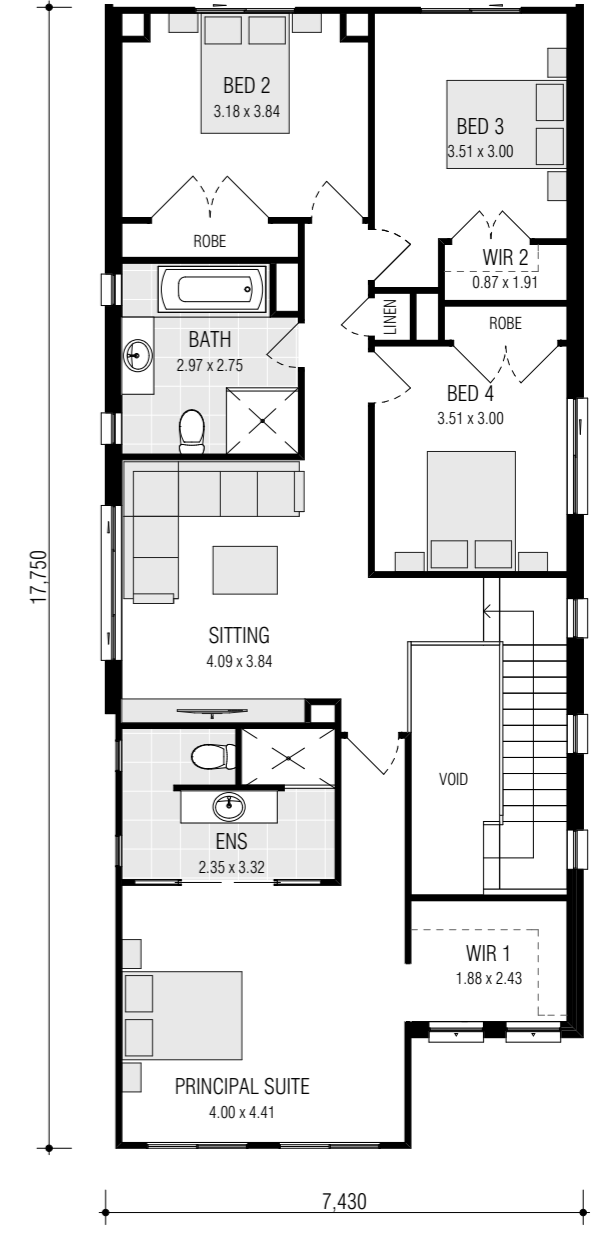
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FITS ON
10m
BLOCKS

FRONTAGE MIN 9.91m



Ground Floor



First Floor

Ground Floor	107.24m ²
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Garage	33.40m ²
Alfresco	8.89m ²
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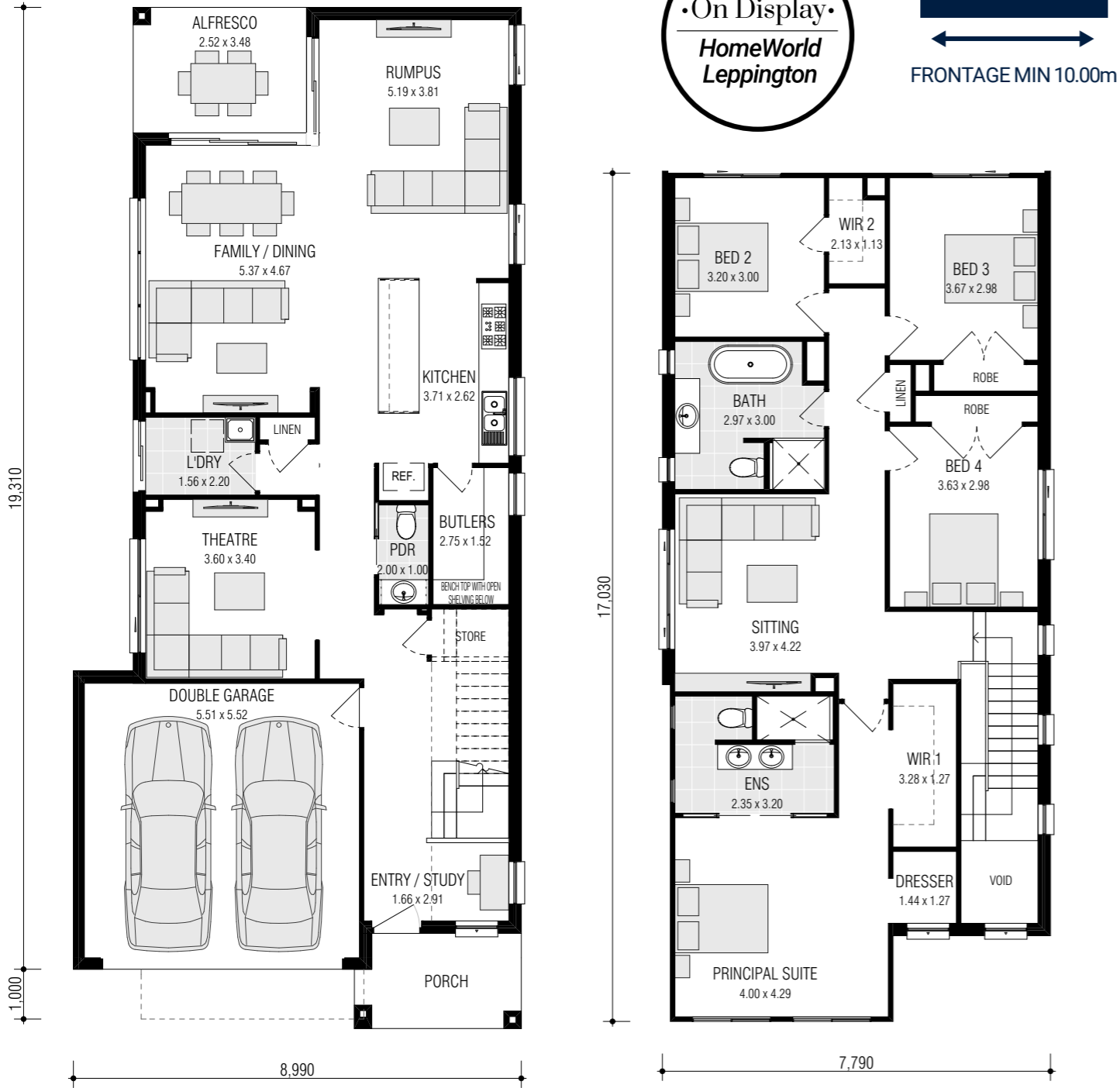
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Emerald 31.0 ZERO LOT DISTINCT

FITS ON
10m
BLOCKS

FRONTAGE MIN 10.00m

•On Display•
*HomeWorld
Leppington*



Ground Floor

First Floor

Ground Floor	113.26m ²
First Floor	126.15m ²
Garage	33.43m ²
Alfresco	8.77m ²
Porch	6.15m ²
Total	287.76m²

4 3 2

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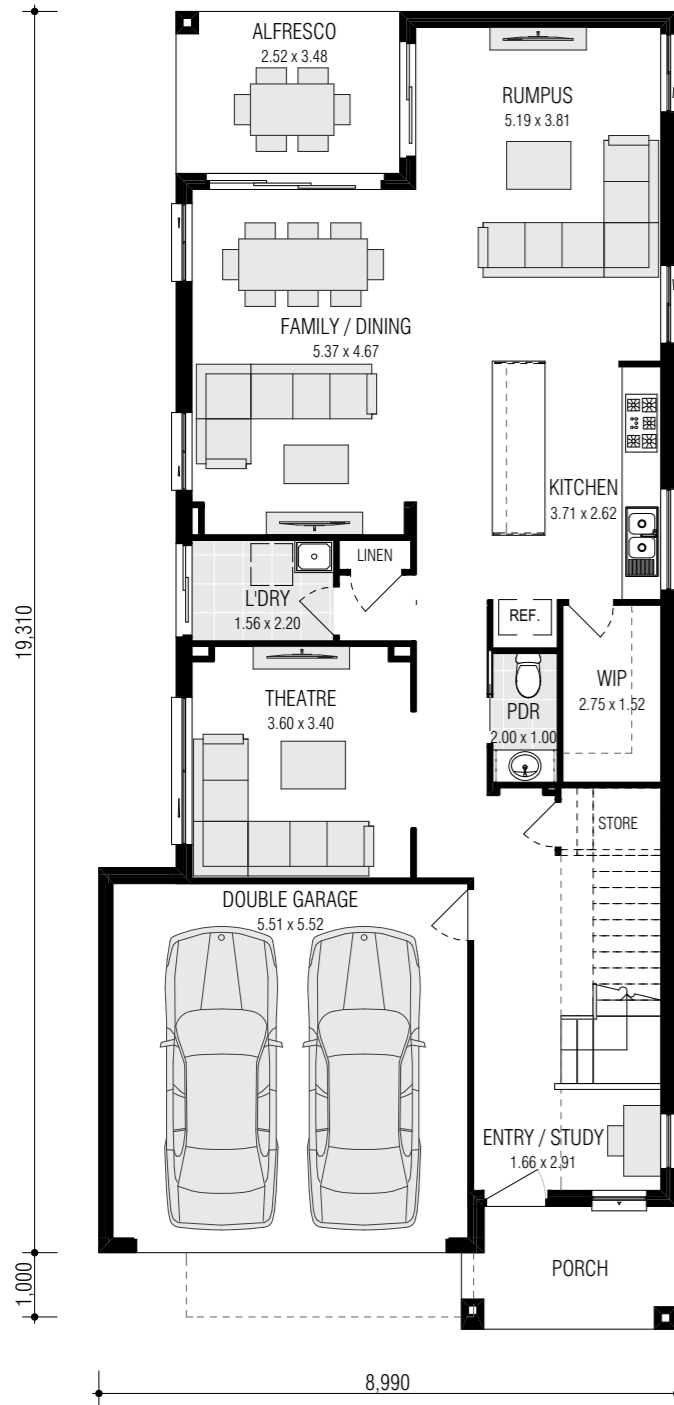
- ### *Distinct Upgrades*
- Freestanding bath to Main Bathroom
 - Shower Ledge to each shower (2)
 - 1500 double bowl vanity to the Master Ensuite
 - 1500 single bowl vanity to the Bathroom
 - Laminate benchtop with under bench open shelving to the Butlers
 - Feature Stacker Door to the Alfresco
 - Feature Fixed windows to the Family/Dining, Kitchen, WIP & Stairs



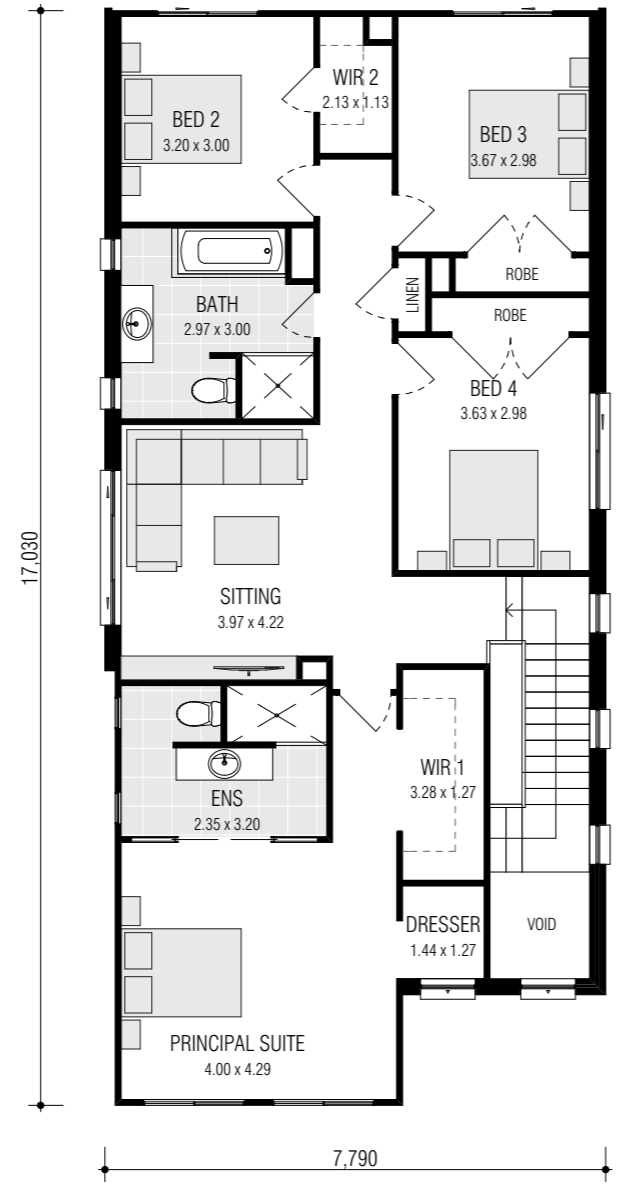
Emerald 31.0 ZERO LOT

FITS ON
10m
BLOCKS

FRONTAGE MIN 10.00m



Ground Floor



First Floor

Ground Floor	113.26m ²
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Garage	33.43m ²
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4 3 2

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Facade Options



APOLLO



CLASSIC



LOGAN V2



NEWSTEAD (ON DISPLAY HOMEWORLD LEPPINGTON)



OXLEY BRICK



SEYMOUR



VERGE (ON DISPLAY HOMEWORLD MARSDEN PARK)

Please ask our team if you are interested in more facade choices.

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Display Home LOCATIONS

1. LEPPINGTON

HEMOWORLD LEPPINGTON

67 Berkshire Circuit Leppington NSW 2179

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

ON DISPLAY: Chatswood, Emerald, Riverside & Keswick

2. ORAN PARK

ORAN PARK TOWN

6 Webber Loop Oran Park NSW 2570

PH: 9043 5890 E: oranpark@firststyle.com.au

ON DISPLAY: Fitzroy, Montebello, Burnley Duet & Silkwood

3. MARSDEN PARK

HEMOWORLD MARSDEN PARK

27 Ellison Street Marsden Park NSW 2765

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

ON DISPLAY: Norwood & Montara

4. BOX HILL

HEMOWORLD BOX HILL

14 Noah Street, Box Hill NSW 2765

PH: 8630 2020 E: boxhill@firststyle.com.au

ON DISPLAY: Grantham, Avoca & Clovelly

5. LEPPINGTON

LEPPINGTON LIVING

37 Moon Street Leppington NSW 2179

PH: 9608 9777 E: leppington@firststyle.com.au

ON DISPLAY: Paddington & Belrose

6. WARNERVALE

HEMOWORLD WARNERVALE

44 Virginia Road, Warnervale 2259

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

ON DISPLAY: Hamlyn & Warner

7. COBBITTY

COBBITTY

18 Rock Fern Avenue, Cobbitty

COMING LATE 2023



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