

House & Land

# \$610,800\*



# Wave 22

# Address

Lot 247, Crownlea, Warragul, 3820



#### Package Enquiries Gemma Rosbiffi - 0409 801 884, gemma@beachwood-homes.com.au

| Facade | Lot Width | Lot size           | House size |
|--------|-----------|--------------------|------------|
| Mode   | 12.5      | 369 m <sup>2</sup> | 207 m²     |

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### **Available Structural Options**

Grand Outdoor, Bed 5, U- Shape Kitchen, Rear Flip, Conventional Laundry, Powder, Deluxe Ensuite,

# Your Inclusions

- 'H' class waffle concrete slab
- Double glazing throughout
- Insect Screens with fibreglass mesh throughout
- Dimmable LED downlights to main Living areas
- Flooring throughout (tiles and carpet)
- 'Quantum Quartz' engineered stone benchtops with 20mm edge profile, to Kitchen
- 900mm Kitchen Appliances
- Laminate overhead cupboards with concealed rangehood to Kitchen
- Tiled shower bases to Bathroom and Ensuite
- · Gas ducted heating
- 'Colorbond' sectional overhead door with automated lifter and remote controls
- Solar PV system
- 25-year structural guarantee
- 12-month maintenance period
- 7-Star energy rating compliance
- Trusted New Home Builder in Melbourne, Victoria for over 25 years



The package price is subject to site costs adjustment & does not include any stamp duty, government levies, legal or bank charges. Beachwood Homes Pty. Ltd. reserves the right to amend pricing & inclusions without notice. Alterations may incur additional charges. Note the images used on this brochure are indicative only, please check with our sales team for accurate working drawing details. - Published February 07, 2024