

House & Land

## \$833,500\*



## Spinifex 28

Address Lot 110, Verve, Clyde North, 3978

|                       | ····· (830            |      |
|-----------------------|-----------------------|------|
| MEALS<br>3.4m x 4.4m  |                       | ROBE |
|                       |                       |      |
| LOUNOE<br>5.5m x 2.7m | CARAGE<br>6.0m x 5.5m |      |

| Facade | Lot Width | Lot size           | House size         |
|--------|-----------|--------------------|--------------------|
| Bay    | 12.5      | 350 m <sup>2</sup> | 258 m <sup>2</sup> |

4 🚍

2 🔿

2 🗟

## Available Structural Options

Extended Lounge, Extended Laundry & Pantry, Fifth Bedroom, Fireplace, Butlers Pantry, Balcony, Shower to Powder Room, Deluxe Kitchen, Additional Master Suite, First Floor Powder Room,

## Your Inclusions

- 'H' class waffle concrete slab
- Double glazing throughout
- Colorbond' corrugate roof with 22.5-degree roof pitch
- 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



Package Enquiries Abbey Cole - 0448 421 941, abbey@beachwood-homes.com.au

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 April 30, 2024

BATH

RUMPUS 3.5m x 5.1m