

# House & Land

“Lot 101 Wattle Ave, Dry Creek”

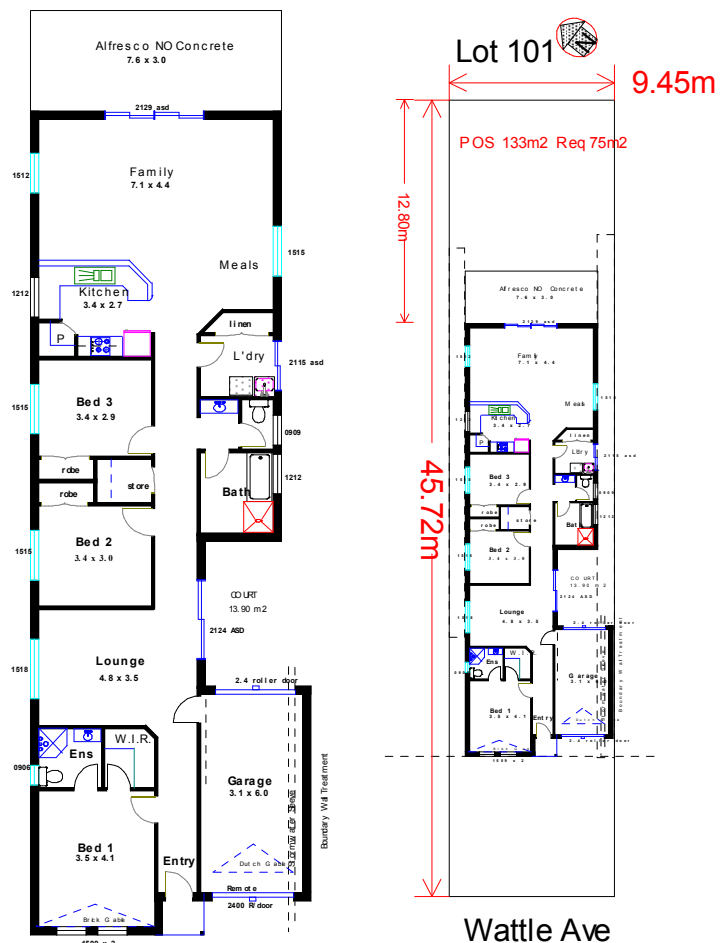


Elevation for Illustration Purposes Only

**Large 3 Bed Villa (160 m<sup>2</sup>) - from \$299,114**

**Price Includes:**

- ◆ Modern Façade
- ◆ Brick Gable
- ◆ Rendered Quoins & Window Bands
- ◆ Large Alfresco Under Main Roof
- ◆ Courtyard
- ◆ Single Garage with Rear Roller Door
- ◆ Roller Door Remote (Front Only)
- ◆ Built in Robes x 2
- ◆ Walk in Robe
- ◆ Walk in Store
- ◆ Large Linen Cupboard
- ◆ Ceramic WC Cisterns (dual flush) & Vanity Basins
- ◆ Dishwasher Provision for future dishwasher
- ◆ Shower Screen: Pivot or sliding—clear glass
- ◆ R4.0 Glasswool Ceiling Insulation to Living & Garage Areas
- ◆ R2.5 Rockwool Insulation to External Walls
- ◆ Overhead Cupboards to Ceiling
- ◆ S/Steel Rangehood
- ◆ S/Steel Appliances
- ◆ Footing Allowance \$20,000
- ◆ Land Allowance \$150,000



Land Agent Urban Land & Property Developments RLA 2237607



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NOTE: Fees and Taxes associated with land purchase not included in price above. Prices correct as of 24/02/2011

Prices Subject to Change Without Notification 30/8/2011. Elevation for Illustration Purposes Only