

\$535,212

\$845,000

\$1,380,212

bath

3

car

2

Home & Land Package

Home Price

Land Price

bed

5

# Home and Land Package

Lot 7456 Lot size: 420m<sup>2</sup>

Eastwood 34



## Inclusions

- Balcony to façade
- 2740mm high ceilings to ground floor
- 2340mm x 1200mm entry door
- 2340mm internal doors to ground floor
- Your choice of 600 x 600mm porcelain tiles or timber laminate to main living areas
- 40mm stone benchtops to kitchen with double bowl undermount sink & pot drawers
- 900mm built in cooktop δ oven, range hood, microwave δ dishwasher

- 20mm stone benchtops & full height tiles to all bathrooms
- Free-standing bath, semi-frameless shower screens & shower niches
- Flyscreens throughout home & blinds to front elevations
- Ducted air conditioning, up to 50 x LED down lights & security alarm
- Driveway, letter box, front & rear yard landscaping inc. fencing & clothesline
- Lifetime Structural Guarantee & 70 years of experience!



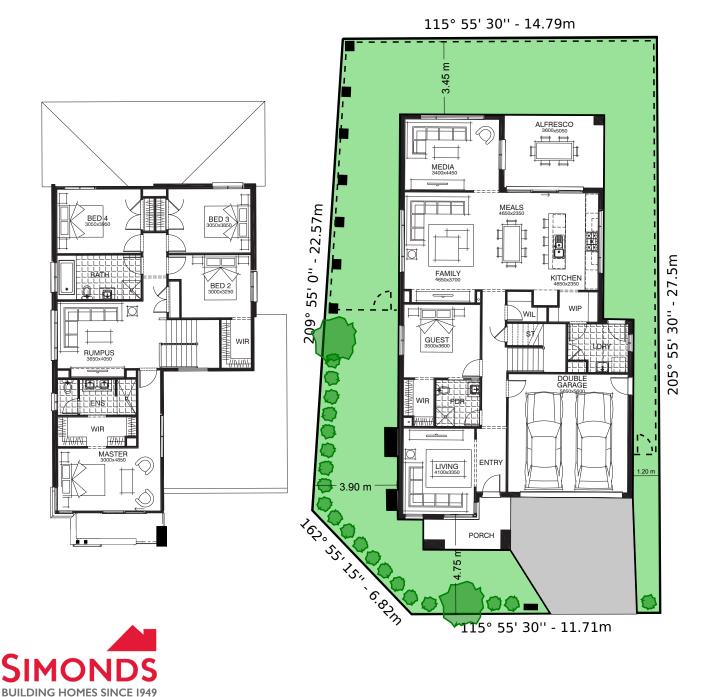
Newpark is accessed via Elara Boulevard in Marsden Park Phone 1300 122 500 newpark.com.au

Disclaimer: ^\$10,000 deposit applies to the land component of the house and land package. The deposit on the house component will be as per the Build Contract. Images shown are for illustrative purposes only and may not represent the final product. Façade details including entry door and window sizing may vary between house types. Please speak with your sales consultant for further details. All home and land packages are subject to developer and council approval and is based on Simonds standard floor plan with preferred siting (without alterations). Package price does not include stamp duty, government, legal, or bank charges. Community Infrastructure Levy and Asset Protection Permit are not included in pricing and is to be arranged by the client directly with the developer (if applicable). Any alterations may incur additional charges. Confirm land price and availability prior to purchase. Simonds reserves the right to withfraw or amend pricing, inclusions, and promotion at any time without notice. Please refer to terms and conditions for Lifetime Structural Guarantee at www.simonds.com.au/terms-and-conditions. Printed October 2021/WIPO606



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#### Eastwood 34



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\$395,351

\$600,000

**\$995,351** Home & Land Package

bath

2.5

car

1

Home Price

Land Price

bed

4

# Home and Land Package

Lot 8124 Lot size: 275m<sup>2</sup>

### Crawford 22



## Come home to more:

- 2740mm high ceilings to ground floor with raised entry & internal doors
- Choice of 600 x 600mm porcelain tiles or laminate to the main living areas
- 40mm stone to the kitchen with Double Bowl undermount sink, pot drawers & waterfall panels
- 900mm in built cooktop, oven & range hood + microwave & dishwasher
- 20mm stone & full height tiles to all bathrooms

- Freestanding bath, semi-frameless shower screen & shower niches
- Flyscreens, flydoors & blinds throughout
- Ducted air conditioning, 50 x LED down lights δ security alarm
- Driveway, front & back landscaping, clothesline, letterbox & fencing
- Lifetime structural guarantee & 70 years' experience

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# Home and Land Package

Lot 8124 Lot size: 275m<sup>2</sup>

#### Crawford 22



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