

Lot 7407 Lot size: 275m<sup>2</sup>

#### Aualon 20

\$417,900

Home Price

**\$630,000** Land Price

**\$1,047,900** Home & Land Package

bed	bath	car
4	2.5	2



#### Inclusions

- Coloured concrete driveway & path
- Ducted air conditioning
- 20mm stone benchtops to kitchen
- Automatic garage door
- Laminate flooring to kitchen/living
- Quality carpet to balance
- Taubmans 3-coat paint system
- Westinghouse S/S appliances
- Westinghouse S/S 900mm rangehood
- R3.5 ceiling & R2.0 wall insulation
- Two sensor alarm system
- Freestanding bath

- Floor-to-ceiling wall tiles to bathroom & ensuite
- 2.75m ceiling height to ground floor
- Oyster lights plus 16 downlights
- NBN fibre-optic cable to garage hub
- Site costs & service connections
- Tiled roof with sarking
- Plain concrete to porch
- Price protection until land registration
- Masonry letterbox
- Landscaping & turf to front & rear

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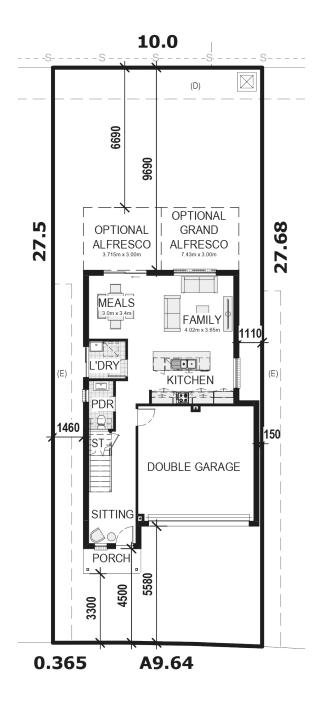
Disclaimer: Includes garage, alfresco & porch where included. \*Images are for illustrative purposes only and may include options not included in price. Please talk to a Bellriver consultant for a full list of inclusions. Package price is based on October 2021 pricelist. Bellriver Homes reserves the right to change specifications & prices without notice. Printed November 2021. WIPO620





Lot 7407 Lot size: 275m<sup>2</sup>

Aualon 20









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#### **Custom 233 Corner**

Lot 7824 Lot size: 425m<sup>2</sup>

### \$445,900 Home Price \$860,000 Land Price \$1,305,900 Home & Land Package

bed	bath	car
4	2.5	2



#### Inclusions

- Coloured concrete driveway and path
- Ducted air conditioning
- 20mm stone benchtops to kitchen
- Automatic garage door
- Laminate flooring to kitchen/living
- Quality carpet to balance
- Taubmans 3-coat paint system
- Westinghouse S/S appliances
- Westinghouse S/S 900mm rangehood
- R3.5 ceiling and R2.0 wall insulation
- Two sensor alarm system
- Freestanding bath

- 16 downlights and oyster lights throughout
- Floor-to-ceiling wall tiles to bathroom and ensuite
- NBN fibre-optic cable to garage hub
- Site costs and service connections
- Tiled roof with sarking
- Plain concrete to porch
- Price protection until forecast registration
- 2.75m ceiling height
- Colourbond<sup>®</sup> fencing plus gate
- Masonry letterbox
- Landscaping and turf

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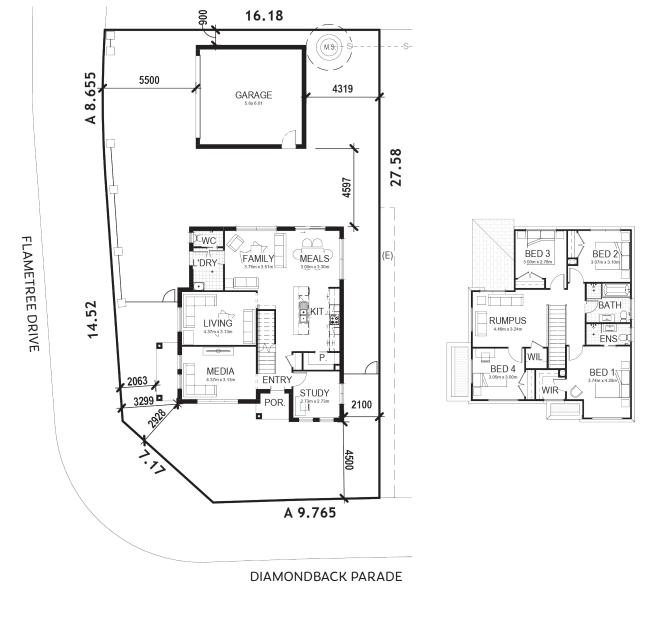


BELLRIVER



Lot 7824 Lot size: 425m<sup>2</sup>

**Custom 233 Corner** 





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#### Custom 221 Corner

Lot 7837 Lot size: 400m<sup>2</sup>

### \$450,900 Home Price \$775,000

Land Price

### **\$1,225,900** Home & Land Package

bed	bath	car
4	2.5	2



#### Inclusions

- Coloured concrete driveway and path
- Ducted air conditioning
- 20mm stone benchtops to kitchen
- Automatic garage door
- Laminate flooring to kitchen/living
- Quality carpet to balance
- Taubmans 3-coat paint system
- Westinghouse S/S appliances
- Westinghouse S/S 900mm rangehood
- R3.5 ceiling and R2.0 wall insulation
- Two sensor alarm system
- Freestanding bath

- 16 downlights and oyster lights throughout
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- Site costs and service connections
- Tiled roof with sarking
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BELLRIVER



BED 4

ACTIVITY

WIR

ENS

BED 3

BATH

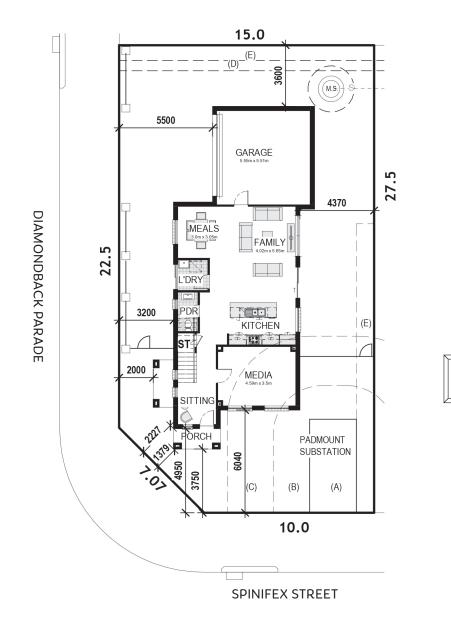
BED 2

+

BED 1

Lot 7837 Lot size: 400m<sup>2</sup>

**Custom 221 Corner** 





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