

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

#### Aualon 20

\$469,700

Home Price

\$680,000

Land Price

**\$1,149,700** 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

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

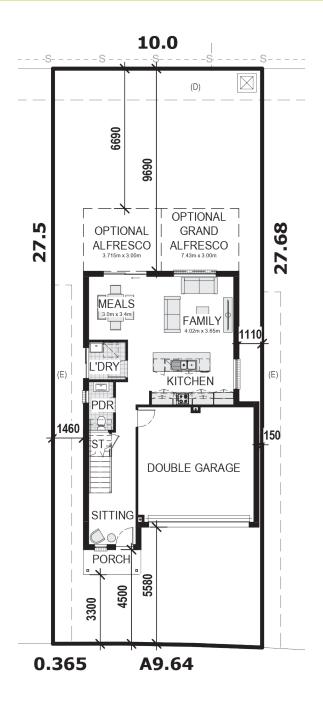




Lot 7407 Lot

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

Aualon 20









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Lot 7451 Lot size: 324m<sup>2</sup>

#### Avalon 23 Mk1

Home Price \$770,000 Land Price \$1,244,900

\$474,900

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 δ 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 December 2021 pricelist. Bellriver Homes reserves the right to change specifications & prices without notice. Printed December 2021. WIP0629

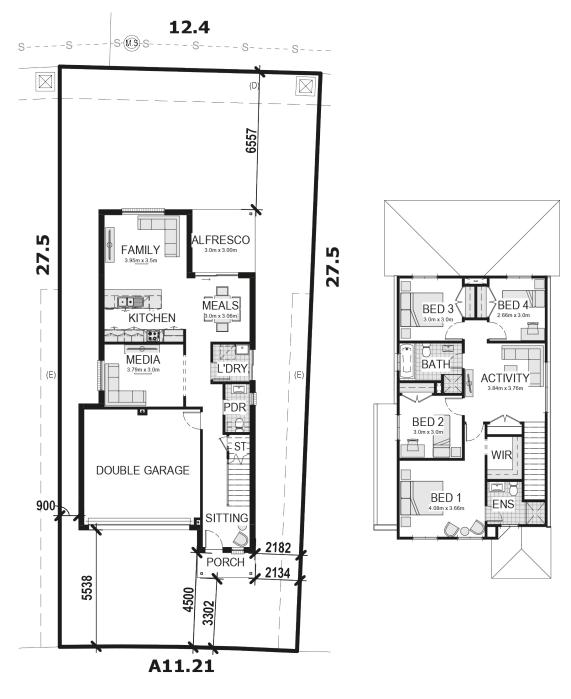


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Lot 7451 Lot size: 324m<sup>2</sup>

Aualon 23 Mk1





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FLAMETREE DRIVE

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#### Custom 268 Corner

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

### \$507,900 Home Price \$880,000

Land Price

### **\$1,387,900** 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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Disclaimer: <sup>1</sup>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 December 2021 pricelist. Bellriver Homes reserves the right to change specifications & prices without notice. Printed December 2021. WIPO628

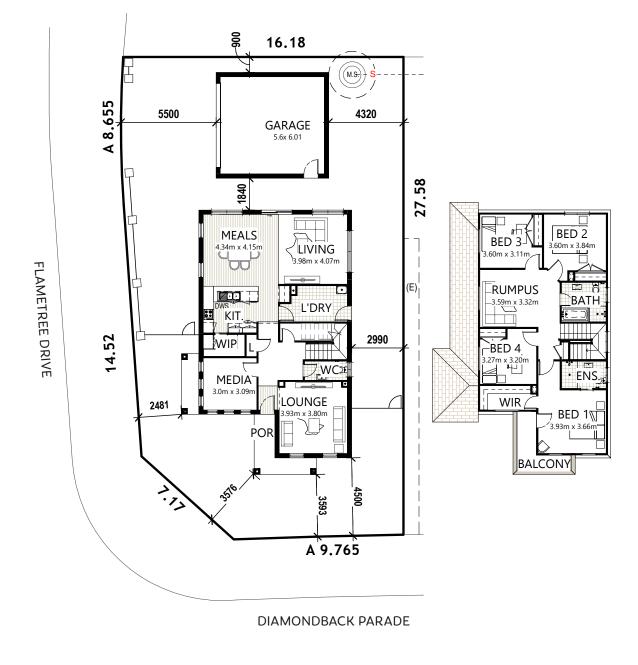


BELLRIVER



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

**Custom 268 Corner** 





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Custom 221 Corner

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

**\$498,350** Home Price

### **\$790,000** Land Price

**\$1,288,350** 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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Disclaimer: <sup>1</sup>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 December 2021 pricelist. Bellriver Homes reserves the right to change specifications & prices without notice. Printed December 2021. WIPO628

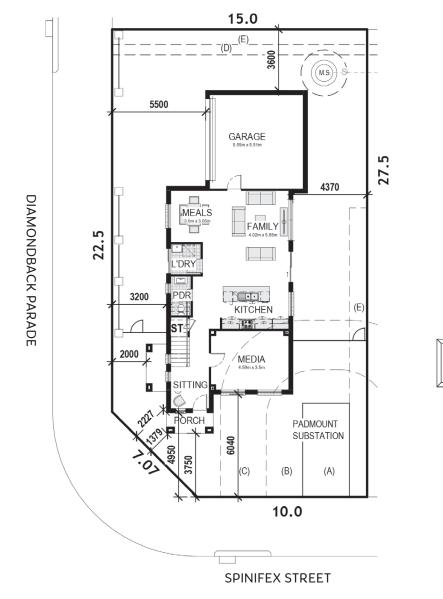


BELLRIVER



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

**Custom 221 Corner** 







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\$508,900

\$870,000

\$1,378,900

bath

2.5

car

2

Home & Land Package

## Home and Land Package

#### Custom 268 Corner

#### Lot 8148 l

Home Price

Land Price

bed

4

Lot size: 415.7m<sup>2</sup>



#### 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 δ ensuite
- 2.75m ceiling height to first 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
- Colorbond<sup>®</sup> fencing plus gate
- Masonry letterbox
- Landscaping & turf

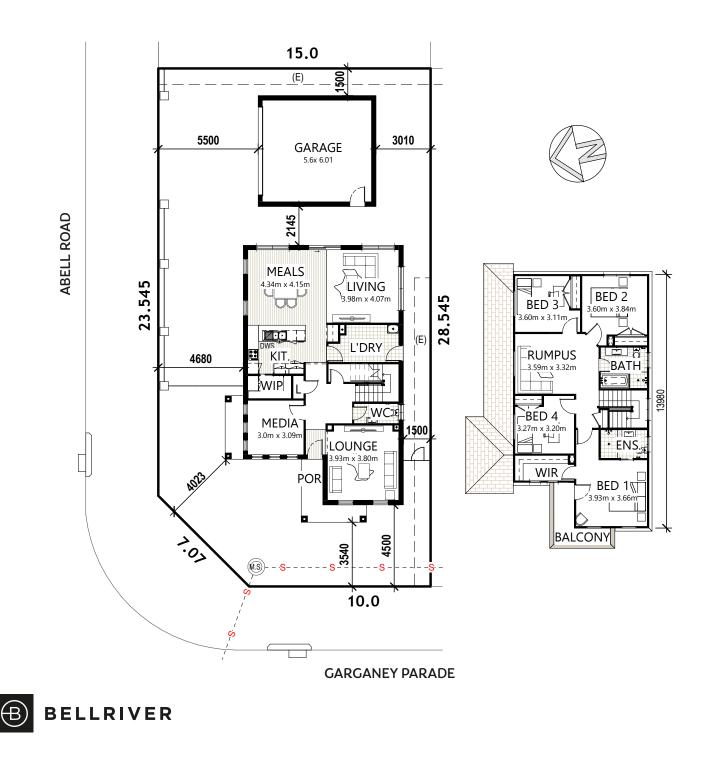
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Lot 8148 Lot size: 415.7m<sup>2</sup>

**Custom 268 Corner** 



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