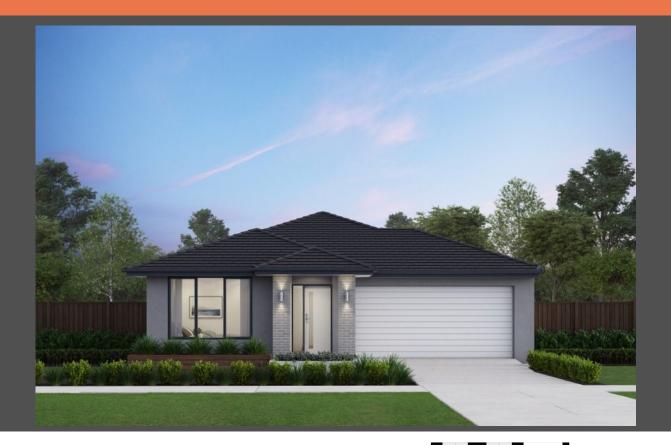


Madison 23 Modern façade. Package from \$632,400



## Lot 47 Whistler Street, Strathfieldsaye **Emu Rise Estate**

Land size: 469m<sup>2</sup> Home Size:

208.13m<sup>2</sup>

- Stylish modern facade with rendered feature
- Double glazed thermally broken awning windows
- 2400mm high ceilings
- Quality flooring throughout
- 900mm Westinghouse kitchen appliances
- 20mm stone benchtops to kitchen
- · Quality chrome or matt black tapware, throughout
- Quality Dulux paint
- Site cost allowance
- Developer guidelines
- 7-Star energy rating
- · 25 Year Structural Guarantee
- 12 Month Maintenance



## YOUR LOCAL NEW HOMES CONSULTANT

## Chloe Whitehead 0409 862 052 | cwhitehead@boutiquehomes.com.au

Price based on floorplan & facade shown and on builder's preferred siting. Image used is an artist impression for illustrative purposes only and shows 2400mm high ceilings plus decorative items not included in the price shown including path, fenong, landscaping, coach lights and furnisming. "From pricing contains an allowance for ste coasts ownal and developer requirements and is subject to change. Block and building dimensions may any from the illustration and the details shown. For more information on the pricing and specification of this home please contact a New Homes Consultant. ABN Group Victoria has permission of the owner of the land to advertise the land as part of the price specified. The price does on include transfer duty, settlement costs, community infrastructure levies imposed or any other fees or disbursements associat ed with the settlement of the land.

