



Lakeside 31 | Hamptons

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## The Bower

Lot 327 Miami Close, Medowie NSW 2318

# \$706,100

Includes site costs and Evolution Inclusions



Land Size: 1027.00

Registration: March 2019

Estate: The Bower

Ph: 13 63 93

\*Terms and Conditions apply. Images for illustrative purposes only. Land value included in the package. E&OE. Clarendon Homes reserves the right to change the price without notice. Package price is subject to a contour and borehole being completed by Clarendon Homes and developer approval if required (NSW) Pty Ltd. ABN 18 003 892 706 BL No. 229BC. Prices based on January 2019 Price List.

## Fits blocks from 0.00m wide

House Length: 21.5m	Garage: 33.58m <sup>2</sup>	Ground Floor: 209.79m <sup>2</sup>	Total Area M <sup>2</sup> : 272.52m <sup>2</sup>	Land Size M <sup>2</sup> : 1027.00m <sup>2</sup>
House Width: 11.3m	Porch: 1.44m <sup>2</sup>	First Floor: 0.00m <sup>2</sup>		



## Package Includes

- ✓ Standard Site Costs
  - ✓ Developer Requirements
  - ✓ Fully Ducted Air Conditioning
  - ✓ 2600 Ceiling Height
  - ✓ 20mm Stone Kitchen Bench Top
  - ✓ Undermount Sink Upgrade
  - ✓ 20mm Stone to Bathroom Benchtops
  - ✓ Ensuite Shower Nook
  - ✓ Main Bathroom Shower Nook
  - ✓ Soft-Close Vanity Doors
  - ✓ Aluminium Stacker Door
  - ✓ Fisher & Paykel Appliances
  - ✓ Alarm System
  - ✓ Lifetime Structural Guarantee
  - ✓ Automatic Garage Door opener
  - ✓ Roof Sarking
  - ✓ Smart Tile waste to wet areas
  - ✓ Three-coat paint system
  - ✓ Classic Façade
  - ✓ \$10,000 Colour Studio voucher
- AND MUCH MORE...**

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