

# Access

## HOUSE & LAND PACKAGE



### mcDonald jones

FIND YOURSELF AT HOME



LOT 444

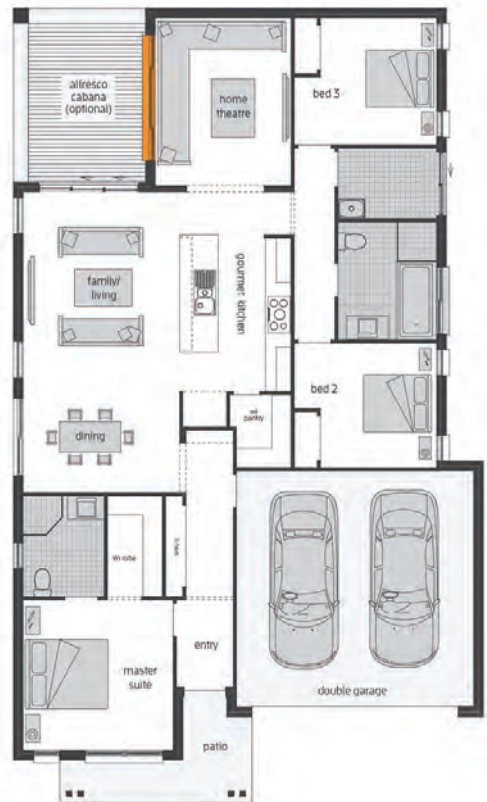
The Bower MEDOWIE NSW 2318

# \$536,400\*

LAND COST \$250,000

LOT SIZE 740.8m<sup>2</sup>

Albany One - Oslo



Note: Floorplan shown may not represent packaged facade.



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your new home?  
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PREMIUM APPLIANCES

**FISHER & PAYKEL  
KITCHEN &  
LAUNDRY APPLIANCES**  
FISHER & PAYKEL

ADDED COMFORT

**FULLY DUCTED  
AIR CONDITIONING**



\*See important Information Back Page



### DESIGN FEATURES

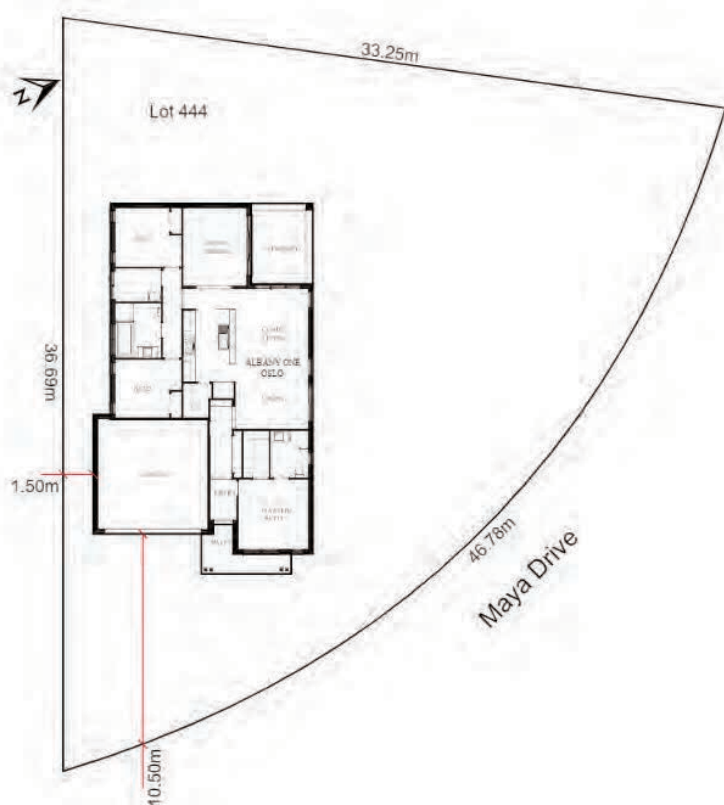
The Albany creates the perfect backdrop to relaxed, easy and hassle free family living.

### FULL OF LUXURY INCLUSIONS

- TrueCore Steel Frame
- Colorbond roof inc-anticon blanket
- Luxury upgrades
- Ducted Air Conditioning
- 2.55m Ceiling height
- Fisher & Paykel kitchen appliances
- Inc. 2 door fridge, washer and dryer
- Alfresco including concrete
- 20mm stone kitchen and vanity tops
- Taubmans Endure 3 coat paint sys.
- R4.1 ceiling -R2.0 ext. wall batts
- Rheem 26Lt cont. flow hot water

### ADDITIONAL INCLUSIONS

- Fixed price Site Costs\*
- Internal floor coverings
- Coloured concrete driveway and entry path
- Turf to front yard
- Flyscreens to opening windows
- Letter Box and clothesline
- Light fittings



**Contact:** Rick Harrison

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**Colorbond**

**Truecore**

100% Australian Made Steel

\*Conditions apply to all packages: Individual legal contracts apply for both the home and the land (land contract to be issued by developer) and is subject to availability. Price as at 01/03/2019. House price includes GST. The price does not include additional legal fees relating to the building and/or land contract, stamp duty and registration fees which includes transfer, change of ownership fees or any other relevant charges to the acquisition of land. Standard inclusions apply to list price. Images shown may depict fixtures, finishes and features not supplied by McDonald Jones such as alfresco decking, internal and external fireplaces, window and household furnishings and landscaping. Published prices do not include the supply of these items. Images may also depict optional variations to the house such as pendant and down lights which incur additional charges. Package prices are based on standard site costs/basix/work cover requirements. Fixed price house + land package is subject to statutory authority final approval. McDonald Jones Homes reserves the right to change prices or inclusions without notice. For more detailed home pricing, including details about the standard inclusions for the house and charges for optional variations, please talk to one of our consultants. Specific details, pricing and dimensions will be included in your contract. Purchasers should inform and assure themselves by inspection, independent advice or as otherwise necessary prior to purchase. All plans are copyright and no part may be reproduced or copied without prior consent from Newcastle Quality Constructions Pty Ltd ABN 82 003 687 232 - Licence number 41628 T/A McDonald Jones Homes.