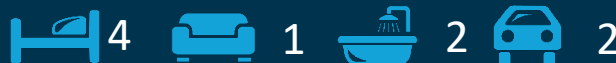


# HOUSE AND LAND



## CONRAD 20



Lot 233 Noah Rd Clyde Nth  
ASPEN ON CLYDE

Land Size: 344m<sup>2</sup> House Size: 19.6sq 182.3m<sup>2</sup>

Fixed Price

**\$598,960**

### PROFINE LUXURY INCLUSIONS

- \*Tiles to selected areas of the home
- \*Carpet floor coverings to the balance of the home
- \*2590mm ceiling height
- \*Upgraded facade to comply with developer guidelines
- \*900mm Cooktop and Rangehood to Kitchen
- \*Stainless Steel 600mm Dishwasher and Oven to Kitchen
- \*Remote Control Sectional Garage Door
- \*Flyscreens to all openable windows and flywire to selected doors
- \*Premium 3 coat paint system to walls

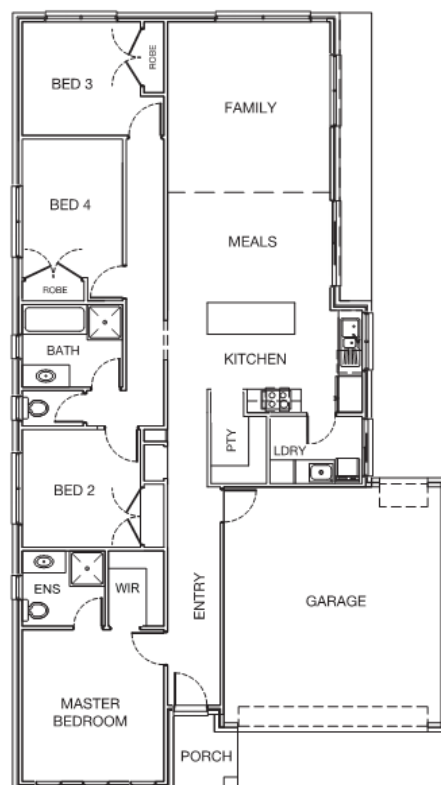
### BUNDLE PACK INCLUSIONS

- \*Fixed Site Costs and Developer Costs
- \*Coloured concrete to driveway
- \*Your ½ share of fencing to sides and rear of lot
- \*Front landscaping inclusive of garden bed with 10 different plants and turf
- \*Rear landscaping with top soil and seed, concrete and crushed rock to sides of home
- \*Letterbox and Clothesline to match Developer Guidelines
- \*Holland blinds to all windows



#### Bundle Pack included

You don't have to worry about your fences, driveway, landscaping or blinds. We do it for no extra cost!



Price is current as at 29/07/2020 . Pricing includes Standard inclusions range plus current promotion upgrades. Price based upon developers engineering plans and plan of subdivision. Sales consultant to confirm land availability prior to purchase. Subject to developer and council approval. Alterations may be made however may incur a cost. Profine reserves the right to withdraw package or alter price without notice. Images are for illustrative purposes and may depict upgrade options available at additional charges such as flooring, blinds, lights etc. Refer to working drawings