

# House & Land Package



Lot 181 Desyllas Dr (The Orchard)  
Direk

Greenock  
21.96  
squares

House & Land from only

**\$321,610\***

including double garage

## Specifications

Living Area : 167.16 sqm  
Garage : 35.40 sqm  
Total : 204.06 sqm

## You get all this & more

- Double garage with roller doors
- Floor covering allowance
- Air conditioning allowance
- Insulation to ceiling, external walls and garage
- Upgraded windows to all bedrooms
- NBN connection
- Tiled roof
- Instantaneous hot water system
- Gas or electric hot plates
- Termite barrier treatment
- Full length vanity mirror to bathroom and corner mirror to ensuite
- Raised breakfast bar
- 25 year structural guarantee
- Siteworks and footings allowance



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\* Conditions apply. Certain elevations may not match the particular floor plan published in this package and, as such, all floor plans and elevations are for illustration purposes only. Land subject to availability. The land referred to in this promotion is not owned by us. We make no representation and, to the extent permissible at law, we disclaim all liability, as to the suitability of the land to build on, or the suitability of any house design, or otherwise. You must satisfy yourself of that by inspection, or by taking professional advice, or otherwise. Pricing is indicative only and based on standard costings. Price may vary depending on selections, engineering, council and utility requirements and adjustments to allowances. All packages subject to final council approval. Alan Hickinbotham Pty Ltd ABN 13 007 567 222, RLA 230557. Construction Services Australia Pty Ltd ABN 99 007 641 787, Building Licence G8969. © Copyright 2014.