

HOUSE & LAND

HARRIOTT ESTATE – ARMSTRONG CREEK

Lot 619 Galene Drive Armstrong Creek VIC 3217

- ✓ 2KW PV Solar Panels System
- ✓ Heat Pump Electric Hot Water Service
- ✓ NCC 2022 Compliant
- ✓ 7 Star Energy Rating
- ✓ Site Costs Allowance
- ✓ Developer/Estate Covenant Requirements
- NBN Co. basic package with provision for future connection
- ✓ 2730mm ceiling height throughout single storey home
- ✓ Remote control to garage door
- ✓ 900mm Stainless Steel Appliances
- ✓ Gas ducted heating
- ✓ Floor Coverings
- ✓ Integrated dishwasher to match kitchen cabinetry
- ✓ Current Promotion
- ✓ 20mm Caesarstone benchtops to kitchen
- ✓ Undermount sink
- ✓ 20mm Caesarstone benchtops to bathroom and ensuite
- ✓ Tiled shower bases
- ✓ Overhead cupboards to laundry (up to 900mm)
- ✓ Laminate laundry cabinet with 45lt stainless steel trough
- ✓ 20 downlights



Go to **dennisfamily.com.au** or call **1800 DENNIS** for more information. Rob Roszbach 0408758767 Reference HL0047945

\$**811,298***

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Jansen 24 Cadia Façade (Aspirations Series 3) Home size: 24.54sq Land size: 448.00m²



"Subject to land and build contracts for specified lot, available until sold, 1. Images not to scale and may differ from final built forms. 2. Landscaping, drivway, retaining walls, paving, decking, fencing, decorator items and furnishings not included. 3. Unless stated, sile costs are not fixed, package price may increase depending on: rook removal and services connection nosts, stating walls, tree root initigation, developer requirements, BAL zoning and other statutory requirements. 4. "Fixed site costs" packages include rook removal and services connection nosts, relating walls, tree root initigation, developer requirements, BAL zoning and other statutory requirements. 4. "Fixed site costs" packages include rook removal and services connection nosts, relating walls, the root initigation, developer requirements, BAL zoning and other statutory requirements. 4. "Fixed site costs" packages include rook removal and services connection nosts, relating walls, the root initigation, developer requirements, BAL zoning and other statutory requirements. 4. "Fixed site costs" packages include rook removal and services connection nosts, estatutory requires and seek independient legal and financial advice. 8. Package not available in computings and representation as estimated back removes and services connection nosts, 9. Additional options available additional charges may apply. 10. Alternative facade options available additional charges may apply. 10. Alternative facade options available additional charges may apply. 10. Alternative facade options available additional charges may apply. 10. Alternative facade options available additional charges may apply. 10. Alternative facade options available additional charges may apply. 10. Alternative facade options available additional charges may apply. 10. Alternative facade options available additional charges may apply. 10. Alternative facade options available additional charges may apply. 10. Alternative facade options available additional charges may apply. 10. Alternative