



**dennis
family
homes**

a family building
homes for families™



HOUSE & LAND

\$730,330*

HARRIOTT ESTATE – ARMSTRONG CREEK

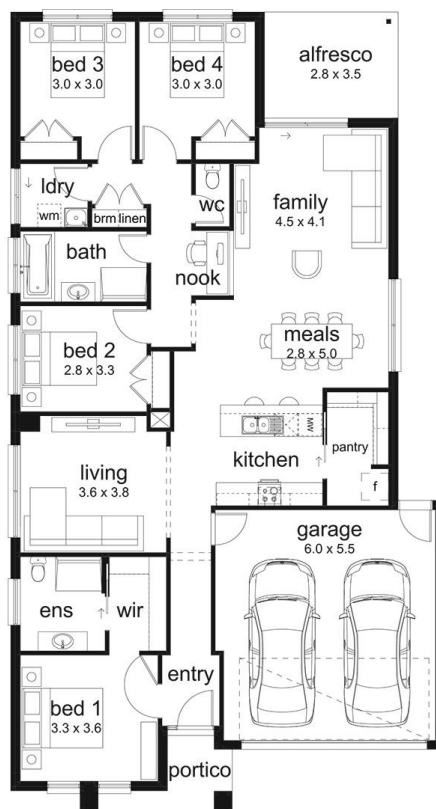
Lot 1143 Amphitrite Way
Armstrong Creek VIC 3217

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Onyx 23 Haven Façade
(Aspirations Series 3)

Home size: 22.55sq Land size: 388.00m²

- ✓ 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
- ✓ Recycled water connection
- ✓ 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 HL0047849

HARRIOTT
AT ARMSTRONG CREEK

*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, driveway, retaining walls, paving, decking, fencing, decorator items and furnishings not included. 3. Unless stated, site costs are not fixed, package price may increase depending on: rock removal and services connection costs, retaining walls, tree root mitigation, developer requirements, BAL zoning and other statutory requirements. 4. "Fixed site costs" packages include rock removal and services connection only, exclude retaining walls and tree root mitigation. 5. Price based on façade shown, excludes stamp duty, legal and transaction costs eg FIRB, finance fees. 6. Customers required to enter into a separate land contract with the land developer. 7. Prospective buyers should make and rely on their own enquiries and seek independent legal and financial advice. 8. Package not available in conjunction with any other promotions. 9. Additional options available, additional charges may apply. 10. Alternative facade options available additional charges may apply. © 2022. Dennis Family Homes Pty Ltd ACN 056254249 is a registered building practitioner CDB-U 49195 (Vic) and 173511C (NSW). © 2019. Dennis Family Homes Pty Ltd ACN 056254249 is a registered building practitioner CDB-U 49195 (Vic) and 173511C (NSW).