



**Armstrong Creek** 18 sq 3 3 2 313m<sup>2</sup>

**House & Land Package**

Lot 1226, 12 Vicosa Drive (Harriott), Armstrong Creek

**\$703,000 \*PREMIUM TURNKEY  
GISBORNE 17.5sq CO-LIVING**

**CO-LIVING BY H&L VICTORIA**

- \$800-\$900 Rent Per Week
- High Yield and Capital Growth
- Cashflow Positive Property
- Better Resale Appeal and Value
- 5-Year Rental Guarantee (T&Cs apply)

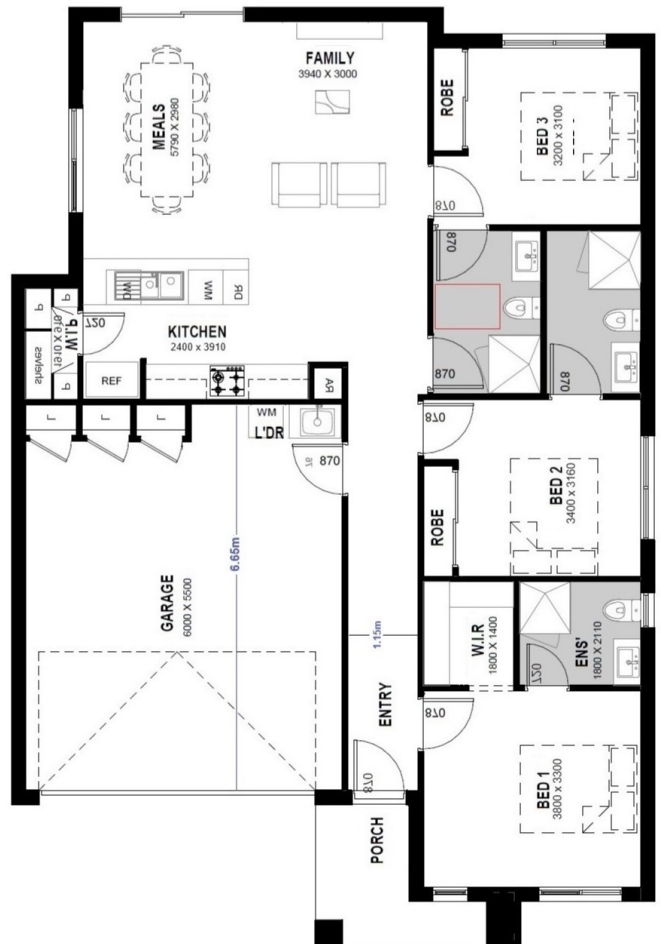
\*Terms and Conditions Apply

**PREMIUM TURNKEY INCLUSIONS**

- 7 Star energy rating
- Front & rear landscaping
- Half share fencing & driveway
- Flooring throughout
- Higher ceilings
- LED downlights throughout
- Modern appliances including dishwasher
- Blinds throughout
- 3kW PV solar panel system to roof
- Split system cooling to family and 3 x bedrooms

\*\*\*\$30,000 Land rebate available\*\*\*

The facade shown is for illustrative purposes only. Furniture pack not included and will be an additional charge.



**Contact - Lyle Dean**

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\*Pricing correct at time of publication, but subject to change without notice due to (not limited to) land delays and regulation changes. Package price excludes stamp duty on land, legal fees and conveyancing costs including titles and property report. Floorplan is a representation of a standard facade unless otherwise stated. H & L reserves the right to alter the images or descriptions without notice. External & Internal photographs are for visual purposes only.