



FOR ILLUSTRATION PURPOSES ONLY

**Berkeley 18**  
Hampton Facade



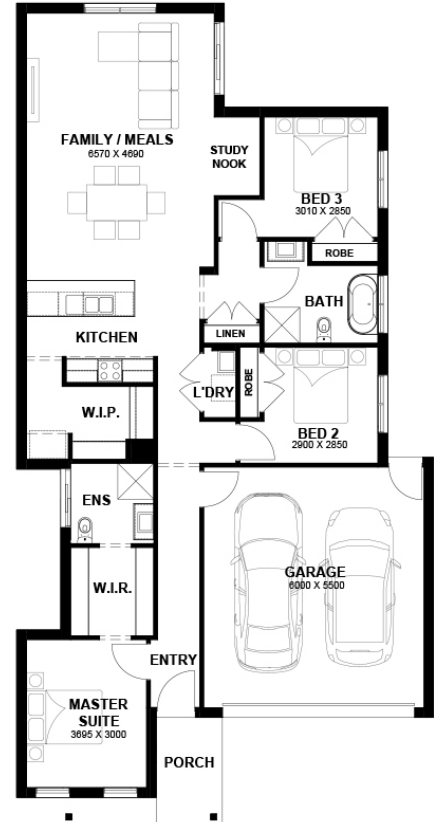
**\$666,895**

Lot 11 Paekside Estate  
**Greenvale**

<b>Lot Size:</b>	278sq	<b>House Size:</b>	18.33sq
<b>Lot Price:</b>	\$423,345	<b>House Price:</b>	\$243,550

**PACKAGE INCLUSIONS :**

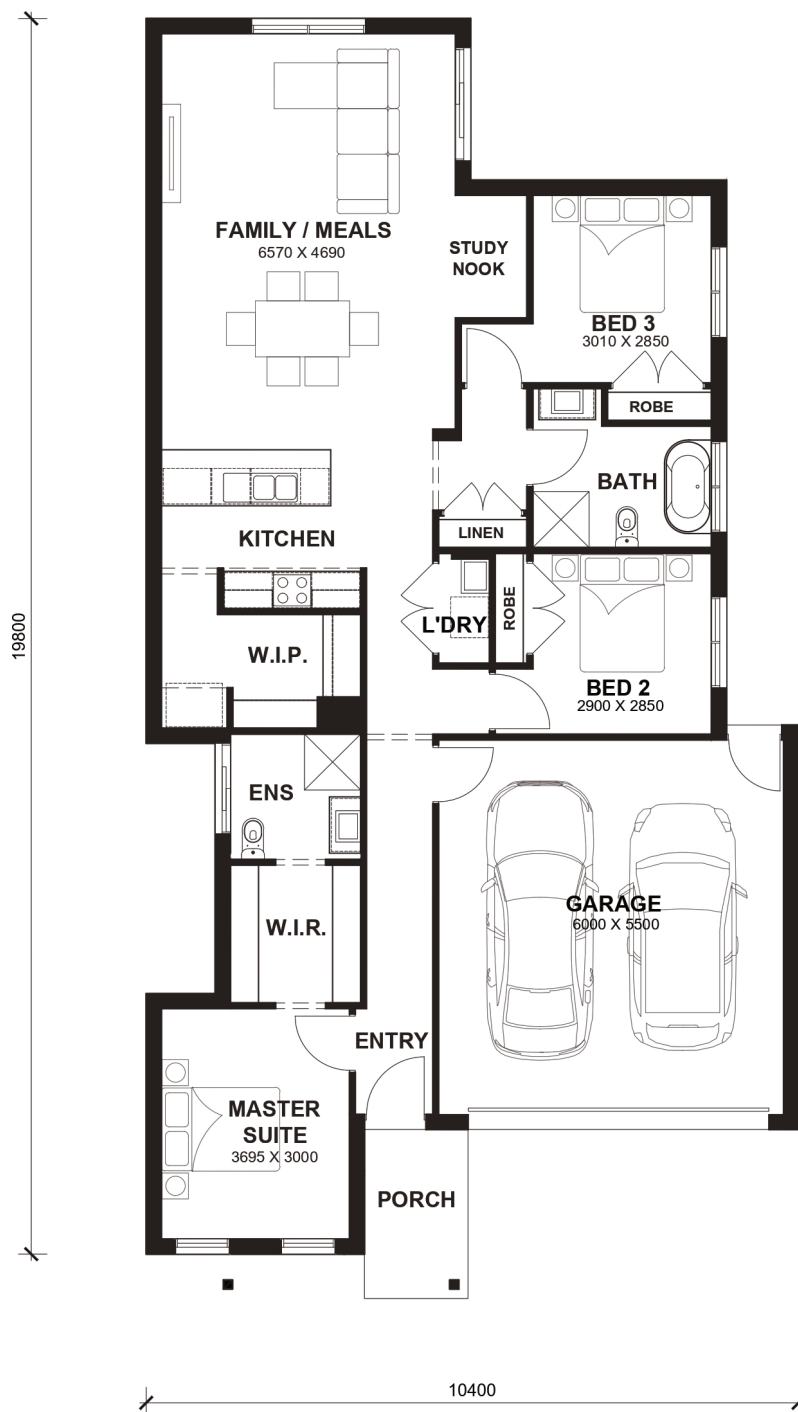
- Tiles/Laminate flooring in living areas
- Led Downlights throughout the House
- 2.2kw Solar System
- Double Glazed Windows.
- 20mm Stone Benchtops Throughout.
- Ducted Heating.
- Flyscreens To All Openable Windows.
- Glazed Porcelain Tiles To All Wet Areas (Including Showerbase).
- Soft Closing Drawers & Doors To All Cabinets.
- 900mm stainless steel appliances (Design Specific).
- 215L Heat Pump Hot water Service.
- Back to Wall freestanding bath tub (size specific).



# Berkeley 18



LOT WIDTH 10.5m<sup>+</sup> LOT DEPTH 25m<sup>+</sup>



## TOTAL AREAS

FAMILY / MEALS	6570mm x 4690mm	GARAGE	6000mm x 5500mm	TOTAL	170.26m <sup>2</sup>	18.33sq
MASTER SUITE	3695mm x 3000mm					
BED 2	2900mm x 2850mm			EXTERIOR LENGTH		19,800
BED 3	3010mm x 2850mm			EXTERIOR WIDTH		10,400

House size on brochure is based on the Avalon facade. Size may vary dependant on facade. Please refer to working drawings for complete dimensions.