



FOR ILLUSTRATION PURPOSES ONLY

Iris 15

Azra 8.5 Facade



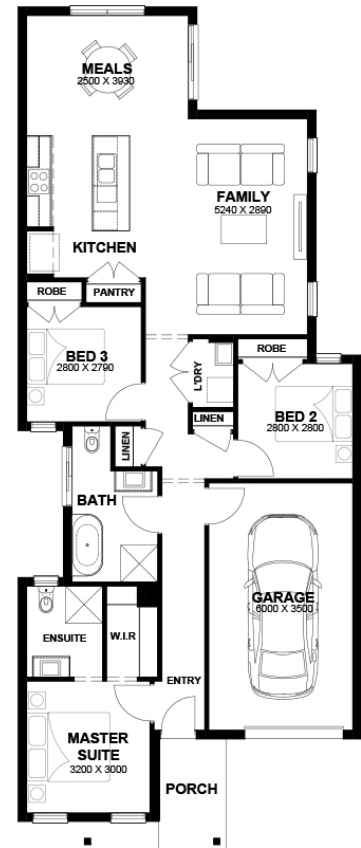
\$505,500

Lot 627 Timbarra Estate
Beveridge (Timbarra Estate)

Lot Size:	272sq	House Size:	15.03sq
Lot Price:	\$270,000	House Price:	\$235,500

PACKAGE INCLUSIONS :

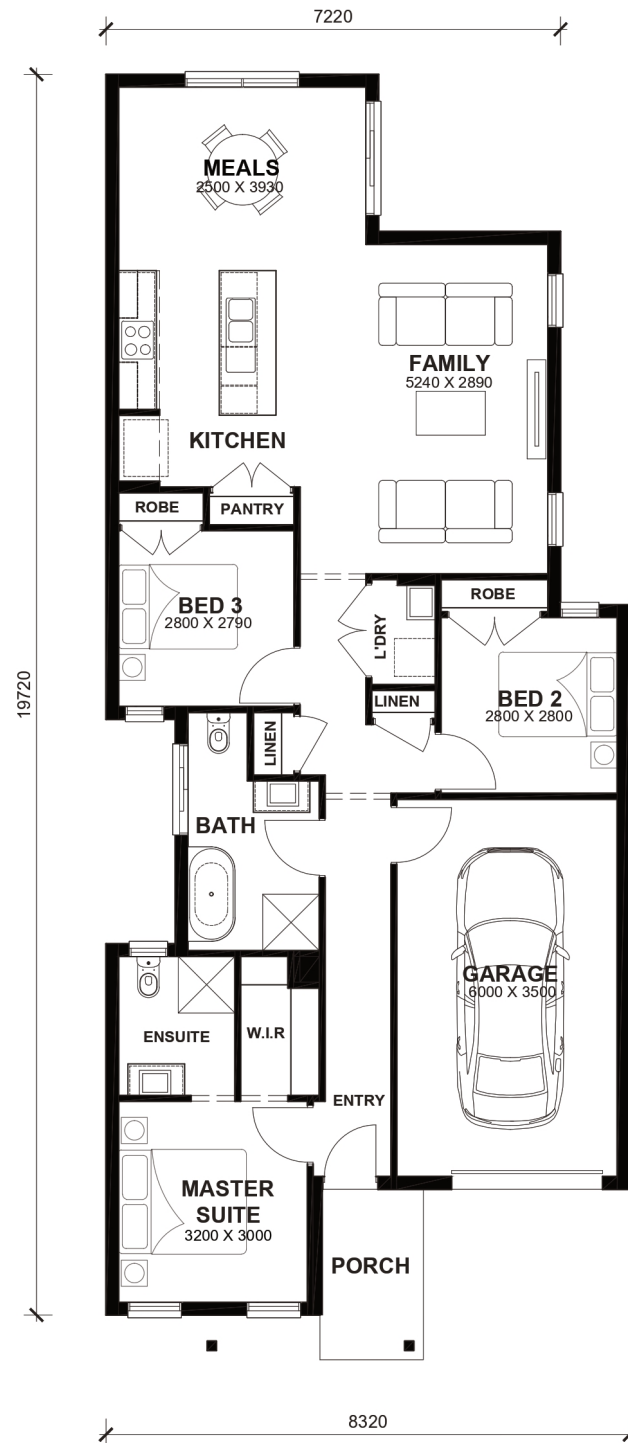
- Tiles/Laminate flooring in living areas
- Led Downlights throughout the House
- 2.2kw Solar System
- Double Glazed Windows.
- 20mm Stone Benchtops Throughout.
- Ducted Heating.
- Flyscreens To All Openable Windows.
- Glazed Porcelain Tiles To All Wet Areas (Including Showerbase).
- Soft Closing Drawers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



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LOT WIDTH 8.5m⁺ LOT DEPTH 25m⁺



TOTAL AREAS

FAMILY	5240mm x 2890mm	BED 3	2800mm x 2790mm	TOTAL	139.63m ²	15.03sq
MEALS	2500mm x 3930mm	GARAGE	6000mm x 3500mm			
MASTER SUITE	3200mm x 3000mm			EXTERIOR LENGTH		19,720
BED 2	2800mm x 2800mm			EXTERIOR WIDTH		8,320

House size on brochure is based on the Avalon 8.5m facade. Size may vary dependant on facade. Please refer to working drawings for complete dimensions.