



FOR ILLUSTRATION PURPOSES ONLY

## ARIA 22.5

Hamilton Natural  
Facade



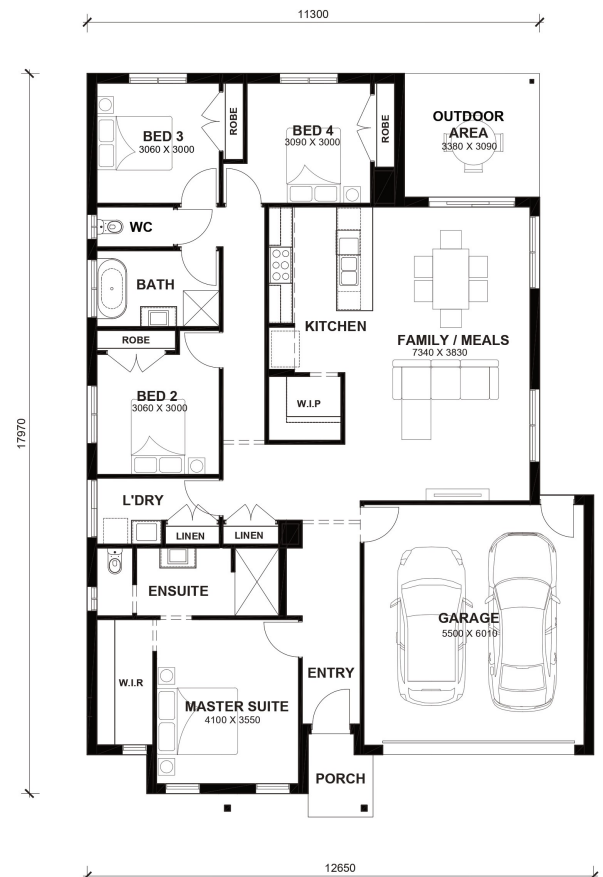
# \$649,347

Lot 1502 Moonstone Road  
Donnybrook (Donnybrae Estate)

<b>Lot Size:</b>	392m <sup>2</sup>	<b>House Size:</b>	22.45sq
<b>Lot Price:</b>	\$377,000	<b>House Price:</b>	\$272,347

### PACKAGE INCLUSIONS :

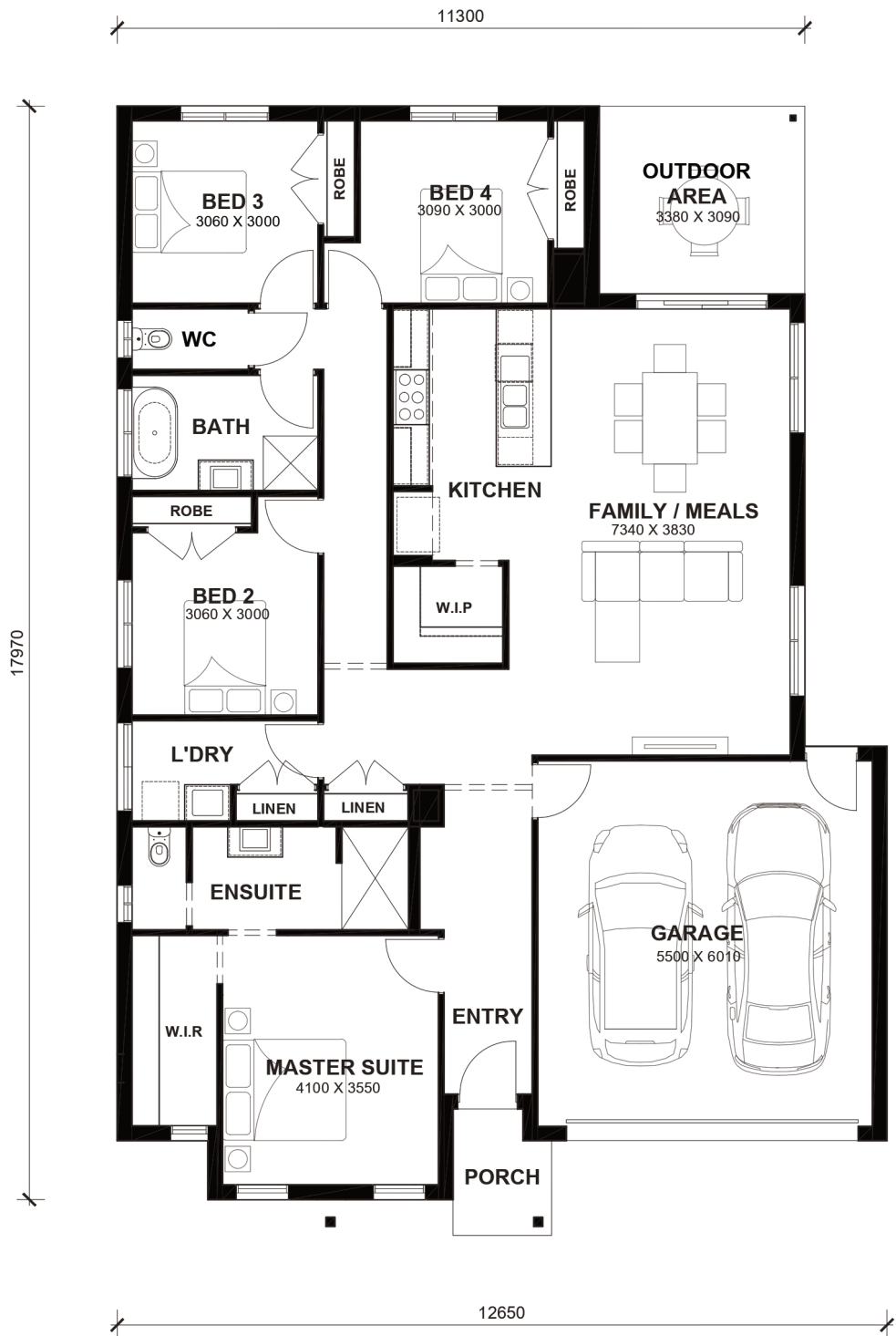
- Tiles/Laminate flooring in living areas
- Led Downlights throughout the House
- 2.6kw Solar System
- Double Glazed Windows.
- 20mm Stone Benchtops Throughout.
- Feature Cabinetry To Kitchen and Bathrooms.
- Glazed Porcelain Tiles To All Wet Areas (Including Showerbase).
- Site Costs Included (Subject to T&C's).
- Soft Closing Drawers & Doors To All Cabinets.
- 900mm Appliances to Kitchen
- \$20K Titled Land Rebate Applied
- Coloured Concrete Driveway
- Ducted Heating & Cooling System: split system air-conditioner
- THE MEGA SALE PROMOTION - \$15K OFF Applied
- Dishwasher



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LOT WIDTH LOT DEPTH  
14m+ 25m+



## TOTAL AREAS

FAMILY / MEALS	7340mm x 3830mm	BED 4	3090mm x 3000mm	TOTAL	208.61m <sup>2</sup>	22.45sq
MASTER SUITE	4100mm x 3550mm	OUTDOOR AREA	3380mm x 3090mm			
BED 2	3060mm x 3000mm	GARAGE	5500mm x 6010mm	EXTERIOR LENGTH		17,970
BED 3	3060mm x 3000mm			EXTERIOR WIDTH		12,650

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