



FOR ILLUSTRATION PURPOSES ONLY

## Berkeley 18

Hamilton Gable Facade



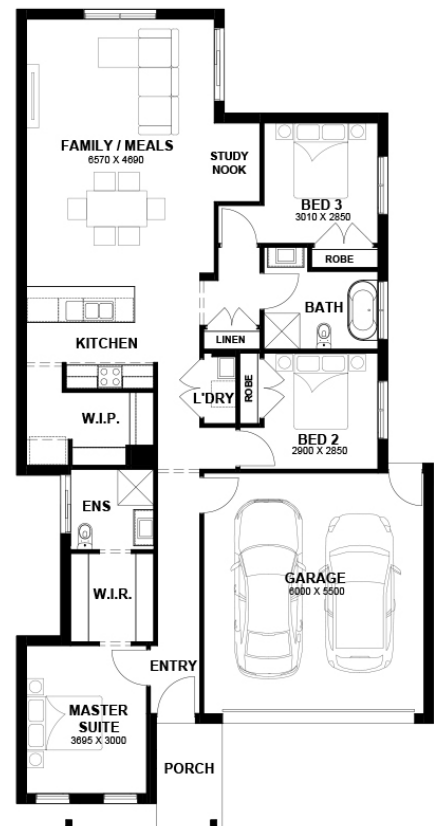
# \$568,250

Lot 741 Bartolo Street  
Truganina (Olivia Estate)

<b>Lot Size:</b>	294m <sup>2</sup>	<b>House Size:</b>	18.33sq
<b>Lot Price:</b>	\$312,000	<b>House Price:</b>	\$256,250

### PACKAGE INCLUSIONS :

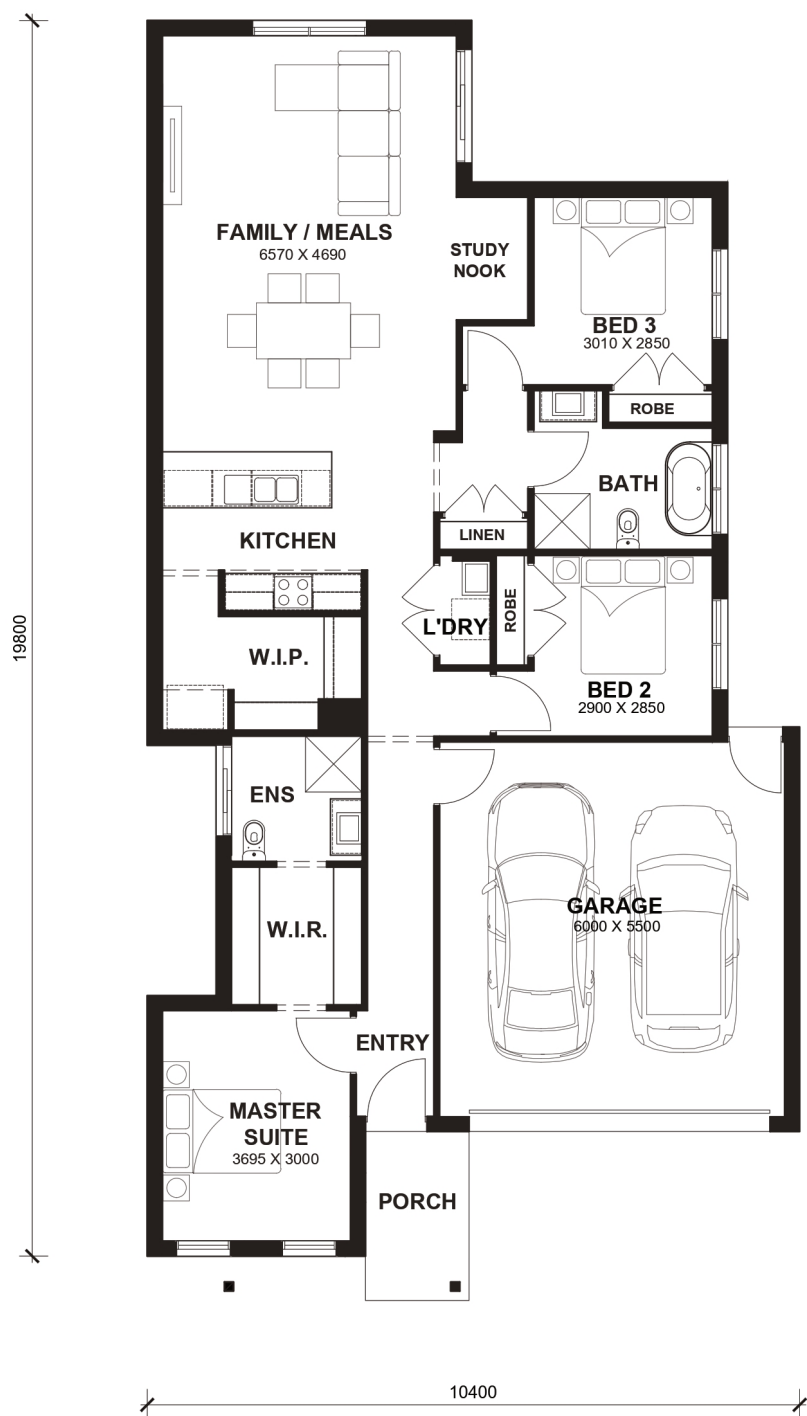
- Tiles/Laminate flooring in living areas
- Led Downlights throughout the House
- 2.6kw Solar System
- Double Glazed Windows.
- 20mm Stone Benchtops Throughout.
- Feature Cabinetry To Kitchen and Bathrooms.
- Glazed Porcelain Tiles To All Wet Areas (Including Showerbase).
- Site Costs Included (Subject to T&C's).
- Soft Closing Drawers & Doors To All Cabinets.
- Tile Splashback To Kitchen.
- 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  
10.5m<sup>+</sup> 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.