



## Aria 25

Oslo Facade



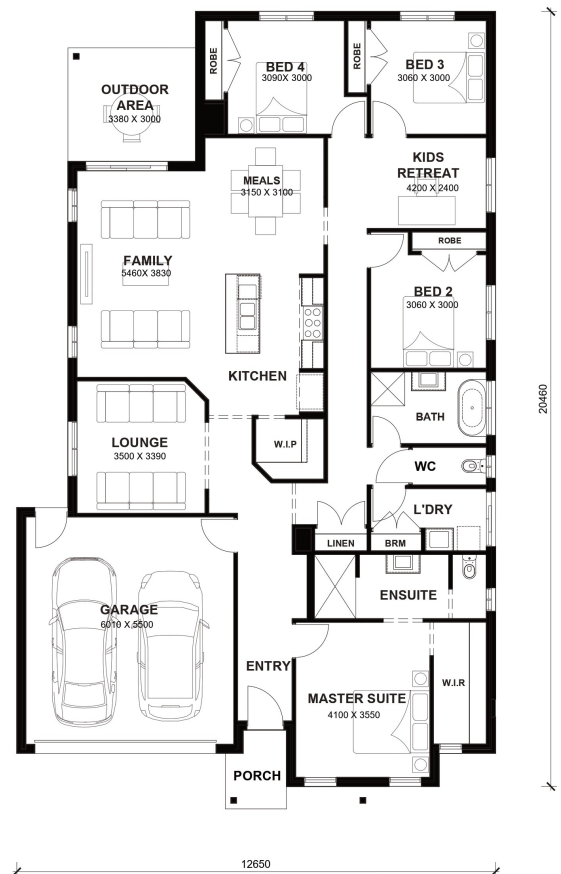
**\$851,850**

Lot 168 Enchanted Road  
**Fraser Rise (Prosperity Estate)**

<b>Lot Size:</b>	480m <sup>2</sup>	<b>House Size:</b>	25.19sq
<b>Lot Price:</b>	\$540,000	<b>House Price:</b>	\$311,850

### PACKAGE INCLUSIONS :

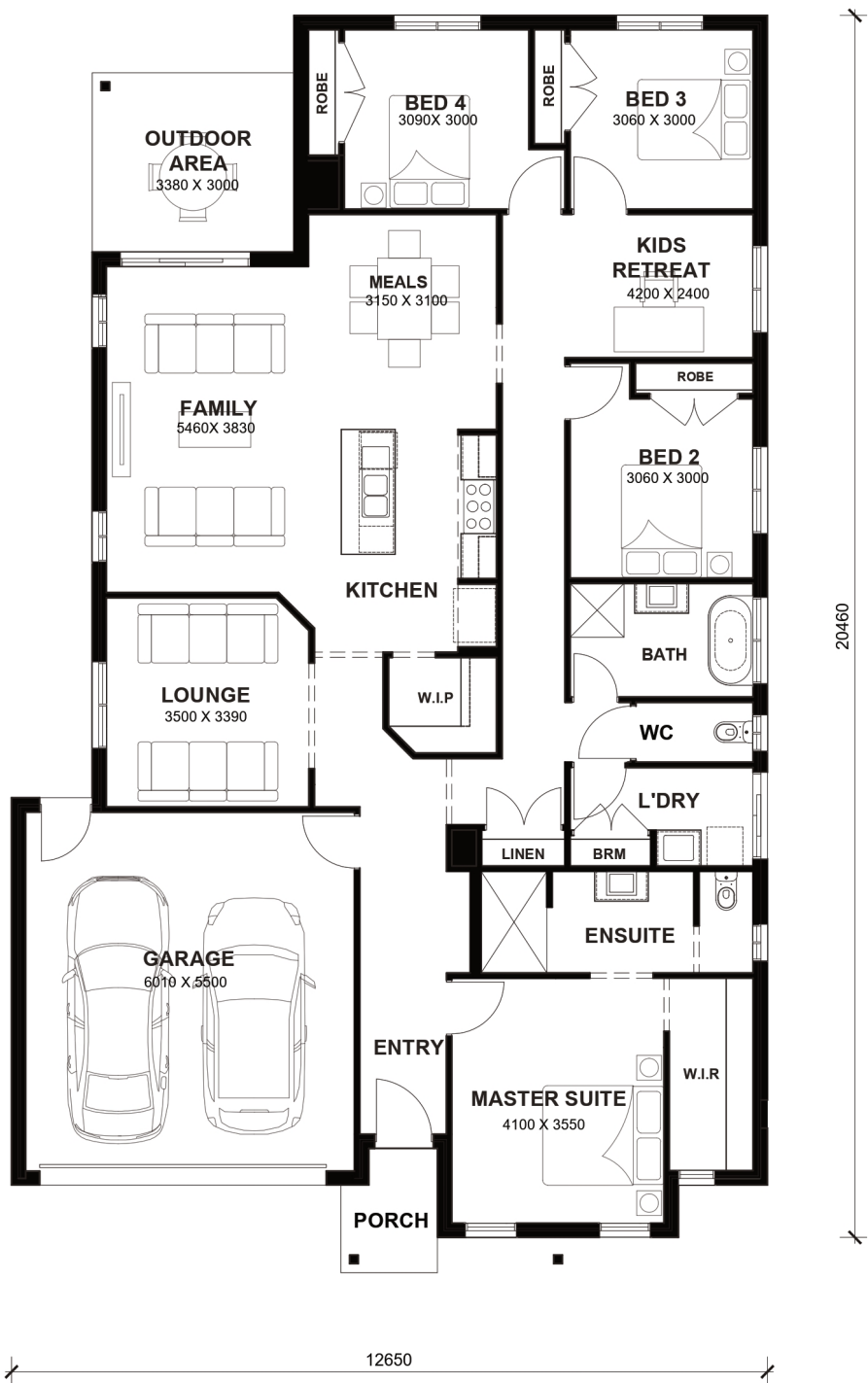
- Tiles/Laminate flooring in living areas
- Led Downlights throughout the House
- Developer Guidelines & Covenants Included.
- Site Costs Included (Subject to T&C's).
- Soft Closing Drawers & Doors To All Cabinets.
- Ducted Heating & Cooling System: split system air-conditioner
- All standard design homes include a 7-star energy rating, featuring solar panels, a heat pump, R5 insulation batts in the ceiling, R2.5 insulation in external walls, and double-glazed windows throughout the house."
- Call now on 0400 649 468 before the land sells out. Only 20 blocks remaining.
- Only 10 minutes from the train station and Watergardens Shopping Centre. Located near amazing schools — a great pocket for investors or first-home buyers.



# Aria 25



LOT WIDTH LOT DEPTH  
14m+ 28m+



## TOTAL AREAS

FAMILY	5460mm x 3830mm	BED 3	3060mm x 3000mm	TOTAL	234.01m <sup>2</sup>	25.19sq
MEALS	3150mm x 3100mm	BED 4	3090mm x 3000mm			
LOUNGE	3500mm x 3390mm	KIDS RETREAT	4200mm x 2400mm	EXTERIOR LENGTH		20,460
MASTER SUITE	4100mm x 3550mm	OUTDOOR AREA	3380mm x 3000mm	EXTERIOR WIDTH		12,650
BED 2	3060mm x 3000mm	GARAGE	6010mm x 5500mm			

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