



Attica 32.5

Oslo Facade



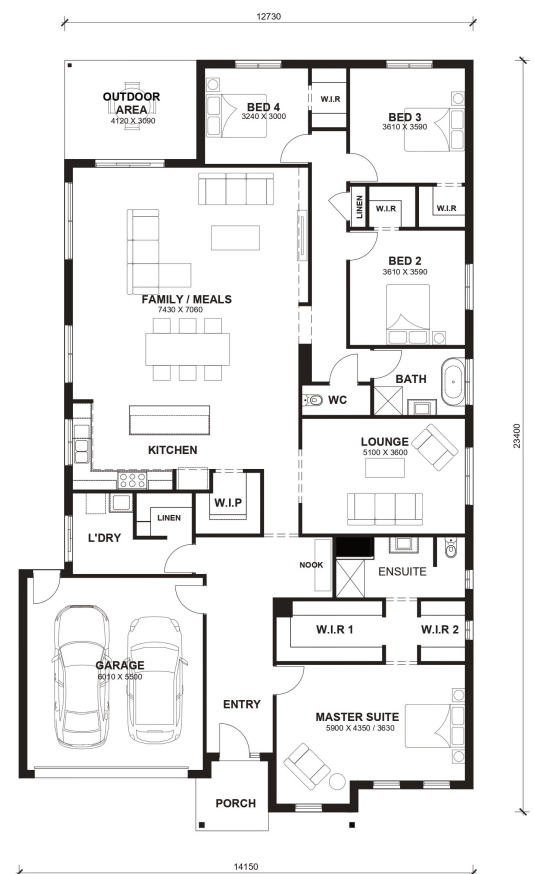
\$936,150

Lot 2627 Stonehill Estate Maddingley (Stonehill Estate)

Lot Size:	810m ²	House Size:	32.63sq
Lot Price:	\$512,000	House Price:	\$424,150

PACKAGE INCLUSIONS :

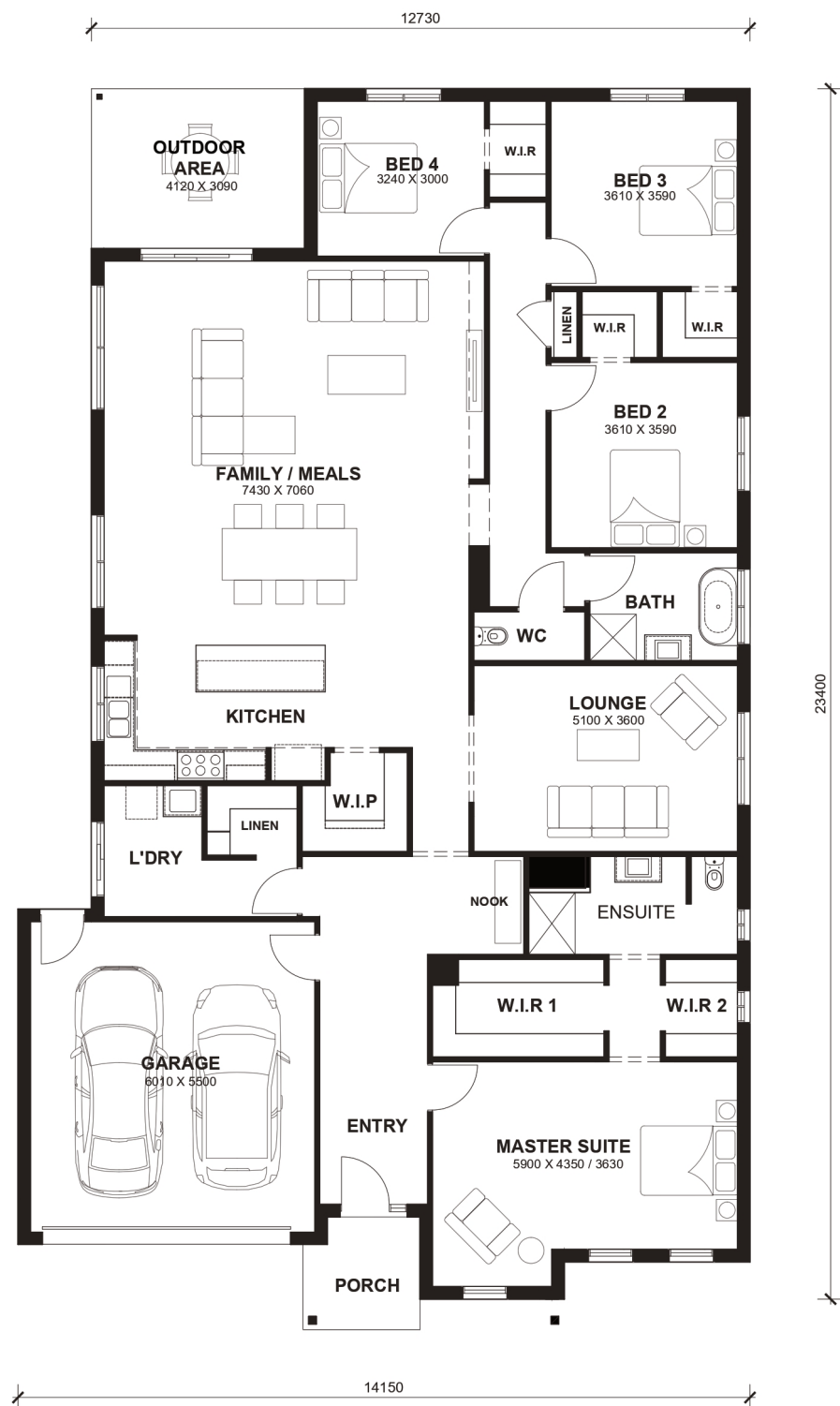
- Tiles/Laminate flooring in living areas
- Double Glazed Windows.
- Developer Guidelines & Covenants Included.
- LED Tri-Colour Downlights Throughout.
- Site Costs Included (Subject to T&C's).
- Blinds throughout house Excluding bathrooms
- Ducted Heating & Cooling System: split system air-conditioner
- 2700 Ceiling + 2340 internal High Doors
- Double basin to Ensuite with 1200x900 shower base
- Floor to ceiling tiles to Bath and Ensuite including Niches to showers
- 40mm stone to kitchen & 20mm stone to bathrooms
- 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."



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LOT WIDTH LOT DEPTH
16m⁺ 32m⁺



TOTAL AREAS

FAMILY / MEALS	7430mm x 7060mm	BED 4	3240mm x 3000mm	TOTAL	303.14m ²	32.63sq
MASTER SUITE	5900mm x 4350mm / 3630mm	LOUNGE	5100mm x 3600mm			
BED 2	3610mm x 3590mm	OUTDOOR AREA	4120mm x 3090mm	EXTERIOR LENGTH		23,400
BED 3	3610mm x 3590mm	GARAGE	6010mm x 5500mm	EXTERIOR WIDTH		14,150

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