



FOR ILLUSTRATION PURPOSES ONLY

Iris 15

Azra 8.5 Facade



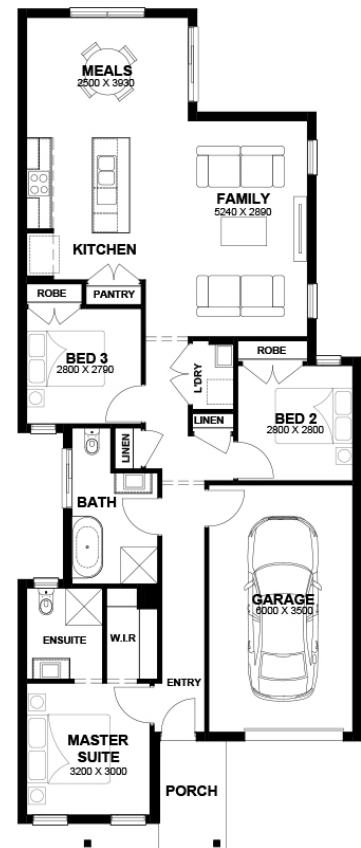
\$542,150

Lot 515 Ivory Street
Cobblebank (Willowstone Estate)

Lot Size:	254.75m ²	House Size:	15.03sq
Lot Price:	\$294,000	House Price:	\$248,150

PACKAGE INCLUSIONS :

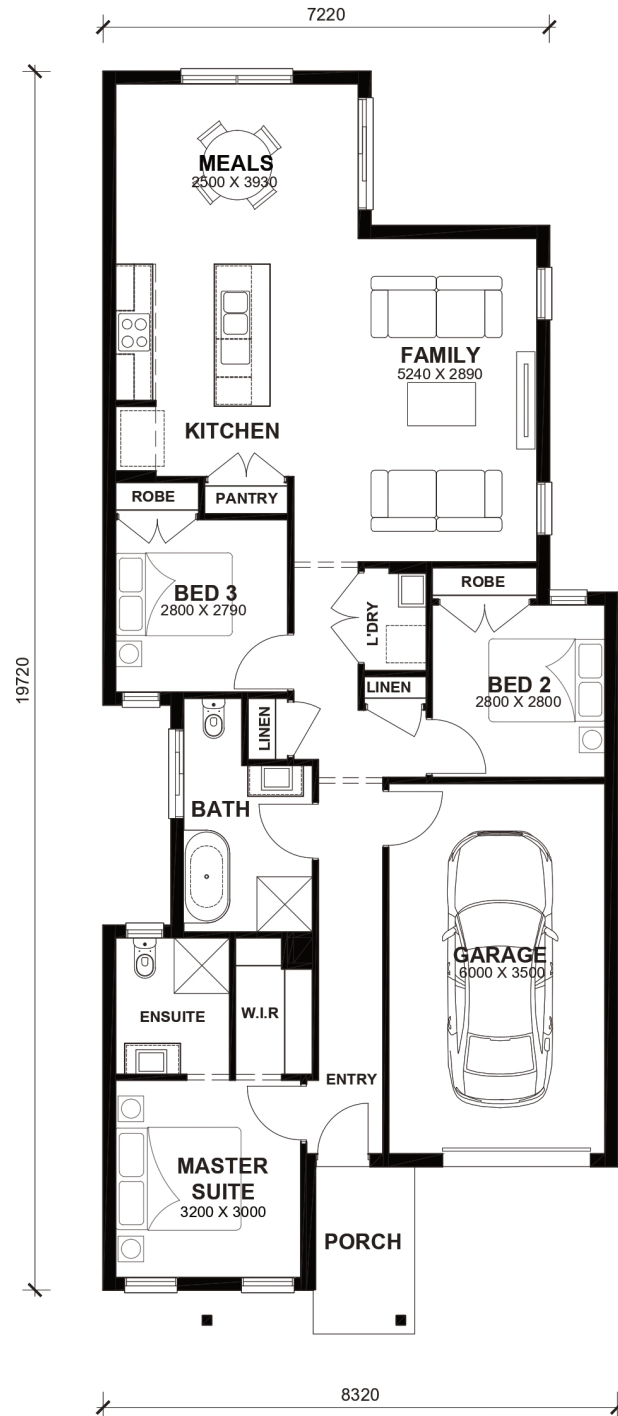
- Double Glazed Windows.
- 22.5 Degree Roof Pitch.
- 2590mm High Ceilings Throughout.
- LED Tri-Colour Downlights Throughout.
- Site Costs Included (Subject to T&C's).
- Soft Closing Drawers & Doors To All Cabinets.
- Tile Splashback To Kitchen.
- Blinds throughout house Excluding bathrooms
- Ducted Heating & Cooling System: split system air-conditioner
- Colored Driveway including path to house
- 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 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.