



FOR ILLUSTRATION PURPOSES ONLY

## Kimberley 18

Hamilton Natural Facade



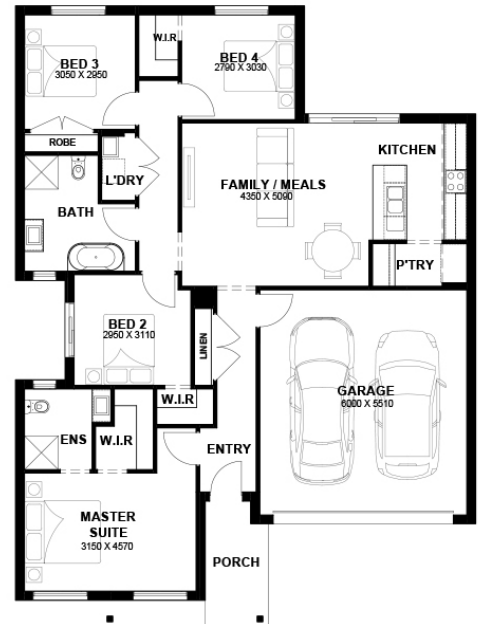
# \$679,914

Lot 818 Stringybark Drive  
Lara

**Lot Size:** 474m<sup>2</sup>      **House Size:** 18.22sq  
**Lot Price:** \$390,000      **House Price:** \$289,914

### PACKAGE INCLUSIONS :

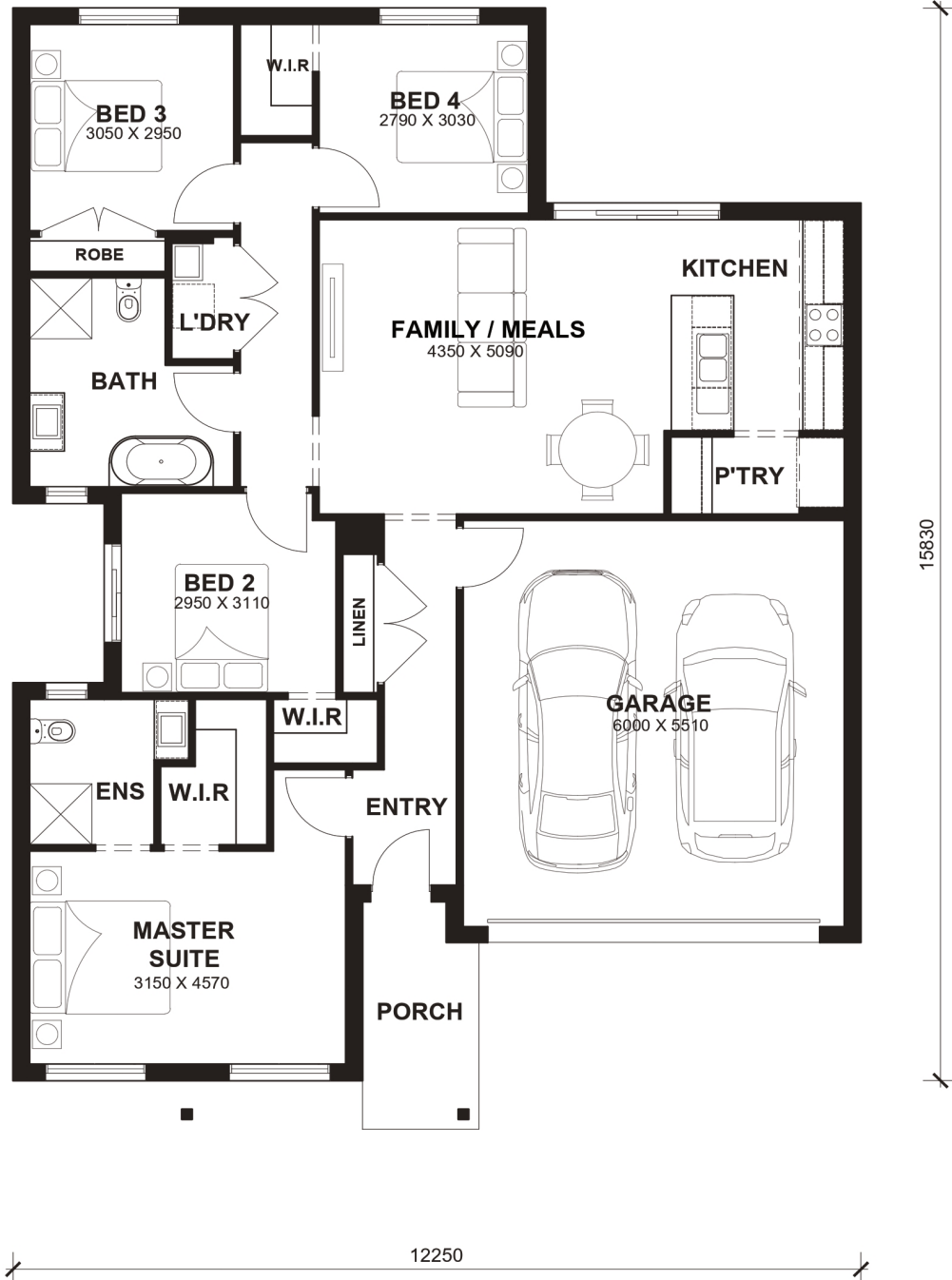
- Led Downlights throughout the House
- Double Glazed Windows.
- Glazed Porcelain Tiles To All Wet Areas (Including Showerbase).
- Site Costs Included (Subject to T&C's).
- Ducted Heating & Cooling System: split system air-conditioner
- Dishwasher
- Laminated Timber Flooring to Living Areas & Carpets to Bedrooms
- TITLED LAND, READY TO BUILD ON!
- Coloured Concrete Driveway, Front & Rear Landscaping, Letter Box, Clothesline & Block Out Roller Blinds,
- 20mm Stone Benchtops to Kitchen, Bathroom & Laundry Sink
- 30 YEARS STRUCTURAL GUARANTEE
- Aston \$30K Advantage Discount Applied (Ends 31/05/2026)
- Colorbond Fence Included by Estate



# Kimberly 18



LOT WIDTH 12.5m+  
LOT DEPTH 21m+



## TOTAL AREAS

FAMILY / MEALS	4350mm x 5090mm	BED 4	2790mm x 3030mm	TOTAL	169.22m <sup>2</sup>	18.22sq
MASTER SUITE	3150mm x 4570mm	GARAGE	6000mm x 5510mm			
BED 2	2950mm x 3110mm			EXTERIOR LENGTH		15,830
BED 3	3050mm x 2950mm			EXTERIOR WIDTH		12,250

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