



FOR ILLUSTRATION PURPOSES ONLY

Aria 22.5

Hampton Facade



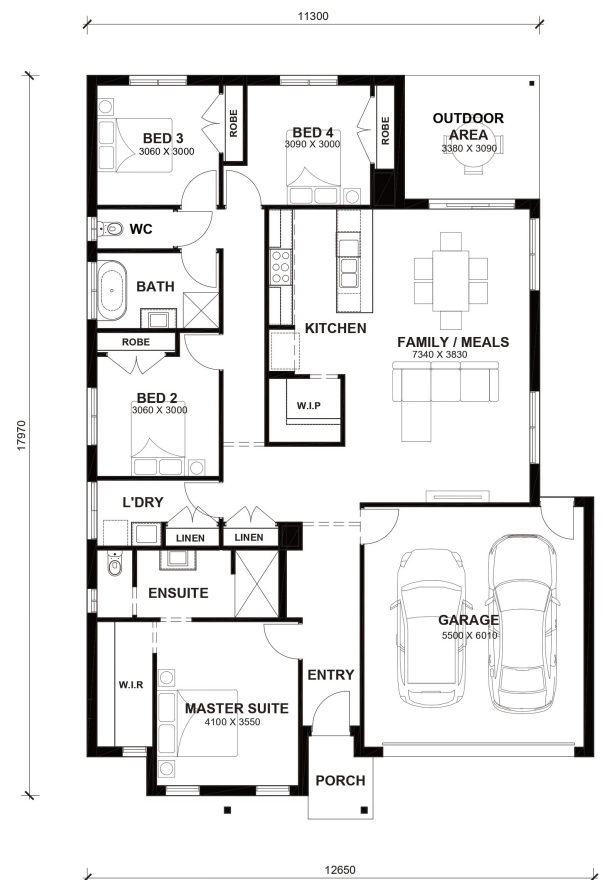
\$706,411

Lot 325 Dapple Avenue
Armstrong Creek (Palomino Estate)

Lot Size:	350m ²	House Size:	22.45sq
Lot Price:	\$389,000	House Price:	\$317,411

PACKAGE INCLUSIONS :

- Led Downlights throughout the House
- Double Glazed Windows.
- Site Costs Included (Subject to T&C's).
- Dishwasher
- Laminate Flooring to Living Areas & Carpet to Bedrooms
- 900mm Freestanding Induction Cooker
- Estimated Titles - Q1 2027
- 20mm Stone Benchtops to Kitchen, Bathroom & Laundry Sink
- 2590mm High Ceilings
- 30 YEARS STRUCTURAL GUARANTEE
- ***Excludes fencing***
- MEGA SALE PROMOTION \$25k Applied to Total Price
- Low Profile Roof Tiles
- Rinnai Inverter Split System
- TURNKEY - Exposed Agg. Driveway, Landscape, Blinds, Letter box & Clothesline - Excludes Fencing



Aria 22.5



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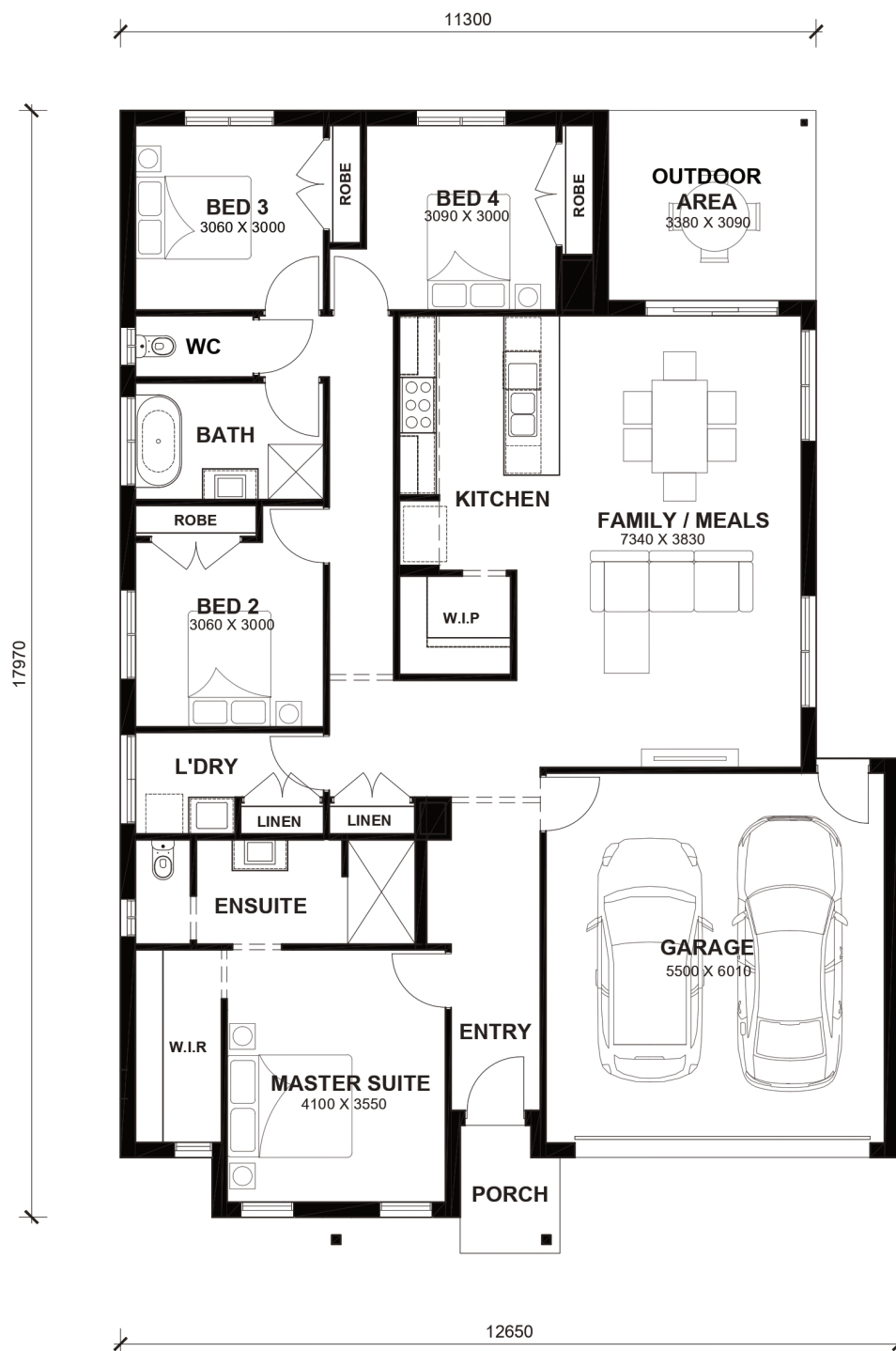


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LOT WIDTH 14m⁺ LOT DEPTH 25m⁺



TOTAL AREAS

FAMILY / MEALS	7340mm x 3830mm	BED 4	3090mm x 3000mm	TOTAL	208.61m ²	22.45sq
MASTER SUITE	4100mm x 3550mm	OUTDOOR AREA	3380mm x 3090mm			
BED 2	3060mm x 3000mm	GARAGE	5500mm x 6010mm	EXTERIOR LENGTH		17,970
BED 3	3060mm x 3000mm			EXTERIOR WIDTH		12,650

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