



FOR ILLUSTRATION PURPOSES ONLY

Ventura 13

Monsanto 8.5 Facade



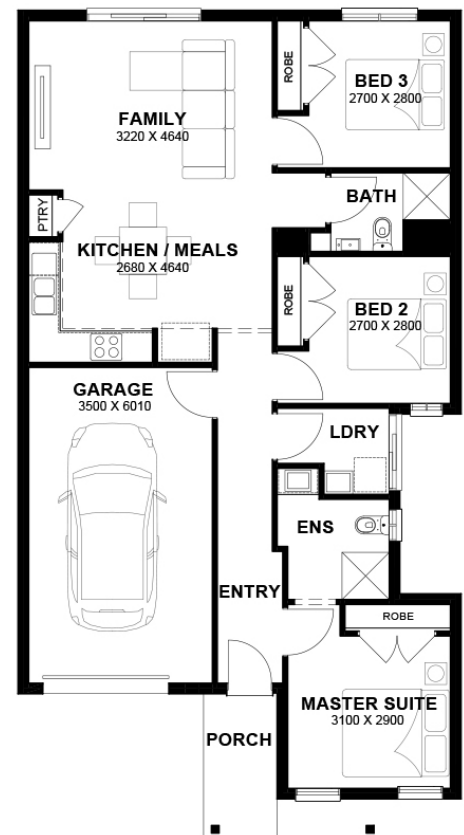
\$613,579

Lot 601 3 bedroom home
Clyde North (Northside Estate)

Lot Size:	220.50m ²	House Size:	12.71sq
Lot Price:	\$355,000	House Price:	\$258,579

PACKAGE INCLUSIONS :

- 3kw Solar System
- Double Glazed Windows.
- 20mm Stone Benchtops Throughout.
- 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
- Coloured Concrete Driveway
- AMAZING 4.8 STARS ON PRODUCT REVIEW
- Dishwasher
- Recycled Water Connections
- Laminate flooring to living areas & Carpeted bedrooms
- 2 X Reverse Cycle Split Systems (Heating/Cooling)



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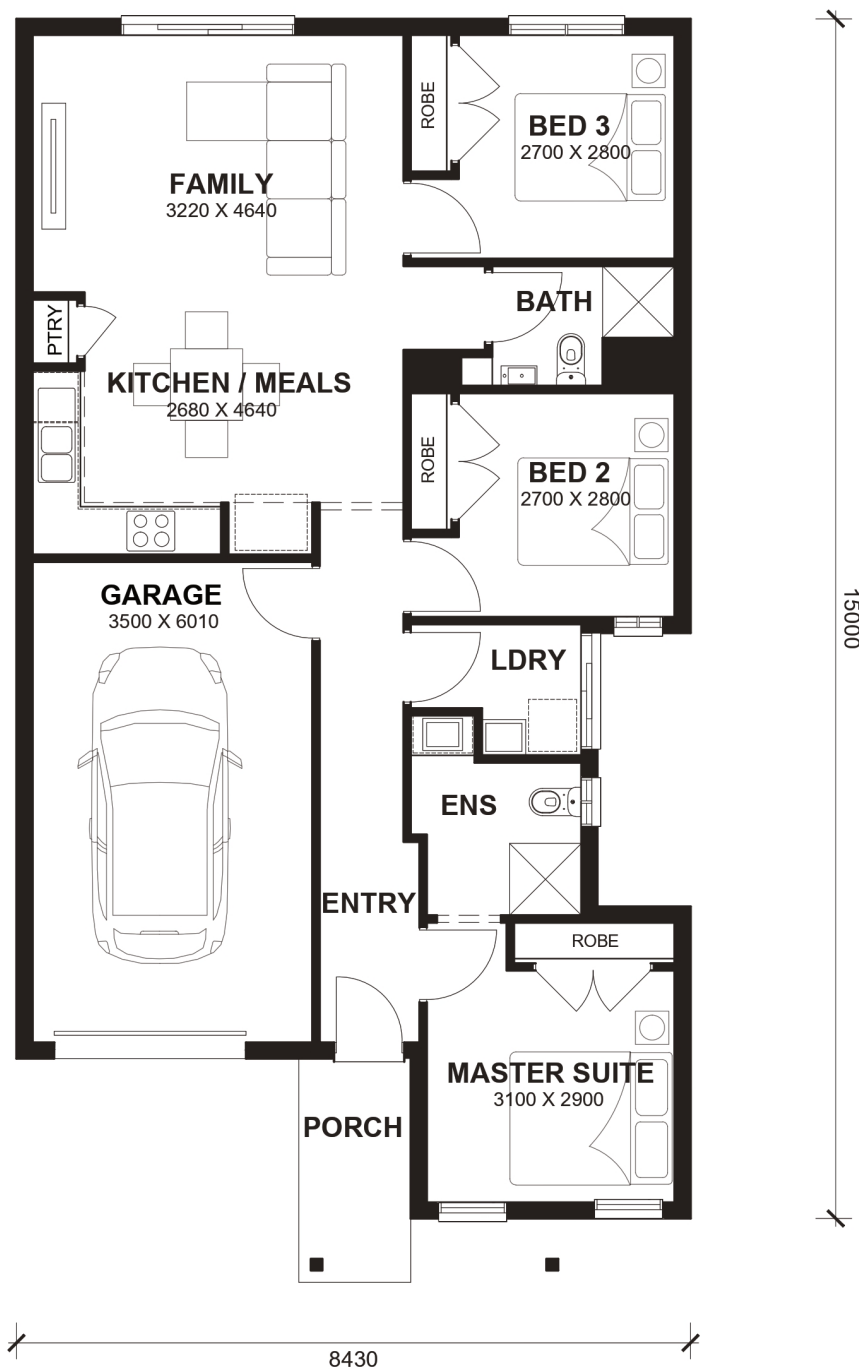


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LOT WIDTH 8.5m⁺ LOT DEPTH 21m⁺



TOTAL AREAS

FAMILY	3220mm x 4640mm	BED 3	2700mm x 2800mm	TOTAL	118.12m ²	12.71sq
KITCHEN / MEALS	2680mm x 4640mm	GARAGE	3500mm x 6010mm			
MASTER SUITE	3100mm x 2900mm			EXTERIOR LENGTH		15,000
BED 2	2700mm x 2800mm			EXTERIOR WIDTH		8,430

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.