



FOR ILLUSTRATION PURPOSES ONLY

Ventura 13

Monsanto 8.5 Facade



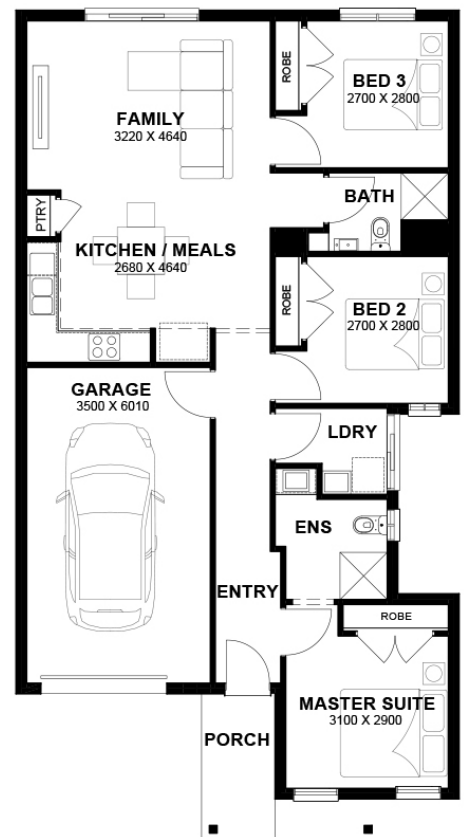
\$547,700

Lot 782 House & Land Package Tarneit (Harlow Estate)

Lot Size:	262.50m ²	House Size:	12.71sq
Lot Price:	\$292,500	House Price:	\$255,200

PACKAGE INCLUSIONS :

- 2590mm High Ceilings Throughout.
- LED Tri-Colour Downlights Throughout.
- Site Costs Included (Subject to T&C's).
- Soft Closing Drawers & Doors To All Cabinets.
- Blinds throughout house excluding bathrooms
- Heating & Cooling
- Block-Out Roller Blinds to Windows & Sliding Doors
- 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."
- \$15k Land Settlement Rebate + 25k Mega Sales Applied (40k savings)



Ventura 13



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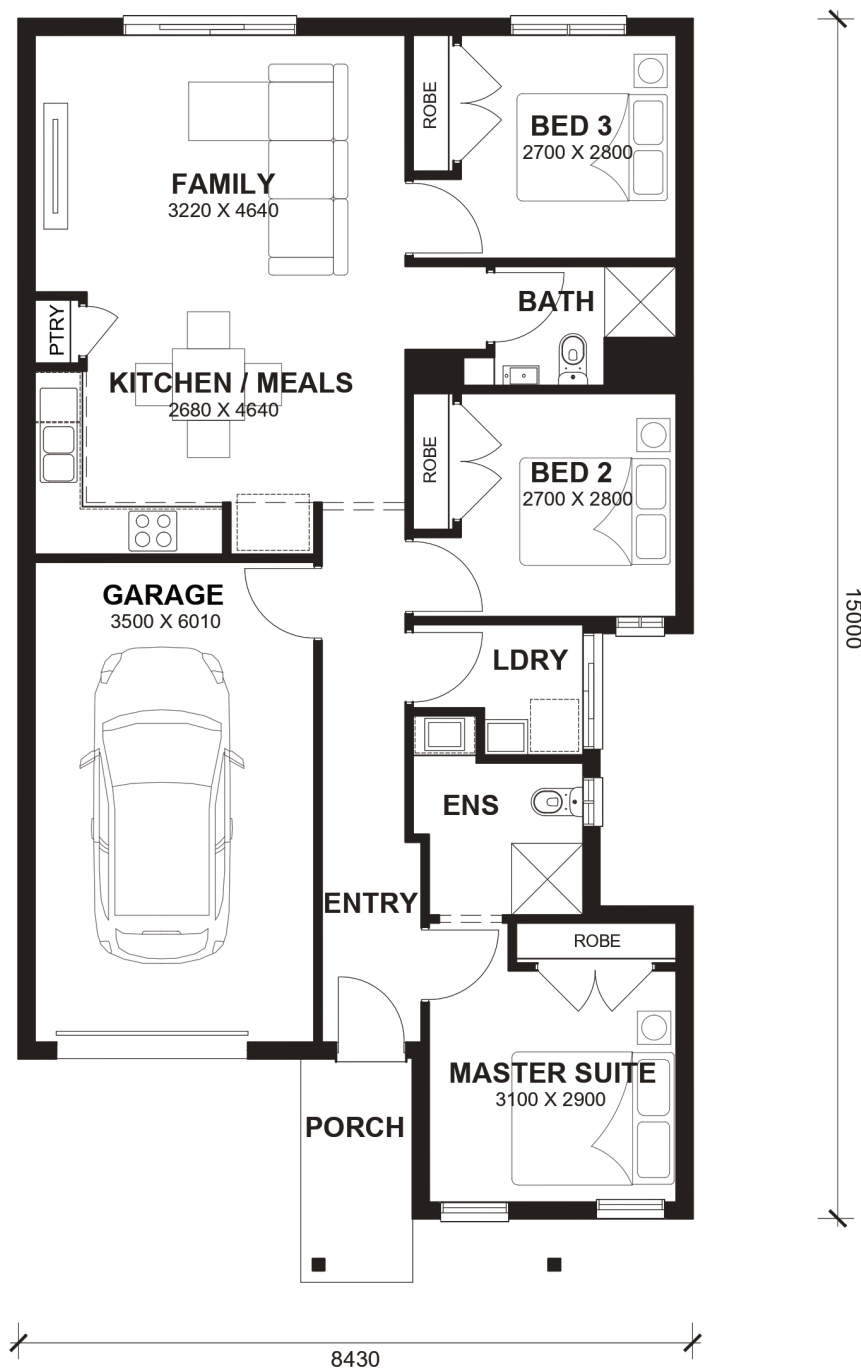


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LOT WIDTH 8.5m⁺ LOT DEPTH 21m⁺



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.