

Iris 15

Eltham 8.5 Facade

3 2 1

$574,738

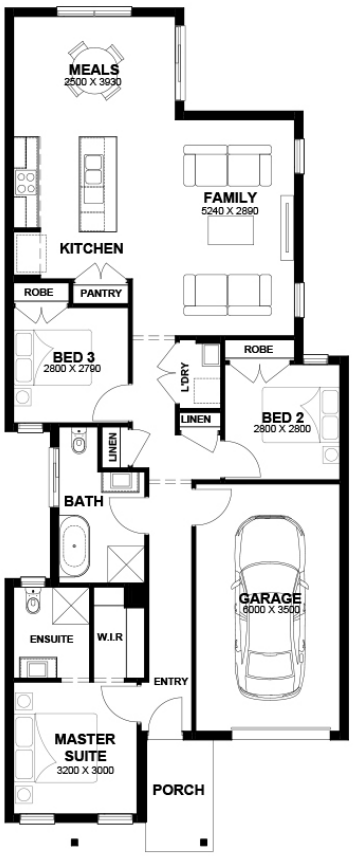
Lot 129 Brynmill Boulevard

Tarneit (Montgomery Estate)

Lot Size:	212.50m^2	**House Size:**	15.03sq
Lot Price:	$314,000	**House Price:**	$260,738

PACKAGE INCLUSIONS :

- Double Glazed Windows.
- Soft Closing Drawers & Doors To All Cabinets.
- AMAZING 4.8 STARS ON PRODUCT REVIEW
- Block-Out Roller Blinds to Windows & Sliding Doors
- Dishwasher
- Laminate Flooring to Living Areas & Carpet to Bedrooms
- 2590mm High Ceilings
- 20mm Stone Bench to Ensuite, Bathroom and Kitchen
- 30 YEARS STRUCTURAL GUARANTEE
- Glazed Porcelain Tiles to Bathroom, Ensuite and Laundry
- FLEXIBLE Floorplans - Can redesign to Suit your Lifestyle
- Reverse Cycle Inverter Split System 3.5kw Cool/3.7kw Heat
- Freestanding Back To Wall Bathtub
- 600mm Stainless Steel Induction Cooker
- Fixed Site Costs* - Includes Rock Removal & P-Class



Access collection

Tyler Lee

Phone: 0433 369 469

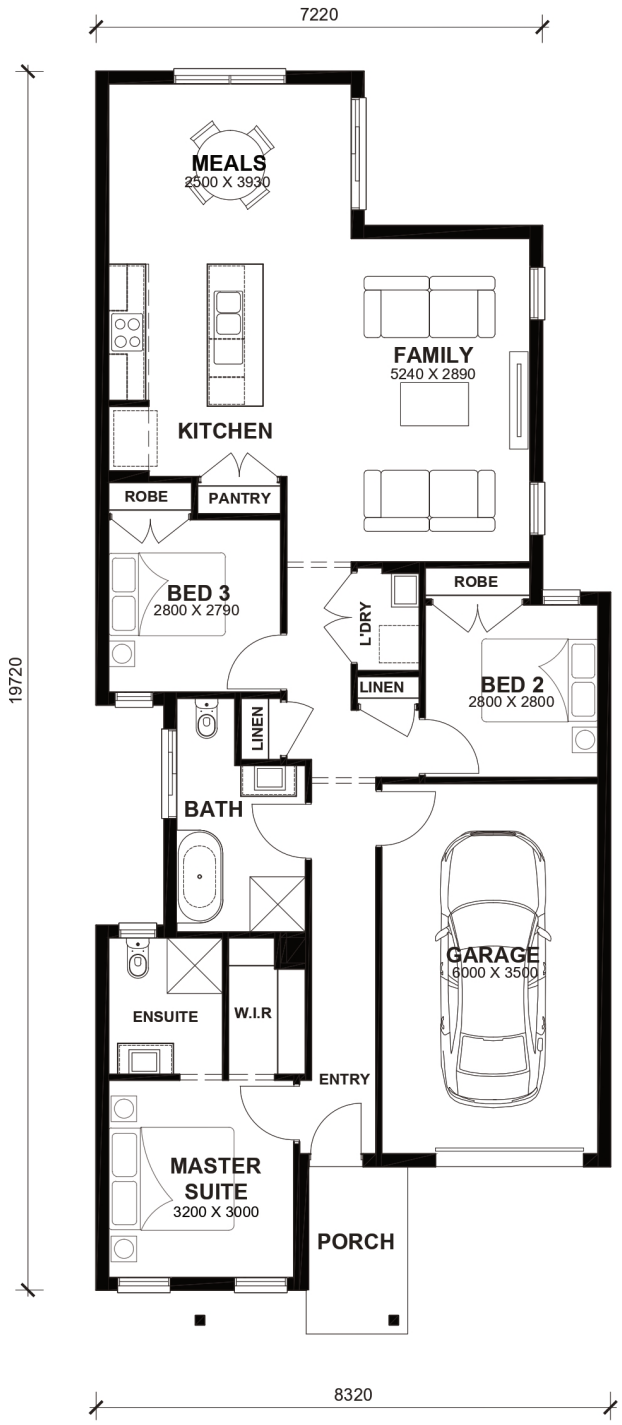
Email: tyler@astonhomes.com.au

DISCLAIMER: Price correct as of 11-11-2026 and valid for 60 days, Aston Homes has the right to change pricing without notice. "Fixed" pricing means that, subject to the terms of this disclaimer and any changes requested by the client, the price advertised will be the price contained in the building contract and this price will not change other than in accordance with the building contract. The price is based on developer supplied engineering plans and plans of subdivision and final price may vary if actual site conditions differ to those shown in developer supplied documents. Aston Homes has the right to charge additional site costs for any rock. Package price excludes telephone service, customer account opening fees, stamp duty on land, legal fees and conveyancing costs including titles and property report. Facade images shown may not be standard, and may not be included in the price of the home. This brochure is for illustration purposes and is to be used as a guide only.

Iris 15

3 2 1 1

LOT WIDTH 8.5m+ LOT DEPTH 25m+



TOTAL AREAS

FAMILY	5240mm x 2890mm	BED 3	2800mm x 2790mm	TOTAL	139.63m² 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.