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House and Land Package

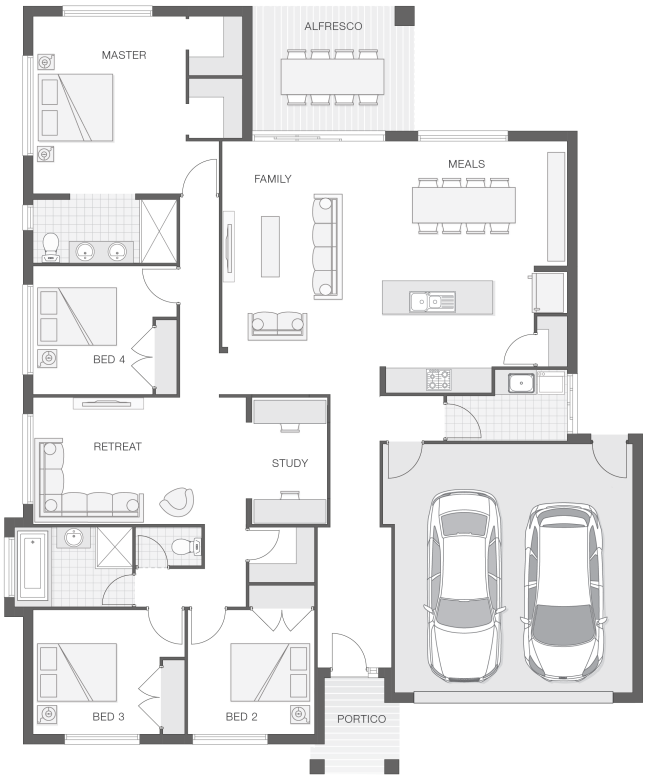


The Iluka

4 2 2 25 sq

Facade name: Byron

House Plan:



LOT #9

Gibraltar View Estate

Address: Gibralter View Estate, Grafton, 2460

718.1 m²

House and land package price:

From $476,900*

About package:

This home and land package is based on our Iluka design, a stylish 4 bedroom family home with separate zones for the master and kids rooms and all the living areas flow onto a lovely undercover alfresco area. This block is Gibraltar Estate in Junction Hill, Grafton.

hat's included in your beautifully finished, high quality new home
- All Council Fees and Approvals with M Class Soil
- Full sarking wrap to treated timber frames and roof
- Insulation to walls and ceiling, flyscreens
- Carpet / tiles or vinyl flooring
- Recessed wet areas
- Westinghouse appliances
- Alfresco with recessed stacking sliding doors
- Drop in laundry tub with cabinet and clothesline
- Full electrical layout with downlights and feature lighting and TV aerial
- Water tank, mailbox and concrete driveway

Our Ultimate Bundle Promotion is Available Now included at No Cost;
- Hume Savoy 1200mm hinged entry door
- 2570mm ceiling height with Square set ceilings
- 20mm stone benchtops, Dishwasher and 900mm freestanding cooker
- Upgraded Basins, tap wear and niches to showers.

Why Choose Adenbrook Homes
- Local Builder with local knowledge and experience and 15 years of building in the area

ENQUIRE NOW:

Niki Whelan • P: 0412 797 925 • E: coffs.display@adenbrook.com.au

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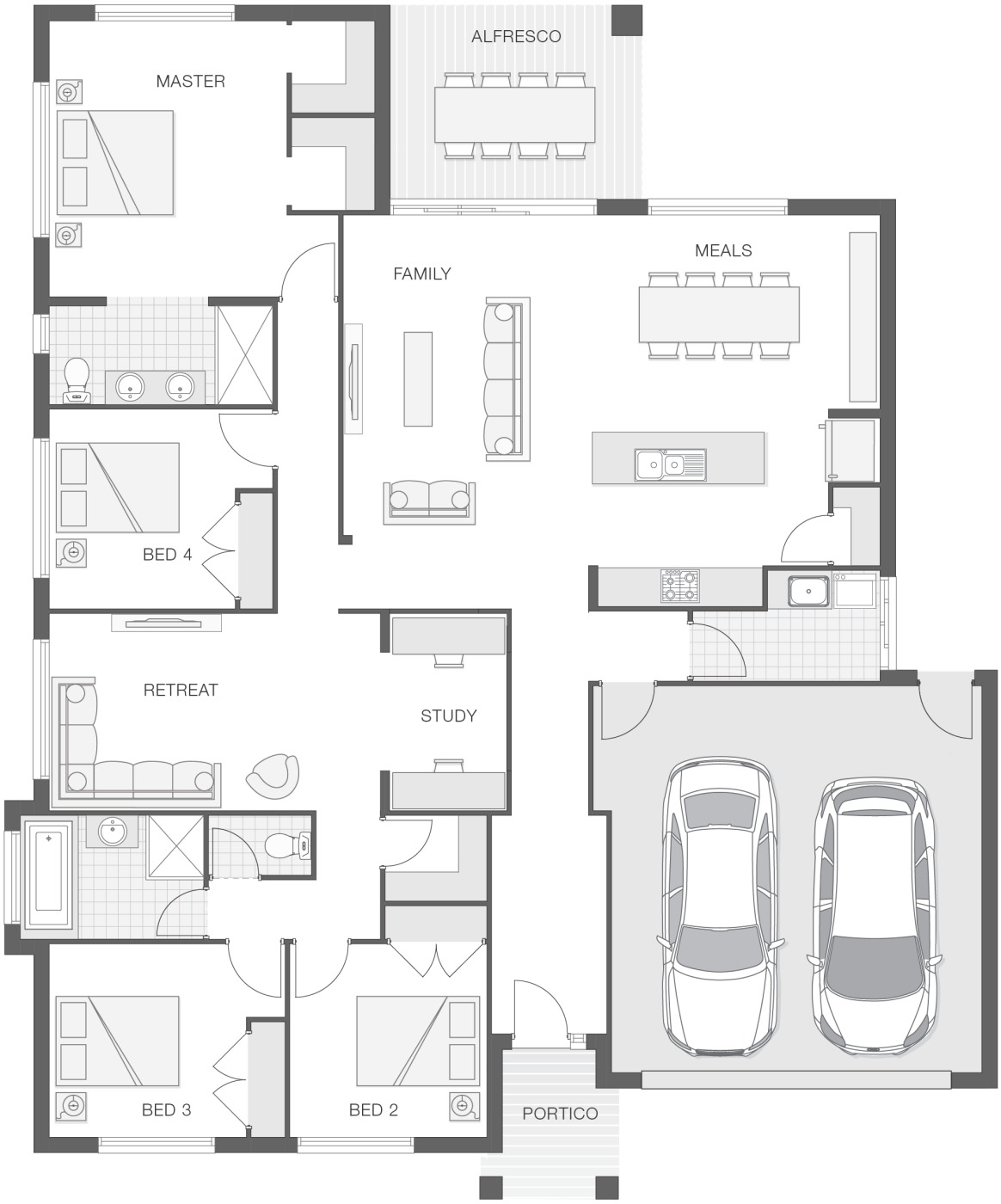
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House Features:

- Carpet and Tile or Vinyl floors; modern architraves 67mm x 18mm
- Overhead cupboards to kitchen, 4 shelves to Pantry and Linen
- Wideline aluminium windows, stacker and sliding doors, and flyscreens
- Three (3) coat Haymes low toxic internal paint system
- Double lock-up garage with remotes, mailbox, and clothesline
- LED downlights throughout and NBN provision
- Guaranteed build time, fixed price and no hidden costs
- 3 included facade options and complimentary window changes
- Termite resistant "blue pine" framing and trusses and physical termite barriers
- Brick exterior, concrete tile roof, 45sqm grey concrete driveway
- Extended polished edge mirrors full wall width
- Concrete Alfresco and Portico areas



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