

## The Marino - A

4 2 1 24 sq

Facade name: Oakley

### House Plan:

LOT #331

Figtree

Address: Mugagaru Street, Austral, 2179



286.6 m<sup>2</sup>

House and land package price:

From **\$689,900\***

### About package:

Adenbrook Homes South West Sydney are a locally owned and operated builder, backed by an award-winning franchise. We offer this amazing house and land package.

The Marino home design is as functional as it is stylish with well-appointed bedrooms and spacious living zones this home suits the modern family.

The upper level accommodates four bedrooms including master retreat with ensuite and walk-in-robe, while the lower level is all about family. Upon entry you immediately access the study space and flow easily through to the meals and family space that includes a functional alfresco dining area.

The slim design is certain to allow for the smaller lot width while not compromising on quality.



### ENQUIRE NOW:

Matthew Micallef • P: 0406 248 064 • E: [sydneywest.southwest@adenbrook.com.au](mailto:sydneywest.southwest@adenbrook.com.au)

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REF: IADENHL499155

### House Features:

- ✓ Tiling to the Alfresco and Portico
- ✓ 1020mm Entry Door
- ✓ 2590mm Ceiling Upgrade to the Ground Floor Only
- ✓ Standard Site Costs and Standard Basix Requirements
- ✓ Coloured Concrete Driveway
- ✓ 20mm Stone benchtop to the kitchen, bathroom and Ensuite.
- ✓ Shower Niches
- ✓ R2 Walls and R4 Ceiling Insulation
- ✓ Soft-close drawers and doors to Kitchen and Bathrooms
- ✓ Builders range tiles & carpet throughout home
- ✓ Daiken Reverse Cycle Ducted Air Conditioning
- ✓ Westinghouse Cooktop, Oven and Dishwasher
- ✓ 2x Gas Points
- ✓ Flyscreens To all openable windows
- ✓ Much More...



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