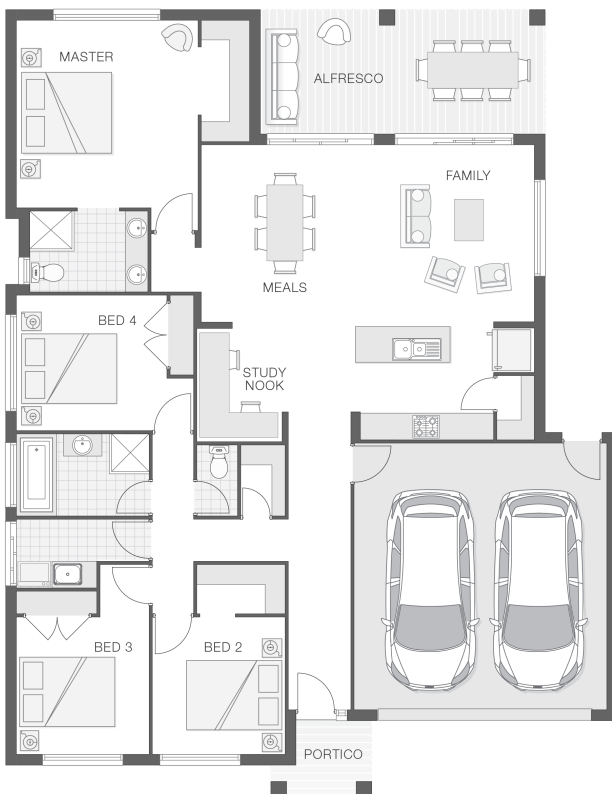


The Chelsea

4 2 2 23 sq

Facade name: Lennox

House Plan:



LOT #36

Sawtell Commons

Address: SAWTELL COMMONS ESTATE, Bonville,
2450



540 m²

House and land package price:

From **\$632,040***

About package:

Government stimulus package of \$25,000 CASH BONUS AVAILABLE NOW!

The Chelsea home design is modern, practical and versatile. A real family home situated in a peaceful location between the Mountains and the ocean, with only a short drive to both Coffs Harbour and the Sawtell village.

What'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

ULTIMATE UPGRADE BUNDLE FOR ONLY \$4900

EXTERNAL / INTERNAL

- Hume Savoy 1200mm hinged entry door
- 2570mm ceiling height with Square set finish
- 20mm stone benchtops, Dishwasher and 900mm freestanding cooker

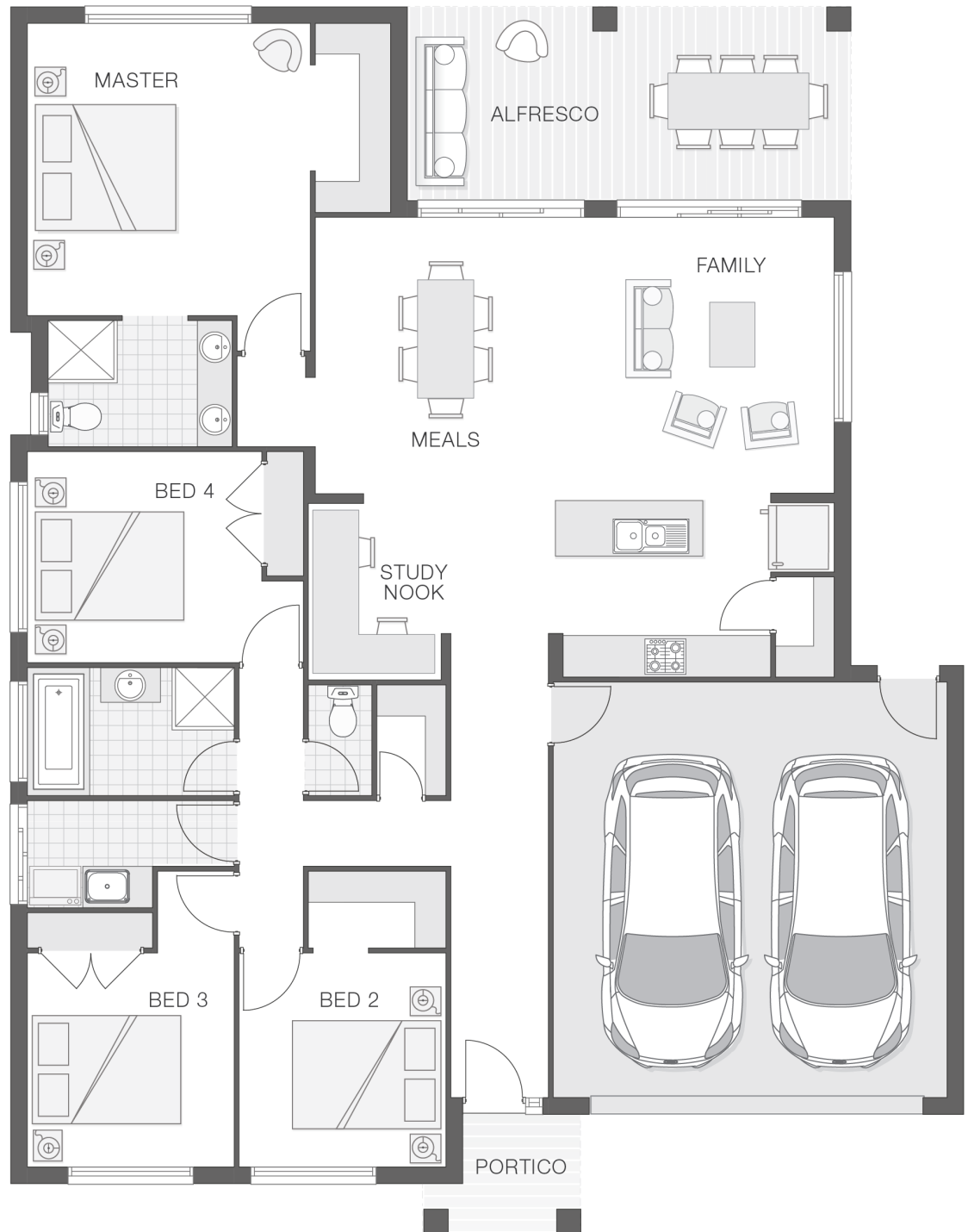
ENQUIRE NOW:

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

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House Features:

- ✓ Overhead cupboards to kitchen, 4 shelves to Pantry and Linen
- ✓ Wideline aluminium windows, stacker and sliding doors, and flyscreens
- ✓ Carpet and Tile or Vinyl floors; modern architraves 67mm x 18mm
- ✓ Three (3) coat Haymes low toxic internal paint system
- ✓ 3000L rainwater tank with submersible pump
- ✓ Termite resistant "blue pine" framing and trusses and physical termite barriers
- ✓ M class soil and 500mm fall over building platform
- ✓ 3 included facade options and complimentary window changes
- ✓ Quality Timber Look Flooring, Carpet and Tiles
- ✓ Site works allowance
- ✓ Concrete Alfresco and Portico areas
- ✓ Letterbox and Clothesline



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