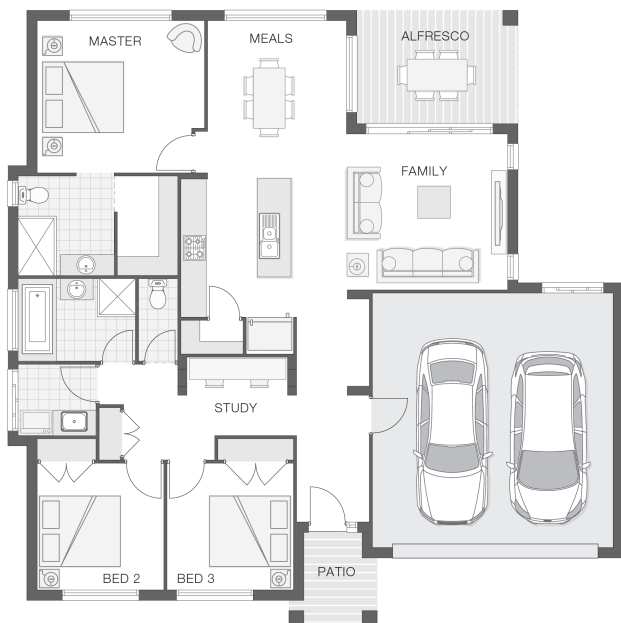


The Sorrento

3 2 2 19 sq

Facade name: Byron

House Plan:



LOT #158

Rainbow Beach Estate

Address: Rainbow Beach Estate, Lake Cathie, 2445



450.1 m²

House and land package price:

From **\$536,365***

About package:

FIXED TURN-KEY PRICE

Adenbrook Homes Mid North Coast are a locally owned and operated builder, backed by an award winning franchise. We offer turn-key pricing, designed to give you everything you need to move straight in - without the hidden costs.

The Sorrento home design paired on this 450.1m² block in Rainbow Beach Estate is ideal for easy family living on a traditional block. The clever design boasts a spacious kitchen, open plan meals and family room that flow effortlessly into the alfresco dining area. The master retreat with ensuite and walk-in-robe is tucked away from the rest of the home providing great privacy and separation. The study nook makes homework easy while the additional bedrooms offer comfort and convenient family living.

Ultimate Bundle Upgrade:

- Hume Savoy 1200mm hinged entry door
- 2570mm Ceiling height
- Square set ceilings to living area
- 20mm stone benchtops to kitchen
- Westinghouse 90cm upright cooker
- Westinghouse dishwasher
- Alder tapware package to kitchen and laundry
- Ambition fine line basins to ensuite and bathroom
- Alder tapware package to ensuite and bathroom
- Shower niche to ensuite and bathroom

ENQUIRE NOW:

Angie Walford • P: 0429626412 • E: portmacquarie.display@adenbrook.com.au

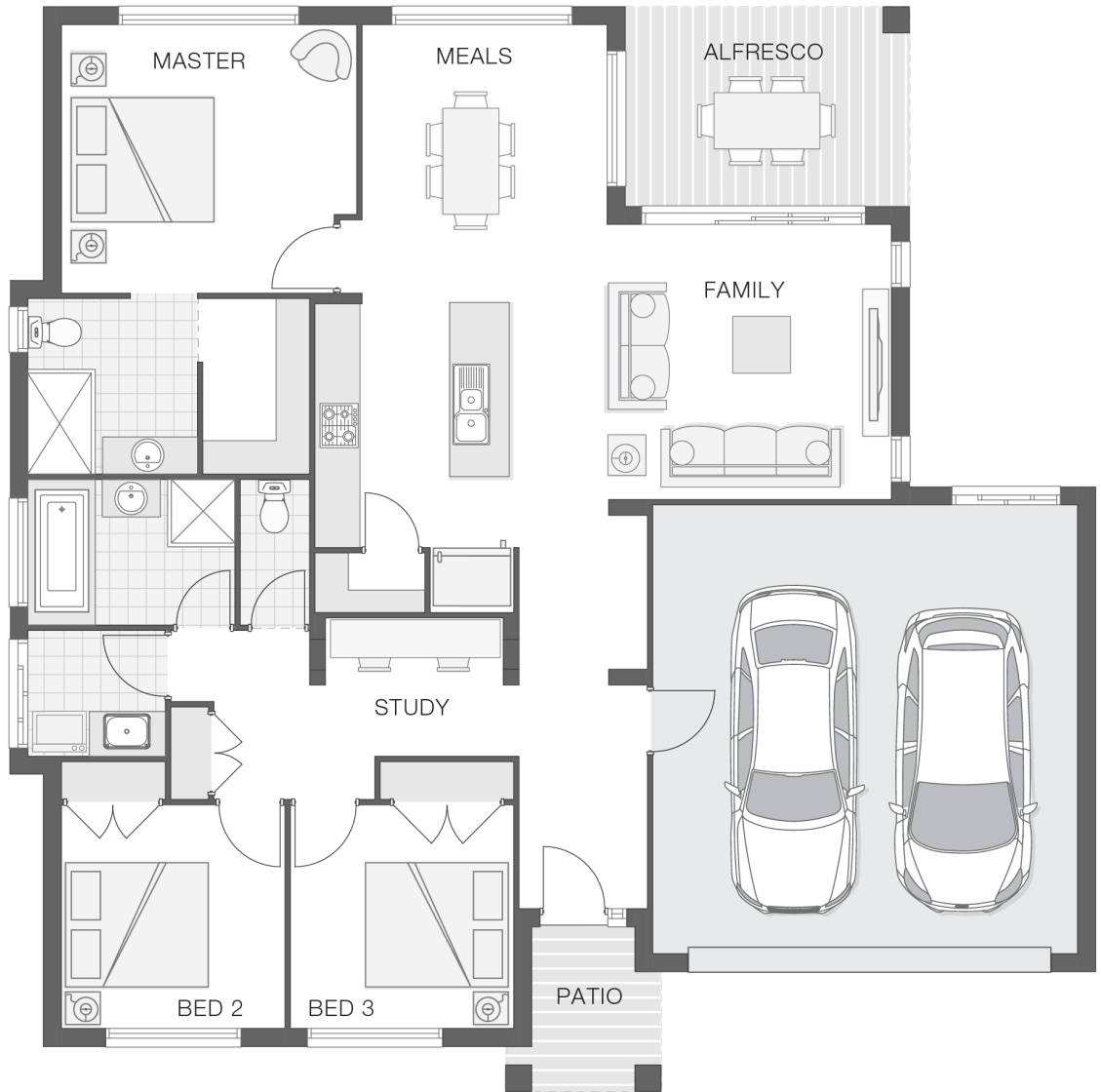
Plans and designs depicted may change with facade selection. All drawings and photographs are for illustrative purposes only. This work is exclusively owned by AB Aust. IP Pty Ltd (ACN 163 575 077) and cannot be reproduced or copied wholly or in part, in any form without permission of AB Aust. IP Pty Ltd. Any prices in this document include GST, are subject to change without notice, relate only to the base house price and standard inclusions. Site costs will vary depending on site conditions, local Council requirements, estate guidelines and any other statutory requirements applicable. Adenbrook Homes does not have a hold on the block, this package is subject to land availability and you securing the land through the land agent directly. For more information please speak to one of our friendly New Home Consultants.

House Features:

- ✓ 900mm Cooker and Dishwasher
- ✓ Guaranteed build time, fixed price and no hidden costs
- ✓ Ultimate upgrade bundle
- ✓ Remote Controlled Garage Door + 2 remotes
- ✓ 1200mm Hinged Wideline Aluminium Entry Door
- ✓ First Home Buyer Grant \$10K
- ✓ Grey water connection
- ✓ Builders Grant \$15K
- ✓ 2570mm high ceilings
- ✓ Site works allowance
- ✓ BAL (Bushfire Attack Level) Allowance
- ✓ Brushed Concrete Driveway

Estate Features:

- ✓ Close to beach
- ✓ Short drive to Lake Cathie shopping village
- ✓ Close to school
- ✓ 20 minutes from Port Macquarie
- ✓ Located close to Medical Center



ENQUIRE NOW:

Angie Walford • P: 0429626412 • E: portmacquarie.display@adenbrook.com.au

Plans and designs depicted may change with facade selection. All drawings and photographs are for illustrative purposes only. This work is exclusively owned by AB Aust. IP Pty Ltd (ACN 163 575 077) and cannot be reproduced or copied wholly or in part, in any form without permission of AB Aust. IP Pty Ltd. Any prices in this document include GST, are subject to change without notice, relate only to the base house price and standard inclusions. Site costs will vary depending on site conditions, local Council requirements, estate guidelines and any other statutory requirements applicable. Adenbrook Homes does not have a hold on the block, this package is subject to land availability and you securing the land through the land agent directly. For more information please speak to one of our friendly New Home Consultants.