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**Vermont Alfresco MKII**

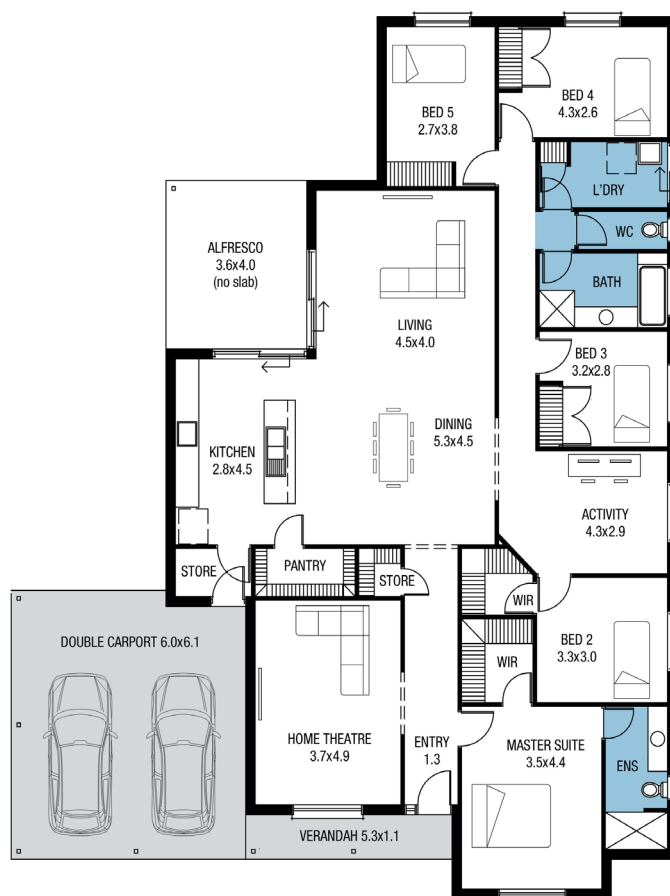
**Lot 253  
Magnolia Boulevard  
Two Wells (Eden)**

**BLOCK SIZE: 903m<sup>2</sup>  
HOUSE SIZE: 274m<sup>2</sup>**

**HOUSE & LAND PACKAGE  
\$375,540\***

**PACKAGE INCLUSIONS:**

- 2.7m Ceilings
- \$10,000 New Year Land Discount
- Ducted Reverse Cycle Air Conditioning
- Carpet to bedrooms
- Timber Laminate to remainder of flooring
- Stormwater Allowance
- Single-span Panel Lift Door to Garage
- Overhead cupboards to Kitchen, including over fridge
- Westinghouse Retractable Rangehood
- Robes to all bedrooms included
- NBN Fully Cabled
- Colorbond Roof
- FREE Square Set Cornices to Entry, Living and Dining
- FREE Milan Semi-Frameless Shower Screens
- Insulation R2.5 to External Walls R5.0 to Ceiling
- Siteworks and Footings Allowance
- 3 Month Maintenance
- 25 Year Structural Guarantee



**ENQUIRIES: Dominic Weakley M: 0449 514 059 E: dominicw@sahousingcentre.com.au**

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\*Conditions apply. Certain elevations may not match the particular floor plan published in this package and, as such, all floor plans and elevations are for illustration purposes only. Land subject to availability. The land referred to in this promotion is not owned by us. We make no representation and, to the extent permissible at law, we disclaim all liability, as to the suitability of the land to build on, or the suitability of any house design, or otherwise. You must satisfy yourself of that by inspection, or by taking professional advice, or otherwise. Pricing is indicative only and based on standard costings. Price may vary depending on selections, engineering, council and utility requirements and adjustments to allowances. All packages subject to final council approval. Alan Hickinbotham Pty Ltd ABN 13 007 567 222, RLA 230557. Construction Services Australia Pty Ltd ABN 99 007 641 787, Building Licence G8969.

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