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**Tusmore**

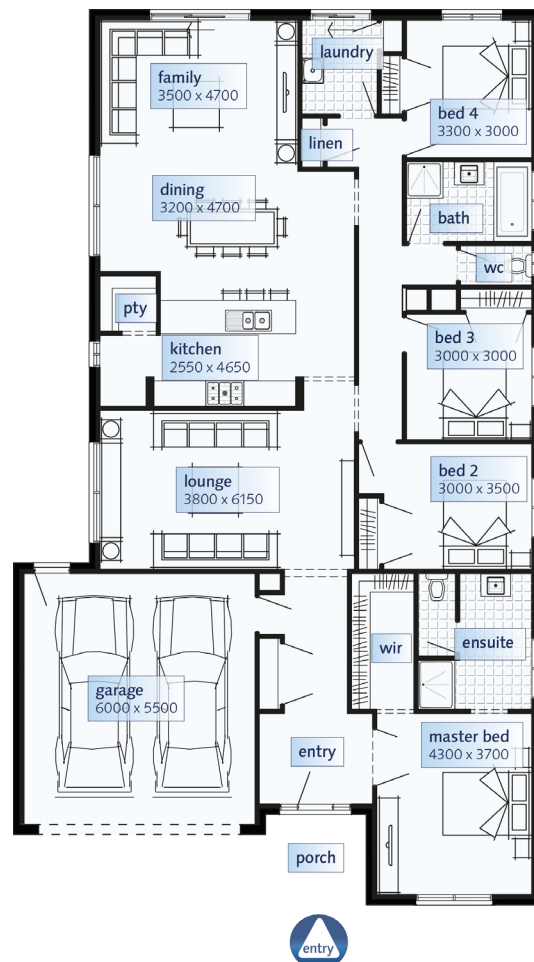
**Lot 300  
Magnolia Boulevard  
Two Wells (Eden)**

**BLOCK SIZE: 1279 m<sup>2</sup>  
HOUSE SIZE: 235.8 m<sup>2</sup>**

**HOUSE & LAND PACKAGE**  
**\$443,550\***

**PACKAGE INCLUSIONS:**

- Generous Site Costs & Footings Allowance - FIXED Before Contract
- Kew Façade (10 Facades available) with Render
- Remote Panel Lift Garage Door, 2 External Lights to Front Pillars
- 2.59 (8.5 foot) Ceilings, 25 Degree Pitched Roof, 450mm Eaves
- Quality Fixtures Throughout; 900mm SS European Appliances
- Upgraded Laundry Joinery, Fridge Overhead Cupboards
- Upgrade to Category 2 Bricks, Flat Shingle Roof Tiles
- Timber Finish Floating Floor and Carpet throughout
- LED Downlights to Living Areas.
- Rainwater Tank, Pump, Plumbing, NBN Wiring Pack
- Samsung Ducted Reverse Cycle Heating and Cooling System
- Pressure Wastewater System
- Land Sale (\$200,500) by Century 21 Special Projects RLA2140



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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.

