

# HOME AND LAND PACKAGE

Double Storey  
Lot 3 Jardine Drive, Edmondson Park

Complete  
Living   
Package



**NEXT DOOR TO ST FRANCIS CATHOLIC COLLEGE!  
WALKING DISTANCE TO TRAIN STATION!**

Illustrative purpose only

## INCLUSIONS - Turn-key Home and Land Package

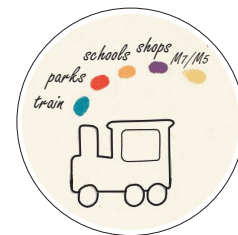
- Fixed Site Costs
- 180 day maintenance period (double industry standard)
- 2585mm ceilings to ground floor
- Ceramic Floor tiles to open living area's from builders range
- Carpet to remainder
- Concrete driveway
- Vertical blinds to all clear glazed windows
- Instantaneous Rinnai V1500 gas hot-water system
- Insulation (R1.5 walls & R2.5 ceilings)
- Aqua flick mixer taps to vanities, baths & showers
- Double power points
- Exhaust fans to showers
- Perimeter framed shower screen with frameless pivot door
- Toilet suites-closed coupled vitreous china
- B&D Panelmasta garage door
- Semi wall hung vanities with 20mm stone top & drop in bowl
- Category 2 brick range
- Category 2 roof tile range with heavy duty sarking
- 20mm stone kitchen benchtop with square edge finish
- Freestanding cooktop & matching canopy rangehood
- Sheen finish kitchen cupboards
- Electric Garage Door
- Alarm
- Ducted Air Conditioning

# \$789,500\*

4 Bed

2 Bath

1 Car



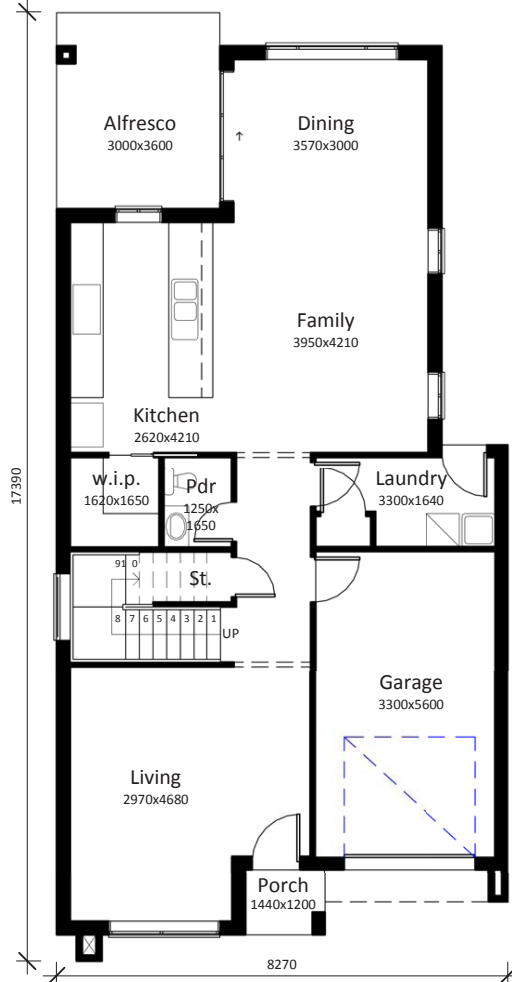
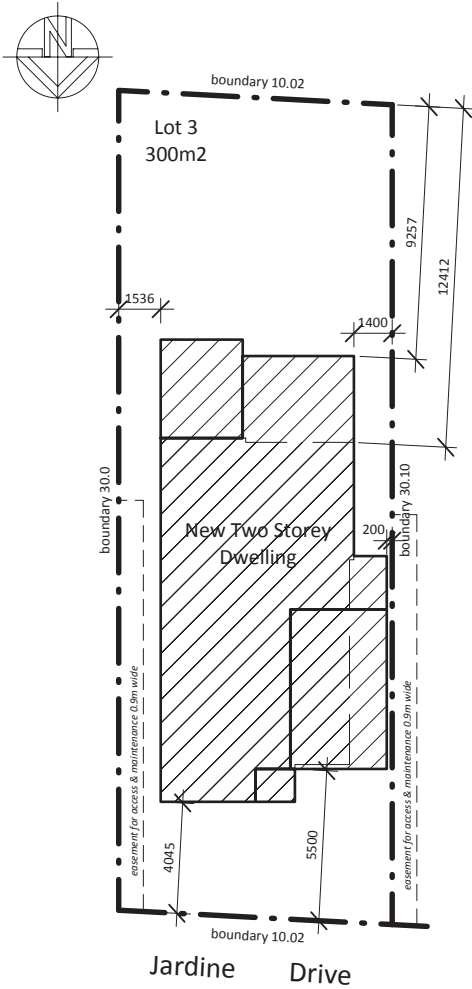
Everyday Homes  
Live well in every way

Home Building  
SINCE  
1981

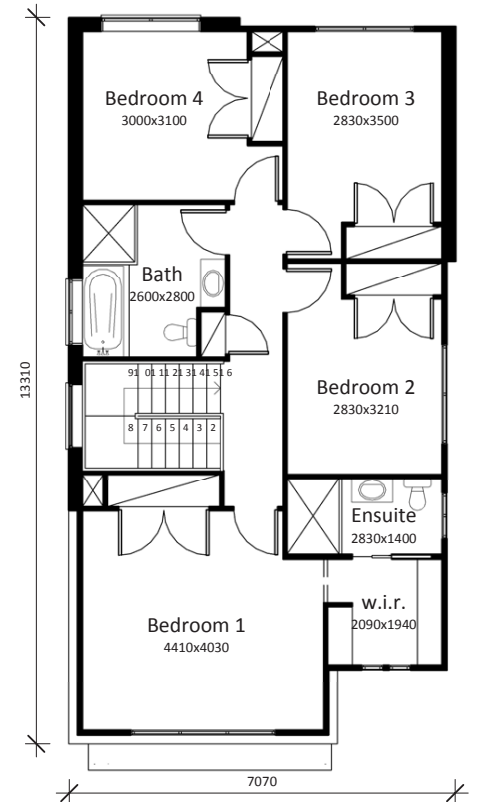
Early Bird  
Special  
SAVE \$\$\$

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Ground Floor Plan



First Floor Plan

### Area Calculations

Mark	Areas:A	rea
01	Ground Floor	0.76 m <sup>2</sup>
02	First Floor	89.33 m <sup>2</sup>
03	Garage	20.58 m <sup>2</sup>
04	Porch	1.73 m <sup>2</sup>
05	Alfresco	10.80 m <sup>2</sup>
Total:		213.20 m <sup>2</sup>

### DISCLAIMER

All facades, floor plans, dimensions and illustrations are indicative only. The finishes and inclusions nominated are to be used as a guide only and purchaser is advised to refer to the land contract and or builders contract for accurate dimensions, specifications and inclusions.

Everyday Homes reserves the right to alter the plans, specifications and price without notice.

Builders Licence Number: 32307