

AVALON 19



HOUSE PRICE \$243,600

LAND PRICE \$449,300

HOUSE & LAND PACKAGE \$692,900

Lot size 347m² (11m x 32.4m)

**Lot 311
Horizon - Marsden Park,
MARSDEN PARK**

The Avalon range of designs create light-filled spaces with the flexibility of open plan living. The back of the home spill out onto a sunny alfresco area to rear yard - great for young families who need room to move.

4 **2** **1**
bed bath car

19.21 SQ

Evoque Inclusions:

- Mode facade
- Fixed Site Costs
- Coloured Concrete Driveway & Path
- Alfresco Included
- Carpet to Bedrooms & Tiles to living areas
- 60cm Westinghouse Appliances
- Mirrored Sliding Robes
- Downlight Package to Kitchen/Living Area
- Overhead Cabinetry to Kitchen
- 3 Coat Paint System
- Sectional Garage Door including Remote
- Colorbond Roof including Anticon Blanket
- Engineered Steel Frames & Trusses

Suits standard lot 11.0m x 30.0m

Living	145.97 m ²
Garage	19.27 m ²
Porch	1.44 m ²
Alfresco	11.76 m ²
Total	178.44 m ²
Overall Width	9.1m
Overall Length	21.5m

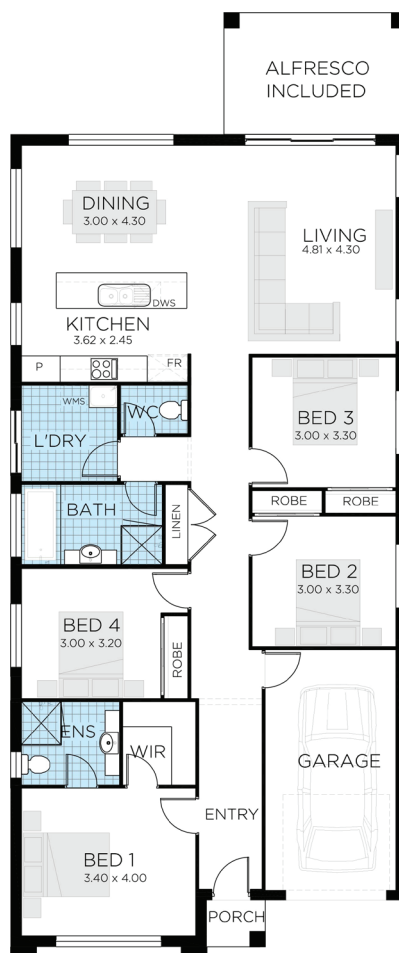
**Thrive
Homes**

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**BUILD
SMART**

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Disclaimer: Site costs are fixed for all lots with up to 1m of fall across the site and soil classification for 'M' class slabs and does not cover costs incurred if rock is found on any lots. Thrive Homes House and Land Packages are subject to availability, developers design review panel, bushfire requirements & statutory approval. Thrive Homes House & Land Packages will be determined upon tender requests for individual lots and may vary due to site conditions and statutory authority requirements. Whilst every effort is made to provide accurate information images are for illustrative purposes and intended to provide a visual guide only. Packages do not include stamp duty, legal fees or any other costs incurred associated to the purchase. Thrive Homes is responsible for the building contract for the construction of the home only. Customers will be required to enter into a separate contract for the purchase of the land component of the package with the relevant developer. Packages may change as a result of variations to the inclusions or specifications required by the purchaser. Refer to individual contracts for final details and terms and conditions. Thrive Homes reserves the right to withdraw any House and Land Package at any time or if the land or home become unavailable or is sold. Details are correct at time of printing and subject to change without notice or obligation. Printed on: 23/11/2018