

Hickinbotham



746m² BLOCK



HOUSE & LAND

\$415,625*

LOT 324

Adam Smith Ave,
Two Wells 'Liberty'

BLOCK SIZE: **746.00m²**
HOUSE SIZE: **251.99m²**

PRESTON ALFRESCO



PACKAGE INCLUSIONS:

- Site works & footings allowance above standard
- 2700mm high ceilings included
- FREE Colorbond roof & dishwasher
- Car accommodation double garage
- Upgrade to single panel lift door
- Ceiling, wall & garage insulation
- Increase roof pitch to 25 degrees - 450mm eaves

- Carpet to bedrooms & living
- Timber floating floors to the remainder
- Walk in robe and en-suite to Master Bed
- Ducted reverse cycle air conditioner
- Stainless steel kitchen appliances
- Supply and install of sewer sump and pump through Alano Utilities
- 6 Star energy rating assessment
- Soil removal
- Rainwater bypass & stormwater allowance
- 3 month maintenance period
- 25 Year Structural Guarantee
- **For more house and land packages please contact
- Daniel Najar on 0414-666-822**

ENQUIRIES: Daniel Najar-Alexandrou
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hickinbotham.com.au

*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.