



Eden 23 | Contemporary

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Hereford Hill

HOME ONLY FLYER Proposed Rd, Hereford Hill NSW 2321

\$316,270

Includes site costs



HEREFORD HILL
• LOCHINVAR •

Land Size: 500.00

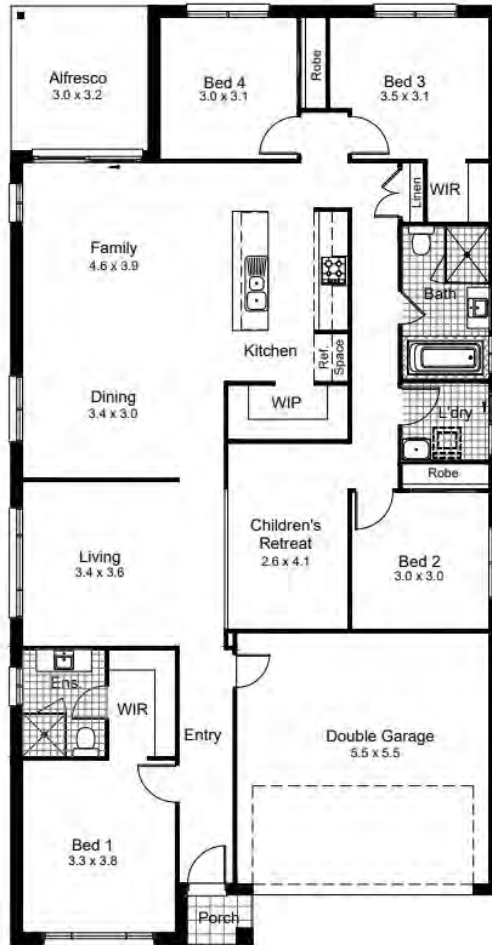
Registration: TBA

Estate: Hereford Hill

Madison Pymble
Ph: 0423 634 786

Fits blocks from 12.50m wide

House Length: 21.00m	Garage: 33.00m ²	Ground Floor: 169.00m ²	Total Area M ² : 213.68m ²	Land Size M ² : 500.00m ²
House Width: 11.00m	Porch: 0.00m ²	First Floor: 0.00m ²		



Package Includes

- ✓ Fully ducted air conditioning
 - ✓ Contemporary Facade
 - ✓ Up to \$20,000 in Site Costs
 - ✓ Hybrid Frame
 - ✓ R 2.0 Insulation to external walls
 - ✓ R 4.0 Insulation to ceilings
 - ✓ 20mm Stone benchtops to kitchen - stone colour as pre-selected colour scheme
 - ✓ Soft close drawers
 - ✓ Clarke Monaco double bowl undermount kitchen sink
 - ✓ Methven Culinary Gaston pull down chrome sink mixer
 - ✓ 900mm Smeg oven
 - ✓ 900mm Smeg gas cooktop or 900mm Smeg electric cooktop (only available if gas is not available to property)
 - ✓ 900mm Smeg glass canopy rangehood
 - ✓ Carpet with 10mm underlay from pre-selected ranges to all other rooms (excludes wet areas)
 - ✓ 30K Discount promotion already applied
- AND MUCH MORE...**

Our Professional and Friendly Sales Team will guide you through the processes. Visit one of our Display Homes near you!

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