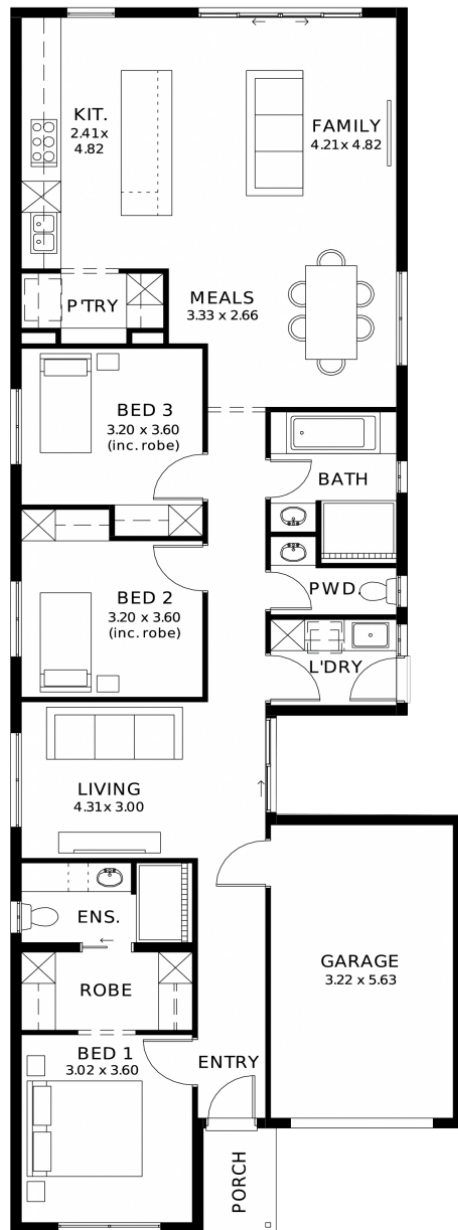
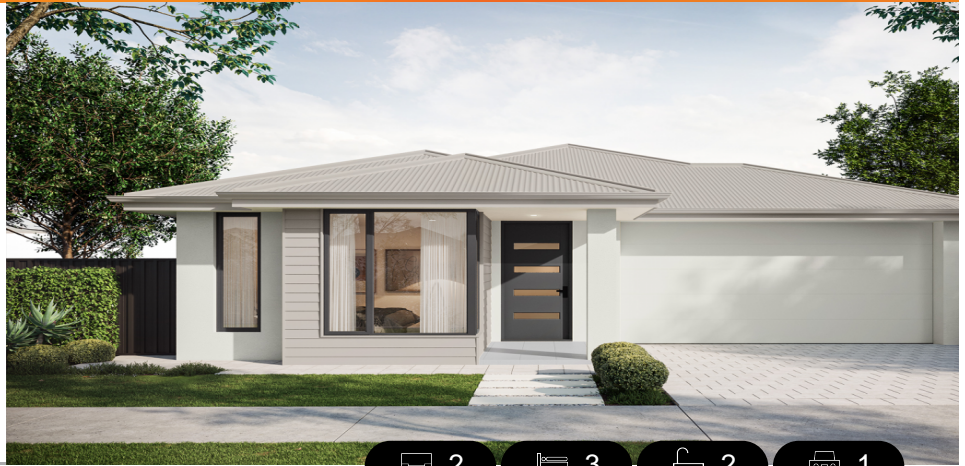


LOT 1238
SPYRIDUM AVENUE ,
ANDREWS FARM
'BROOKMONT'

Lot Size: 300.00m²
House Size 161.48m² / 17.38sqs
Width 8.00m (incl. garage)
Elevation: Horizon 02 NOIR 12.5m



These exceptional features are just the beginning

BUILD WITH CONFIDENCE! Attention First Home Buyers & Families! Prime Location!

30 WEEKS FAST TRACK BUILD
GURANTEE with everything included!
Packed with Premium designer colour schemes & SERIOUS inclusions:

Driveway & Perimeter path paving/Storm water

6.6kw solar system

Doorbell with chime

High-grade insulation to house

Garage with auto panel lift door

2700mm high ceiling with 2340mm high doors

Attractive house facade (as per Estate Encumbrance)

Full height tiling to bathroom and en-suite

Ducted reverse cycle air conditioning with Wi-Fi controller

Premium soft closing joinery throughout

20mm premium Zenith stone benches & 900mm Westinghouse appliances/dishwasher

Full-height wall tilings to wet areas with shower ledges & floating vanities

High-grade timber laminate & carpet

Double power points throughout with multiple TV points

High-grade insulation to ceiling & internal/external walls

**Land is subject to availability/TITLES DUE IN Q4 2026!

STATESMAN
HOMES

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