



## ELWOOD 179 (3+2) - METRO FAÇADE

Façade shown is indicative only

### HOUSE & LAND

#### LOT 37 PARK RIDGE RESIDENCES

Land Size 487m<sup>2</sup>

Land Price \$225,000

Registration July 2019

House Size 178.26 m<sup>2</sup>

House Price \$303,855

#### TOTAL FIXED TURNKEY PRICE



# \$528,855

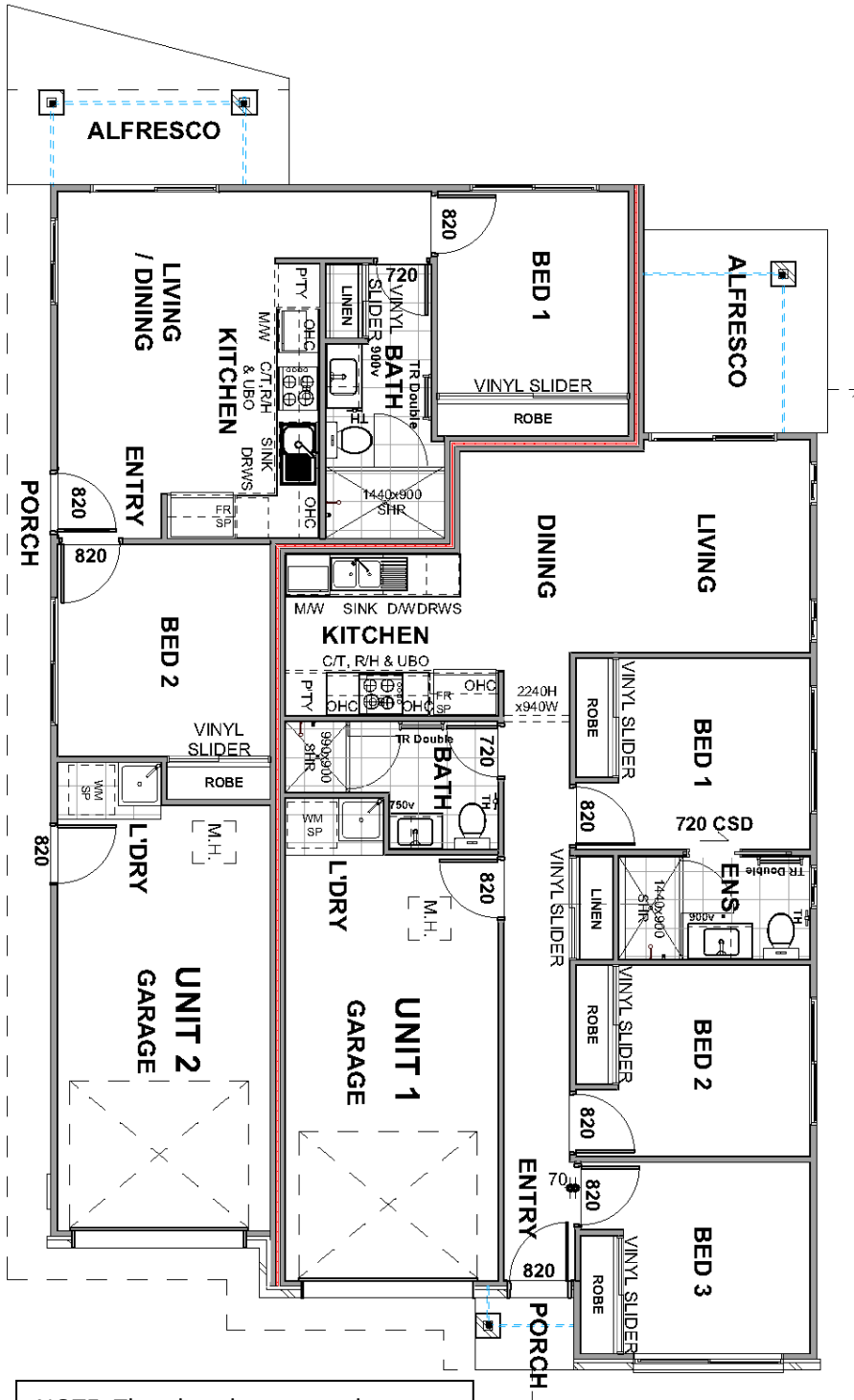
Price Valid Until: 1.7.19

1.5.19 EASY INVEST

### PACKAGE HIGHLIGHTS

- ❖ Full Turnkey, Fixed Price, Silkwood EASY INVEST Inclusions
- ❖ Package including full fencing & quality landscaping
- ❖ Face brick to all facades
- ❖ Logan City Council headworks fees Included
- ❖ LED lighting throughout (excl. garage)
- ❖ 20mm Stone Benchtops to kitchen and vanities
- ❖ 3 x split system air conditioners
- ❖ Westinghouse stainless steel kitchen appliances
- ❖ BAL 12.5 Bushfire construction
- ❖ Ceiling fans in every bedroom, living area & alfresco.
- ❖ Colorbond roof & barrier screens to windows & doors

 3+2  2+1  1+1  1+1



NOTE: The plan shown may be modified to square up the alfresco roofline - Please refer to the working drawings for the final layout

## UNIT 1

Bedroom Master	3300 x 2700
Bedroom 2	3300 x 2700
Bedroom 3	3300 x 2700
Living/Dining	4928 x 3100
Alfresco	2430 x 2800

### Total Areas

Living	73.37 m <sup>2</sup>
Garage	19.33 m <sup>2</sup>
Alfresco	7.39 m <sup>2</sup>
Porch	1.41 m <sup>2</sup>
<b>Total</b>	<b>100.49 m<sup>2</sup></b>

## UNIT 2

Bedroom Master	2700 x 2850
Bedroom 2	3000 x 3000
Living/Dining	3700 x 4290
Alfresco	2740 x 1330

### Total Areas

Living	50.05 m <sup>2</sup>
Garage	19.75 m <sup>2</sup>
Alfresco	7.96 m <sup>2</sup>
Porch	0.00 m <sup>2</sup>
<b>Total</b>	<b>77.77 m<sup>2</sup></b>
<b>Grand Total</b>	<b>178.26 m<sup>2</sup></b>