



House design for illustration only, actual appearance may varies

\$884,500
(Upgrade)



4



3



1

LOT NUMBER: Lot 917

LAND SIZE: 306 m²
W12.5m × L24.5m

LAND PRICE: \$545,500

HOUSE PRICE: \$339,000

Ground Floor 56.7 m²

First Floor 74.7 m²

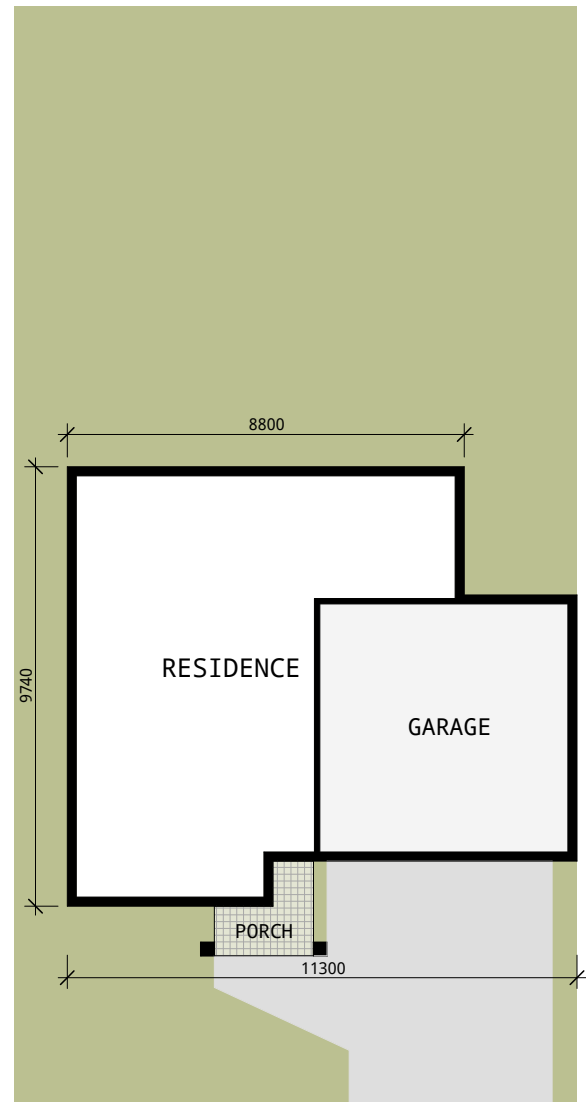
Garage 30.3 m²

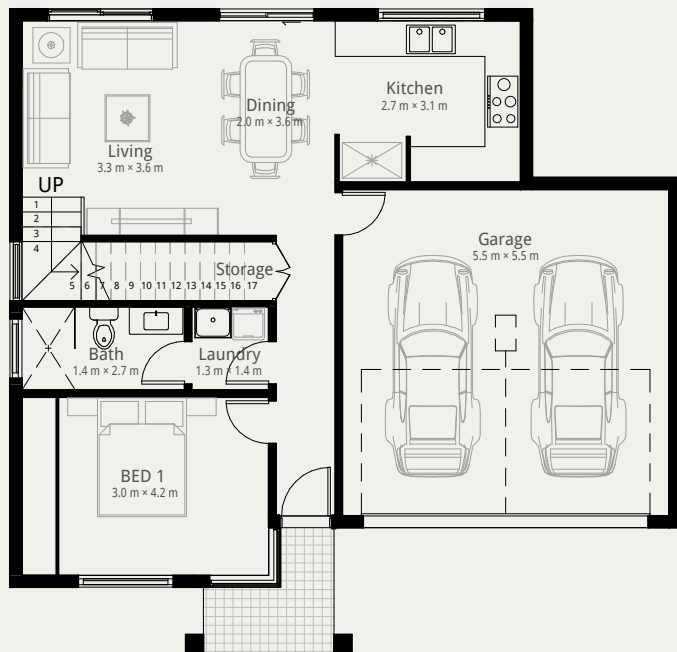
Porch 3.3 m²

Total 165 m²

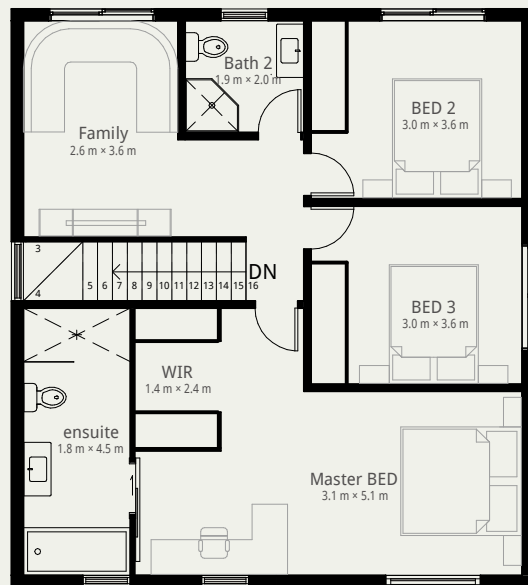
Land Settlement Time: March 2020

Address: Th Ponds II, Rouse Hill





GROUND FLOOR PLAN



FIRST FLOOR PLAN

Ground Floor	56.7 m ²
First Floor	74.7 m ²
Garage	30.3 m ²
Porch	3.3 m ²
Total	165 m ²

e-Property Group Copyright © 2019

EP-house Upgrade Highlights:

Engineered and certified STEEL frames.

Colorbond Steel Fencing System.

Reinforced Hebel Floor & External Wall System.

2700mm ceiling height for Ground Floor.

Aluminium DOUBLE-GLAZING windows.

40mm Stone Kitchen Bench Top.

Kleenmaid 900mm Kitchen Cooking Range .

Zoned Ducted Air - Condition.

Full Turnkey Package driveway landscaping included.



E-PROPERTY Group Pty Ltd

www.epropertyaus.com

Level 35, One International Towers

100 Barangaroo Avenue Sydney, NSW 2000



Whilst reasonable effort has been made to ensure accuracy, pictures, photographs and floor plans are illustrative and there may be some variation between this depiction and the detailed plans. Pictures and photographs may include items not included in E-Property Group specifications. See your sales agent for detailed home for landscape plans and inclusions. "House and land package price is correct at time of printing though is subject to change without notice. Stamp duty on land, legal fees, titles and property reports are not included in price. Total square meters and square size measurement of this house is calculated by measuring from the external side of external walls, where no external walls exist, for the purpose of measuring building area such as porticos, balconies or outdoor rooms) E-Property Group assumed a straight line between the exterior wall so columns, if this is a National Rental Affordability Scheme approved property, see fahsia.gov.au for details. E-Property Group Pty Ltd (ACN613499362)