



## GIBSON 250 (3+1) ATTACHED SECONDARY DWELLING – METRO FACADE

FAÇADE IS FOR ILLUSTRATION PURPOSES ONLY.

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

LOT 445 WOODLINKS,  
COLLINGWOOD PARK

Land Size	678 m <sup>2</sup>
Land Price	\$220,000
Registration	Registered
House/Roof Area	249.61 m <sup>2</sup>
House Price	\$321,055

TOTAL FIXED TURNKEY PRICE:

# \$541,055

Price Valid Until: 11/04/20

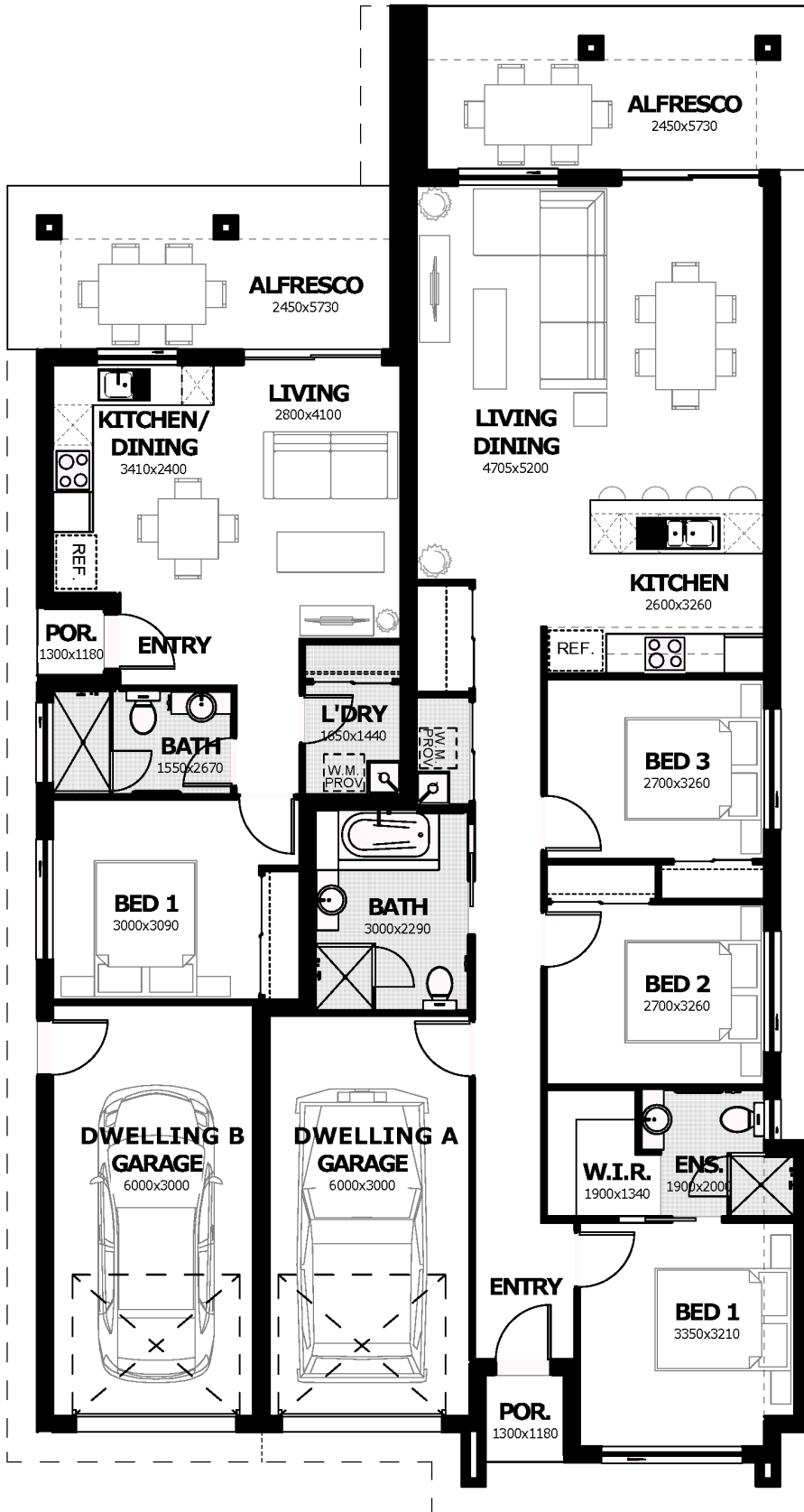
### PACKAGE HIGHLIGHTS

- ✓ Full Turnkey, Fixed Price, Silkwood Gold Inclusions
- ✓ **Partial painted smooth render to the front façade**
- ✓ Exposed aggregate driveway & turfing to entire lot
- ✓ Full timber pailing fencing and landscaping package
- ✓ Three coat Dulux premium paint system
- ✓ Quality floor coverings - carpet & tiles throughout
- ✓ Superior LED lighting package throughout entire house (excl. garage)
- ✓ Designer kitchen with Westinghouse stainless steel cooktop, oven & range hood
- ✓ Overhead cupboards & stainless-steel dishwasher
- ✓ 3 x split system air conditioners
- ✓ Ceramic tiled splashbacks to kitchens & laundries
- ✓ 20mm stone benchtops to kitchens and bathrooms
- ✓ Developer and covenant approval
- ✓ Building approval and water application fees included
- ✓ Colorbond roof & barrier screens to windows & doors
- ✓ Ceiling fans in every bedroom, living area & alfresco
- ✓ Approved Fire Separation wall between Dwelling A & B
- ✓ 20 Year structural guarantee

11/02/20 GOLD PR991

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## GIBSON 250 (3+1)



### Dwelling A:

Living	106.70 m <sup>2</sup>
Garage	19.68 m <sup>2</sup>
Porch	1.53 m <sup>2</sup>
Alfresco	14.04 m <sup>2</sup>
Soffit Area	10.94 m <sup>2</sup>
<b>Total</b>	<b>152.89 m<sup>2</sup></b>

### Dwelling B:

Living	50.11 m <sup>2</sup>
Garage	21.37 m <sup>2</sup>
Porch	14.04 m <sup>2</sup>
Alfresco	10.20 m <sup>2</sup>
Soffit Area	1.00 m <sup>2</sup>
<b>Total</b>	<b>96.72 m<sup>2</sup></b>
<b>Grand Total</b>	<b>249.61 m<sup>2</sup></b>