

# House and Land

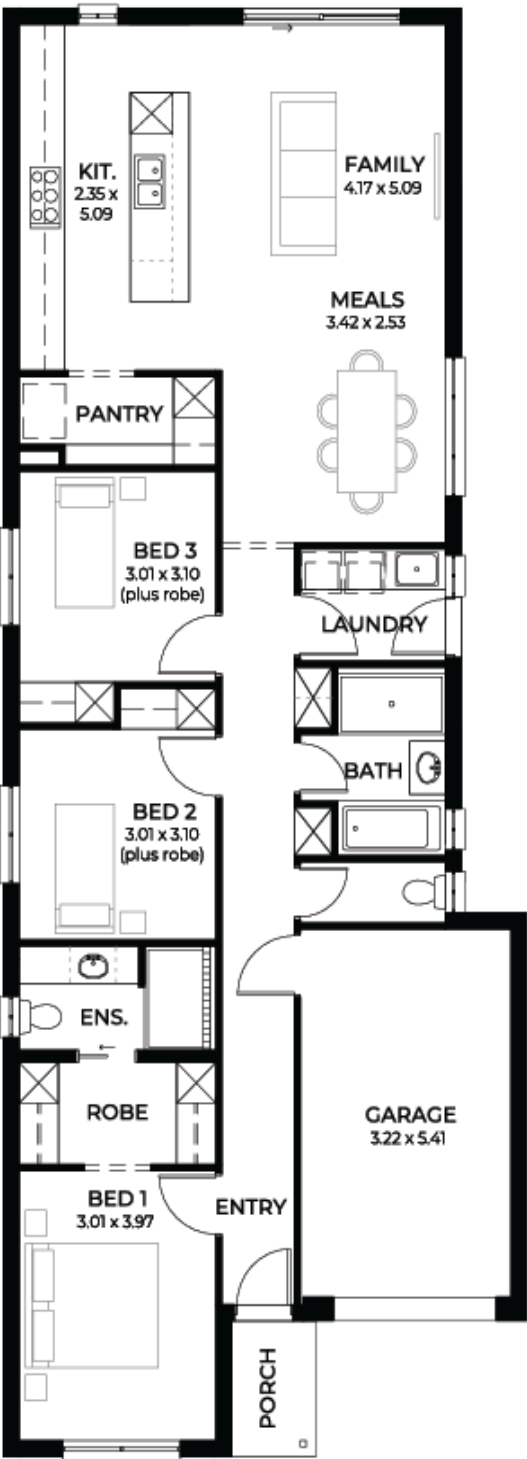
from  
\$575,100\*

LOT 1434  
Leombruno Way  
Virginia Grove  
'Ivory 3.5'

Lot Size 288.00m<sup>2</sup>  
Elevation Ivory 3.5  
Block Size 288m<sup>2</sup>  
House Size 150m<sup>2</sup> / 16.22sq  
Width 8.00m



3 1 2 1





**Lucky you,  
all these  
impressive  
features are  
included with  
this home**

Builders promotional discount applied

SPECIAL 15K discount on ready to build land

New livable housing standards with 7 star energy efficiency

Solar power system 6.6kw

2.7m ceiling throughout / 25 degree roof pitch / 450mm eaves

2.3m high doors (external and internal)

Insulation throughout including R6.0 to ceiling

900mm Westinghouse appliances to kitchen

Built-in robes with mirror finish, drawers and shelving set

Tiled ledge to showers with 1.95m high

Milan semi-framed shower screens

45L inset trough to laundry with floor units and tiling behind

400mm deep overhead cupboards and dishwasher to kitchen

Auto single span panel to garage

Data-based footing and site works allowance

Premium facade as selected or your choice, including slab and tiles

Slab and tiles to alfresco as per plan

Flooring included (carpets to rooms / timber laminate to living, kitchen)

Ducted reverse cycle air-conditioning with wifi control

3 month fast track process

3 month maintenance

25 year structural guarantee

Contact Guru Singh for further information

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\* Terms and Condition's apply. For full details go to [sahousingcentre.com.au/terms-and-conditions/](https://sahousingcentre.com.au/terms-and-conditions/)