

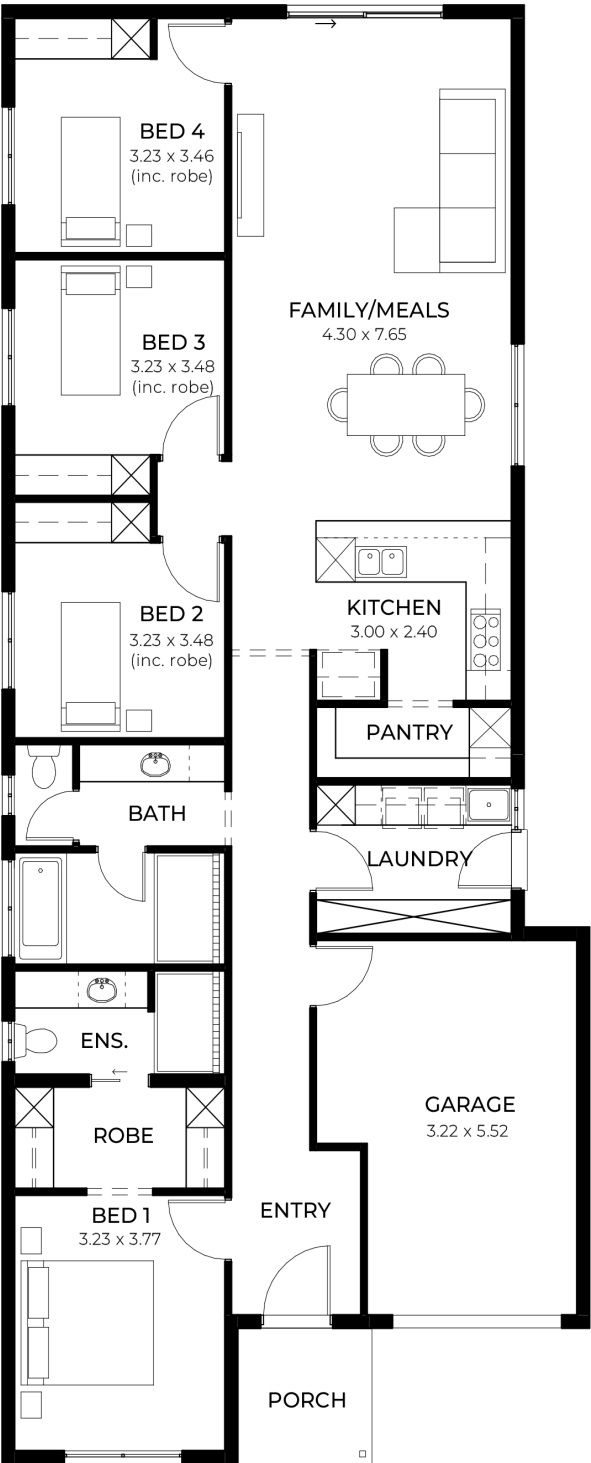
House  
and Land  
from  
\$681,030\*

LOT 222  
Avalon Road  
Munno Para Downs  
'Onyx 3.5'

Lot Size 300.00m<sup>2</sup>  
Design Onyx 3.5  
Block Size 300m<sup>2</sup>  
House Size 173m<sup>2</sup> / 18.65sq  
Width 9.00m



4 1 2 1





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

**Fixed Price Inclusions Package!** Get started with Just \$1K!

Experience luxury, comfort, and efficiency with our premium inclusions, all part of your new home - at a fixed price.

**Energy & Climate Efficiency** 6.6kW Solar Power System

Eco-friendly and energy-efficient as standard Ducted Reverse Cycle Air Conditioning

Complete home climate control with Wi-Fi connectivity Stylish interior finishes Lifestyle Carpet

Plush carpeting to all bedrooms, study, and theatre Timber Laminate Flooring

Sleek and durable finishes to entry, rear hallway, kitchen, meals, and family areas High Ceilings (2700mm)

Enhancing space and luxury throughout the home Comfort & Insulation Comprehensive Insulation Package

R6.0 to ceilings, R2.5 to external walls, R2.0 to internal walls and garage for year-round comfort

**Gourmet Kitchen Premium** 900mm Westinghouse Appliances - Including oven, cooktop, rangehood and dishwasher 20mm Solid Surface Benchtops

Sleek and durable surfaces in kitchen and pantry

**Designer Bathrooms Luxury Inclusions** - Featuring square-edge benchtops, semi-framed shower screens, and Luna tapware and accessories.

**Built-in Storage Solutions Ample Storage Throughout** - Including walk-in robes, mirrored sliding robes, linen cupboards, pantry, and dedicated laundry storage

**Outdoor Living Enhancements Entertainers Alfresco** (as per the floor plan)- Includes slab, tiling, gas point, and stormwater system for seamless outdoor enjoyment

**Compliance Included Encumbrance Requirements** - All applicable encumbrance criteria included for hassle-free approvals.