

# The Eden



Optional Elevation



Standard Elevation

## Key Inclusions

- Fixed price contract
- House construction and public liability insurance covered until handover
- All preliminary fees including BCC application, private certifiers, BSA insurance and Portable Long Service Levy
- Termimesh stainless steel termite management system
- 110mm brick veneer with pine timber frame
- Solver Maxiwash three coat paint finish to internal walls
- Reconstituted stone benchtops to kitchen, bathrooms and laundry
- Gloss polyurethane finish to kitchen, bathrooms and laundry cupboard fronts with soft-close hinges and drawer slides
- Fisher & Paykel multifunction oven, ceran cooktop and ducted canopy rangehood all in stainless steel
- 1700mm free-standing feature bathtub
- R3.0 insulation batts to internal ceiling including garage
- Rheem Integrity 26 mains pressure instant gas hot water storage system
- 5,000 litre round polytank rainwater tank with submersible pump and float valve. Aquasource bypass unit to tank position. Rainwater plumbed to service WCs, WM stops and one external tap



## The Eden

This unique 292sqm home is packed with features and style to compliment your lifestyle. The master bedroom with ensuite and walk-in robe has a parents retreat for some quality quiet time and a separate movie room/rumpus, study (or kid zone) and sala makes living in The Eden a joy.

Entertaining is a breeze as you enjoy talking to your guests from the galley style kitchen which overlooks an open plan meals and family area, which opens out onto the sala.

A double remote operated garage with practical storage at the rear completes this family home.

## Living Areas

Media/Living, Parents Retreat, Study, Family, Kitchen, Dining, Sala

## Area

House Size 292m<sup>2</sup>

## Dimensions

Width 16.8m  
Length 21.9m



1. The house exterior and interior are artists impressions and are indicative only. 2. Changes may be made during the development of the plan and dimensions, fittings, finishes and specification are subject to change without notice. 3. The information contained herein is believed to be correct but is not guaranteed. 4. Prospective purchasers must rely on their own enquiries. 5. This brochure is for guidance only and does not constitute an offer or contract. 6. Dimensions shown are rounded. © KERDICH HOMES PTY LTD ABN 40 010 952 306

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