

# THE HAMILTON 239 HOUSE + LAND PACKAGE



\*Façade for illustrative purposes only

## Lot 532 Cinnamon Street, Drouin Ferntree Ridge Estate

House: 23.9Sq Land: 595m2 Frontage: 20m

# \$452,900\*

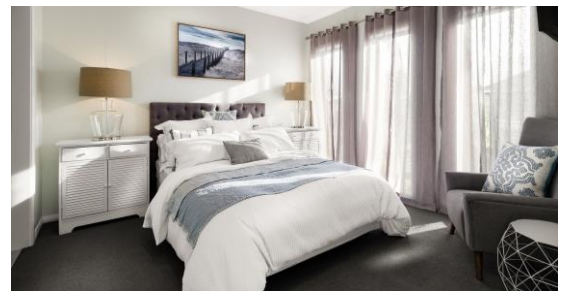
The Hamilton 239 is the perfect floorplan for first home buyers, investors and those looking to downsize! Featuring a private master suite to the front of the home alongside a welcoming living area, 3 other bedrooms to the rear and a modern kitchen, meals and family space overlooking a great sized alfresco.

This package is based on our **Included range** inclusions such as:

- Raised porch with render\*
- Steel lintels and brickwork over all façade doors and windows
- 2590mm ceiling height
- Window locks and flyscreens
- Colorbond panel lift garage door with remote
- 900mm appliances
- 1 bank of 3 pot drawers to kitchen
- Tiled shower bases
- Shower rails, towel rails and toilet roll holders
- Quality floor coverings throughout
- Site cost allowance (pending soil test, survey and engineering)
- NBN package
- Developer requirements

Contact us to view other floorplan options on this block.

\*House & Land Package Price: \$452,900 (including regional first home buyers grant). Price without first home buyers grant = \$472,900



# SJDhomes

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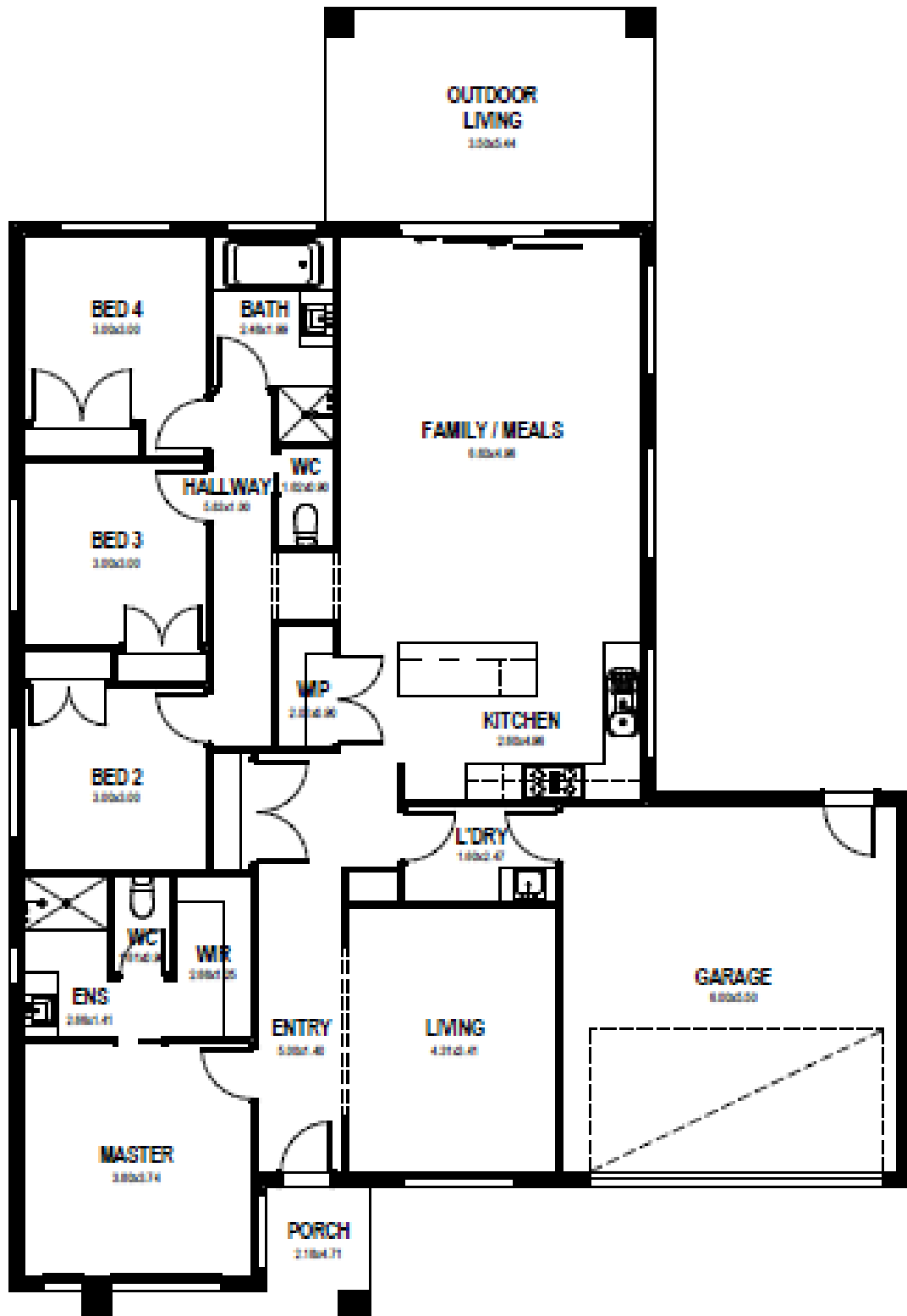
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