

The Goulburn

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Features

- ▶ 6 Star Energy Rating
- ▶ Gable roof design with raked ceilings to living areas
- ▶ Quality kitchen with built in pantry and stainless steel appliances
- ▶ Large range of finishings & options

Dimensions

- ▶ Length: 15.0m
- ▶ Width: 7.2m
- ▶ Total Area (m²): 108.0m²
- ▶ Total Area (Sq): 11.6sq
(Including porch. Excluding optional garage)

Photographs and illustrations are intended to be a visual aid only. Fixtures, finishes & features may not be a standard inclusion. Verandahs, porches and/or decks may or may not be included; check floor plan. Landscaping not provided.



THE RIGHT HOME. THE RIGHT TIME.

Displays open Monday to Saturday, 10am - 4pm

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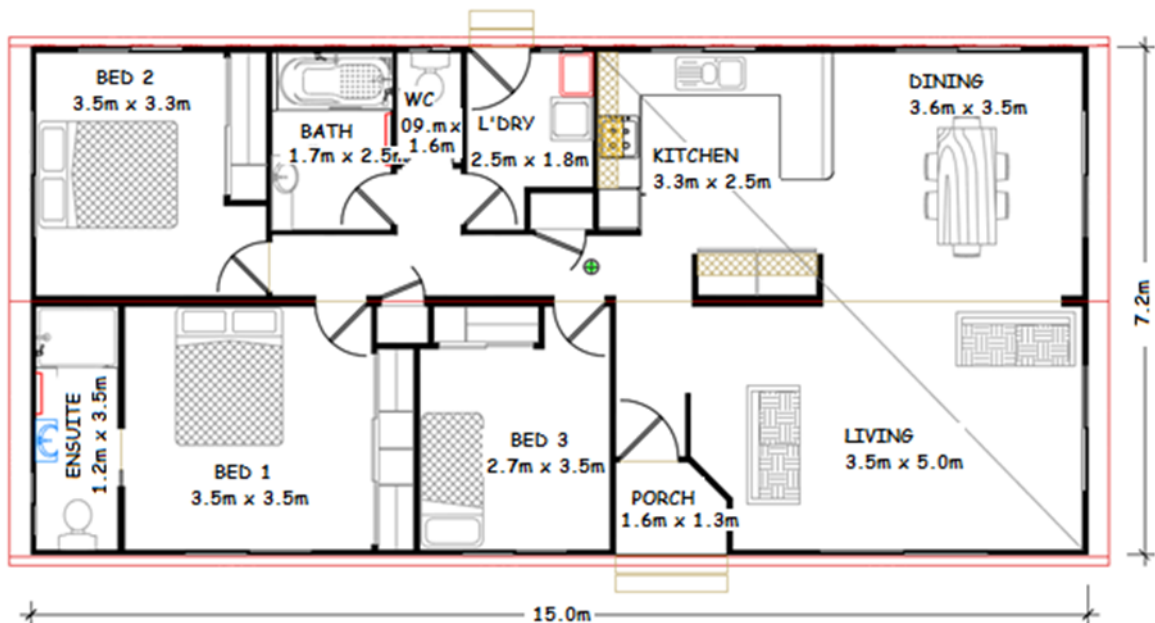
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Specifications

- ☑ 108 square meters floor space (incl. porch)
- ☑ Gable roof with raked ceiling to living areas (Gable eaves)
- ☑ External cladding as James Hardie Primeline Chamfer Boards
- ☑ Colorbond roof with powder coated aluminium windows with insect screens
- ☑ Solid feature entry door off porch with ½ glass to ldy
- ☑ Quality plasterboard walls with 55mm covered cornice
- ☑ Fully painted interior & exterior with gloss enamel to internal trim
- ☑ Full laminate kitchen with rolled formed bench tops, built in pantry & fridge/freezer provision
- ☑ Electric under bench oven and electric cooktop with slide out range hood
- ☑ 1 1/3 bowl stainless steel sink with mixer tap set and left-hand draining area
- ☑ Ensuite – 1200 x 900 shower with preformed base, tiled walls and glass pivot door, 300 wide semi recessed bowl vanity with mirror above, towel rail, dual flush toilet with toilet roll holder, fan/light heater & privacy latch to door
- ☑ Bathroom – Shower over bathtub with glass screen, tiled walls, 300 wide semi recessed bowl vanity with mirror above, towel rail, fan/light heater & privacy lock to door
- ☑ Laundry – 45ltr tub, standard washing machine provision
- ☑ Separate dual flush toilet with toilet roll holder & privacy lock to door
- ☑ All plumbing fixtures and fittings included
- ☑ Vinyl sliding door built in robe to bed 1 (2 x set of 4 shelves and hanging rails provided)
- ☑ Vinyl sliding door built in robe to bed 2 & 3 (1 x set of 4 shelves and hanging rail provided)
- ☑ 2 x built in swinging door cupboards to hallway (linen & broom)
- ☑ No floor coverings provided
- ☑ 250 litre electric hot water system, supplied loose
- ☑ Generous power and light points throughout
- ☑ 3000ltr slimline w/tank with pump to service sanitary flushings, supplied loose
- ☑ 6 star energy rated comfort



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