

# House & Land \$1,267,420\*

## Marnie 353-D38

Lot 149 New Rd, WARNER, Élan Estate

Façade: Westhampton | Home size: 38.02sq | Lot size: 504 sqm



Actual façade may not be shown and may show façade colours and materials that may not be available due to land estate guidelines. Price excludes tiles, stone and/or full render to façade, treatment, timber windows, landscaping, fencing, driveway, decking, planter box and decorative lights or any change required by Developer to façade. Internal images from our display home may be shown where image of façade or actual design is not available, in which case, some items pictured, such as furniture, some fixtures and fittings and structural options are not included in the fixed price and may not be available. Speak to your new home consultant for clarification.

## INCLUSIONS

### Package inclusions

2570mm high ceilings to single storey & ground floor for double-storey homes

Colorbond® steel roof in a range of colours ^

900mm Smeg curved glass canopy or stainless steel canopy

Carpet with your choice of select floor tiles or timber-look flooring ~

Ceiling fans to bedrooms & alfresco

Move-in pack including driveway & concrete to alfresco\*\*

7 Star energy rating\*\*\*



Morayfield - Kinma Valley  
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\*\*Based on land price provided at time of print. Plantation Homes does not have authority to negotiate land sale. Land is sold separately by Developer. All land enquiries to be made direct to Developer. House price is based on standard home from the Mainvue Collection and façade as specified, and Plantation Homes' preferred siting. Included in the package price is the base house price (which is locked for the standard 12-month price lock period) plus an additional 3-months extension of the price lock charged at \$2000 per month. Price does not include legal, stamp duty, registration fees or any other charges relevant to the acquisition of land. For other items not included in the price see <https://plantationhomes.com.au/house-and-land-packages/packages> \*\* For details of what move in pack includes, refer to <https://plantationhomes.com.au/house-and-land-packages/packages>. If soil classification is E1 or above, no driveway will be included in Move in pack The floorplan shown is for the standard house design with standard façade, not the façade for this package and so will vary from actual floor plan. For dimensions and floorplan specific to the façade in this package please speak to one of our New Home Consultants. \*\*\*7-star - Is based on standard floorplan, base façade & inclusions on mid-range colours. Any request for colours darker than mid-range may affect compliance and incur extra cost. Copyright Henley Properties (QLD) Pty Ltd trading as Plantation Homes. All plans are copyright; no part may be used, reproduced, or copied by any means or in any form without the prior written permission of Plantation Homes. All rights reserved. QBCC 73955

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