

House & Land Package



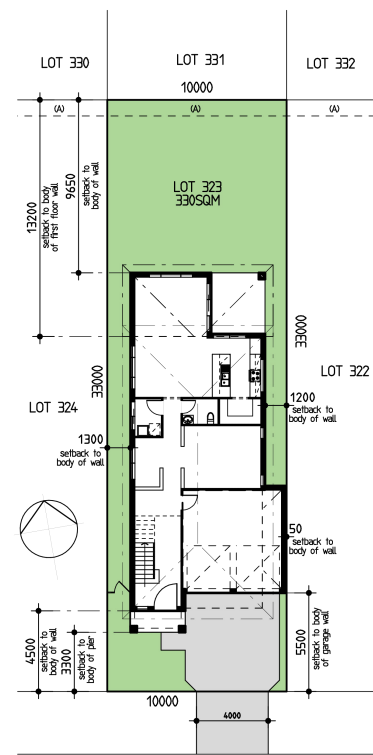
Lot 323

Proposed Road
Gurner Road
Development

Package Price
\$1,096,900

Inclusions

- Superior Dekton Stone to kitchen benchtop
- Upgraded 2.59m ceilings to ground floor
- Fully ducted premium Acton Air Conditioning
- Fisher Pikel Appliances inc: 900mm oven, rangehood and stovetop, built in dishwasher, built in microwave with trim kit
- Bulkhead to kitchen cabinetry, with cabinetry above fridge space
- Your choice of ceramic coated floor tiles or timber laminate to kitchen, dining, family room and entry
- Premium carpet range to balance of home
- Fully tiled alfresco and portico with roof over
- Downlights to ground floor main living areas
- Free standing bath, floating vanities and niches to shower recesses
- Fixed price 7 STAR BASIX fully included for maximum energy efficiency and comfort
- Paved driveway + path to entry
- NBN connection and Hills Home Hub, remote controlled garage door, alarm system
- Exterior light points, doorbell and intercom
- Fixed Site Costs and Connections To Services
- All developer and council requirements included
- Insect screens to openable windows



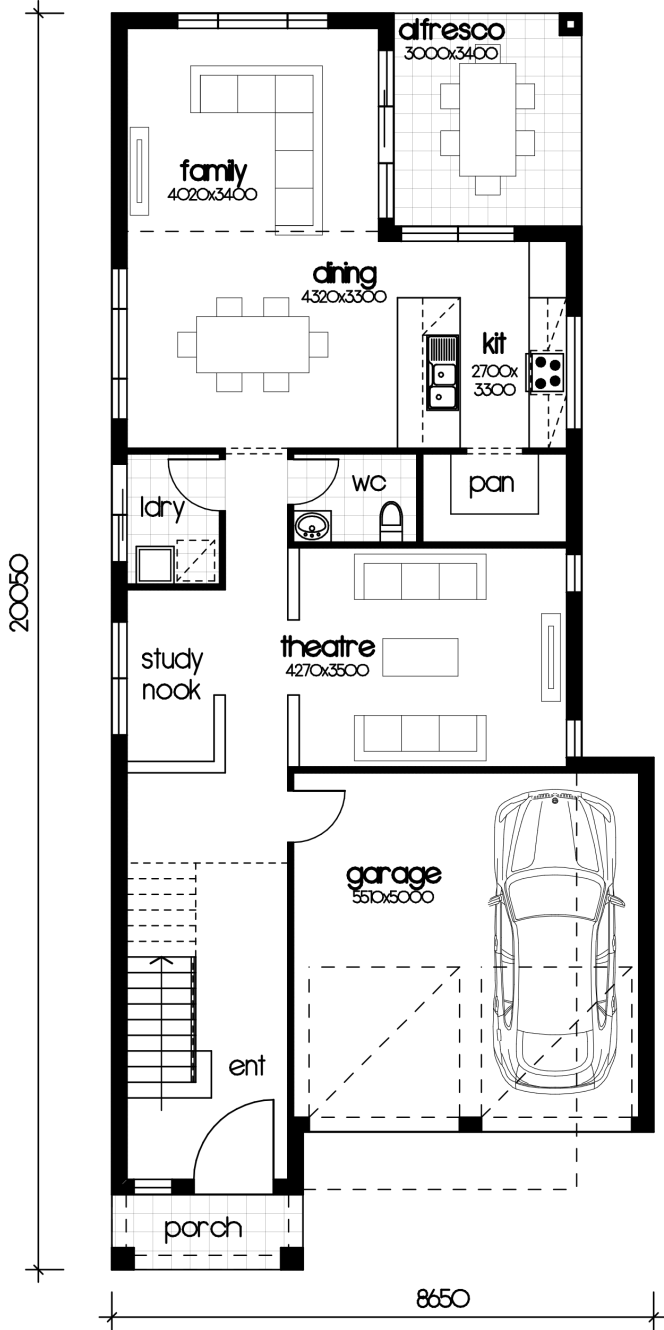
PROPOSED ROAD SITE PLAN

(A) EASEMENT FOR ACCESS & MAINTENANCE: 0.9 M WIDE

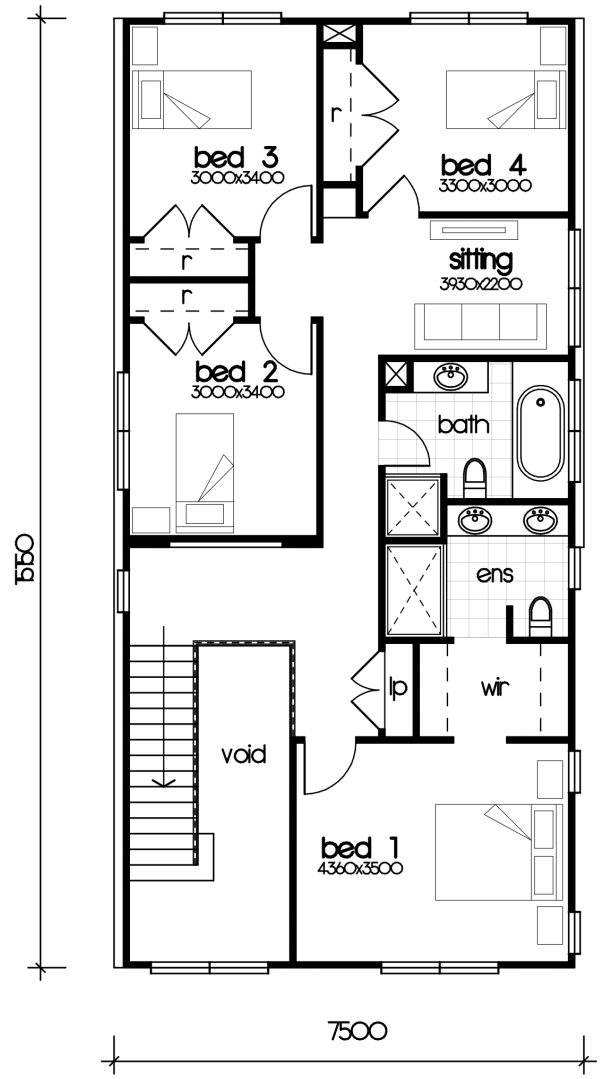
Lot 323

4 2.5 2

Land Size	330m²		
Ground Floor	100.4m ²	Garage	33.2m ²
First Floor	109.1m ²	Alfresco	10.2m ²
Porch	3.7m ²	Total	256m ²



GROUND FLOOR PLAN
RUBY 28 - TRADITIONAL FACADE - RH



FIRST FLOOR PLAN

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For Enquiries, contact Rian Gampe on 0455 424 885
 Or visit us at one of our display home locations or online at lilyhomes.com.au
 *All prices are GST inclusive. *All access packages are subject to final survey, contours, developer and council approval.
 Preliminary house siting is subject to final levels and may require variation to suit. *Lily Homes reserves the right to change pricing and inclusions without notification.