



FOR ILLUSTRATION PURPOSES ONLY

# ARIA 22.5

Hampton Facade



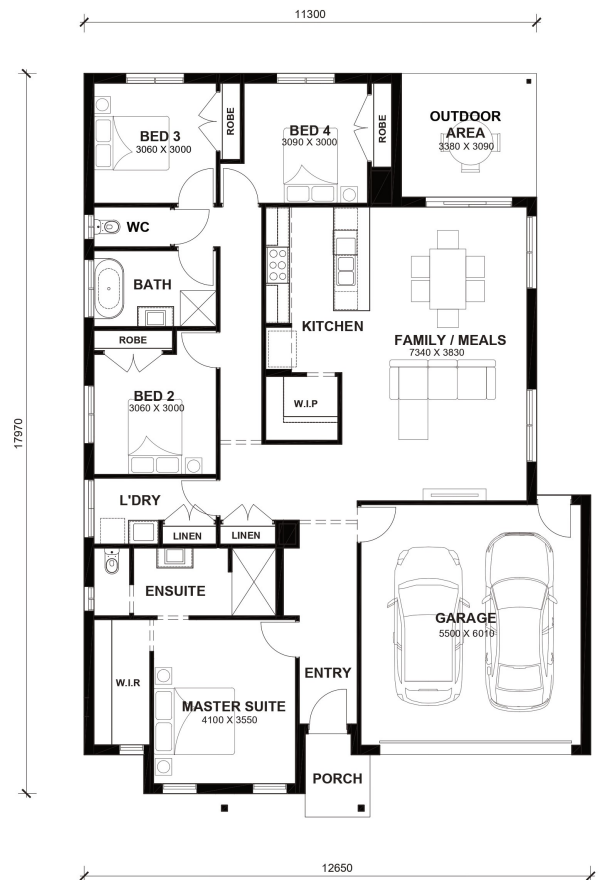
# \$642,700

Lot 236 Westringia Approach  
Kilmore (Broadstead Estate)

<b>Lot Size:</b>	666m <sup>2</sup>	<b>House Size:</b>	22.45sq
<b>Lot Price:</b>	\$365,000	<b>House Price:</b>	\$277,700

### PACKAGE INCLUSIONS :

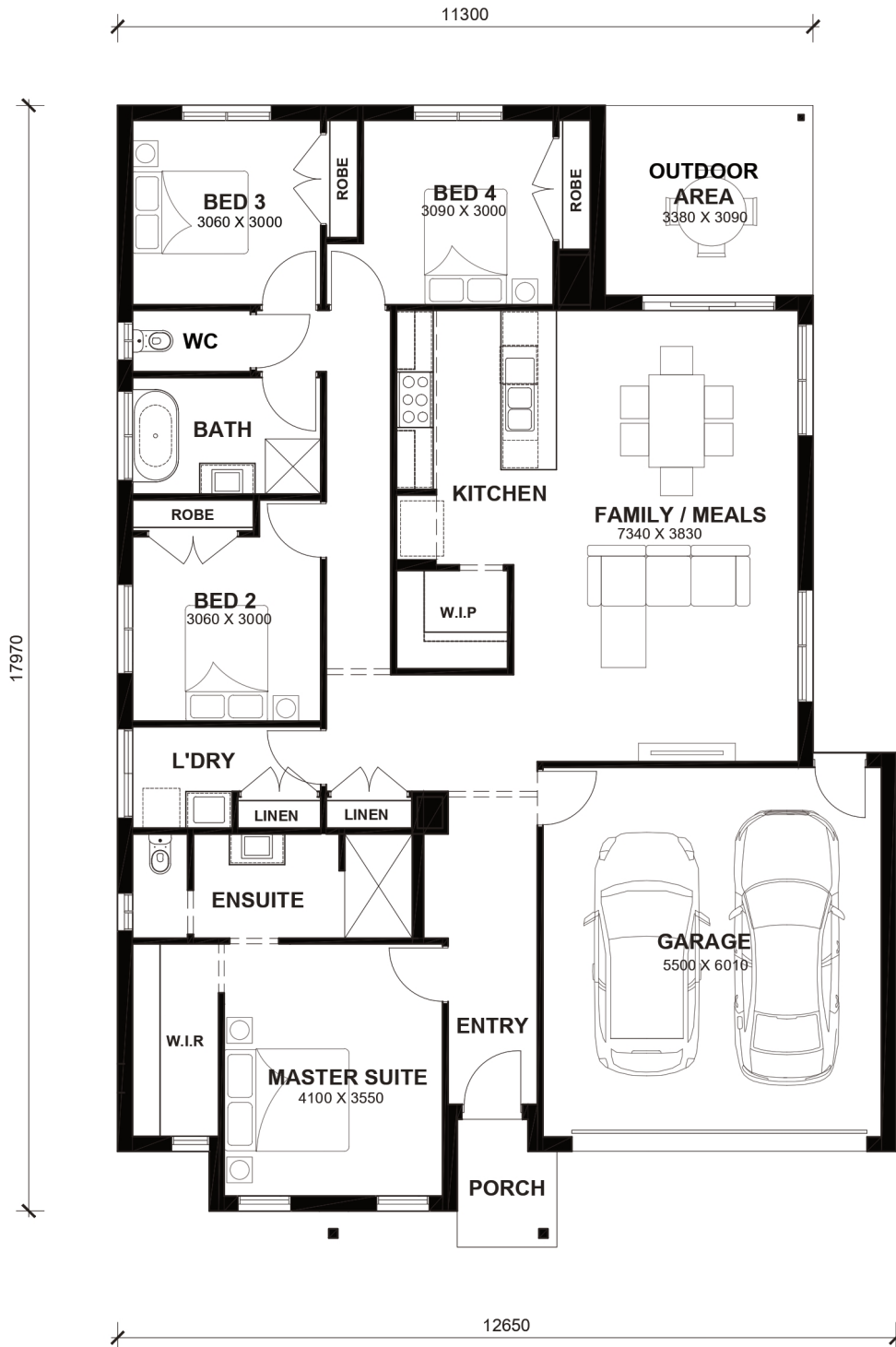
- Tiles/Laminate flooring in living areas
- Led Downlights throughout the House
- 2.2kw Solar System
- Double Glazed Windows (Design Specific).
- 20mm Stone Benchtops Throughout.
- Ducted Heating.
- Flyscreens To All Openable Windows.
- LED Tri-Colour Downlights Throughout.
- Glazed Porcelain Tiles To All Wet Areas (Including Showerbase).
- 215L Heat Pump Hot water Service.
- Back to Wall freestanding bath tub (size specific).
- Recess shower bases to both bathrooms



# Aria 22.5



LOT WIDTH 14m+  
LOT DEPTH 25m+



## TOTAL AREAS

FAMILY / MEALS	7340mm x 3830mm	BED 4	3090mm x 3000mm	TOTAL	208.61m <sup>2</sup>	22.45sq
MASTER SUITE	4100mm x 3550mm	OUTDOOR AREA	3380mm x 3090mm			
BED 2	3060mm x 3000mm	GARAGE	5500mm x 6010mm	EXTERIOR LENGTH		17,970
BED 3	3060mm x 3000mm			EXTERIOR WIDTH		12,650

House size on brochure is based on the Avalon facade. Size may vary dependant on facade. Please refer to working drawings for complete dimensions.