

Montpellier 35+ Mode façade.  
Package from \$792,700



Lot 327 Paxman Road,  
Kilmore  
Broadstead

Land size: **576m<sup>2</sup>**

Home Size: **324m<sup>2</sup>**

- Stunning facade included
- 7-Star energy rating
- Low E Double glazed, thermally broken awning windows
- Metal roof in lieu of roof tiles
- Overhead cabinetry to Butler's Pantry design option (design specific)
- 1000mm island bench extension
- Undermount kitchen sink
- Downlights to the entire home
- 2740mm high ceiling to ground floor
- 2340mm high internal doors & front entry
- 2430mm high recessed stacker door to outdoor living
- Fisher & Paykel dishwasher and compact microwave oven
- Site works allowance
- 12 month maintenance period & 25 years structural warranty



YOUR LOCAL NEW HOMES CONSULTANT

Bill Hatzimihailidis 0419 612 226 | billh@boutiquehomes.com.au

Advertised value includes over \$32,000 worth of upgrades based on the Seville 25+ home design. Over \$32,000 worth of upgrades is based on the RRP of Metal Roof in lieu of roof tiles, Butler's Pantry option (not available on the York 26+), 1000mm island bench extension, Polar Double Bowl Undermount kitchen sink, downlights to whole of home, 2740mm ceilings to Seville 25+ , York 26+ and Barcelona 26+ and to ground floor of Airlie 30+, Montpellier 35+ and Grange 36+ 2340mm internal doors and front entry door, 2430mm high stacker door, Fisher & Paykel freestanding dishwasher and Fisher & Paykel built in microwave. Available for any new Boutique Homes customers, who pays a deposit and signs a Preliminary Works Contract between 8 Jan - 28 Sep 2025. In order to be eligible for the added upgrades, the customer must adhere to all appointments as scheduled by Boutique Homes, pay an initial \$2,500 deposit and sign initial paperwork within 24 hours of deposit payment. Boutique Homes may revise all pricing and promotions if the customer does not adhere to all appointments, promptly sign documentation as required, or unreasonably delays site start. Customer requested changes, including changes to master plans, design options, upgrades or variations, or delays in signing required documents will void this offer. This offer cannot be modified, substituted, redeemed for cash or credits, or applied to the base of the home. Boutique Homes reserves the right to update, change or cease this offer at any time. Images are for illustrative purposes only. The building practitioner is ABN Group (Vic) Pty Ltd t/as Boutique Homes, registration number CBD-U 49215. "From" pricing means that, subject to the terms of this disclaimer and any owner requested changes, the price advertised will be subject to change once fixed site costs and developer guidelines are confirmed.

**BROADSTEAD  
KILMORE**