

# YARRABANK

*individual homes*

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Registered Company: Pierce Gould Pty Ltd – CDB-U 49788

Lot 26 Wellspring Ave  
Springlands Estate  
Narre Warren Sth, 320m2

3 bed, 2 living, 2 bath, 2 car



## Rosanna 19a



## HOUSE AND LAND PACKAGE

### \$588,600

Price includes

- Site Work Allowance
- Ochre Facade
- NBN Connection
- Timber Laminate Flooring or Floor Tiles to Family Room
- 20mm Edge Stone Benchtops to Kitchen
- Stainless Steel Kitchen Appliances Including Dishwasher
- Gas Ducted Heating
- Flyscreens to all Openable Windows
- 6 Star Energy Rating
- **Your Choice from: Kitchen or Bathroom Upgrade, Concrete, Ceilings, Electrical or Cooling Packages**



**Colleen Bayley**  
Custom Home Designer

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This floorplan is subject to obtaining the following information, Final Working Drawings, Soil Report, Energy rating Report, Engineering Plans and Developer Approval (if required). NOTE: Sewer, Water, Gas, Stormwater and underground electrical pit to be made available by the client if not already available. This proposal includes the Builders Standard Specifications which are included herein, all pricing and items are subject to availability and may be modified within reason by the Builder with notice given to the building owner. Images are for illustration purposes only and may not represent the outcome for your new home exactly but are an indication based on what has been built by the builder previously.