

Montpellier 35+ Cove façade.
Fixed price \$834,400*



Lot 20318 Ellisburg Street,
Manor Lakes
Manor Lakes - The Village Estate

Land size: 448m²

Home size 324.4m²

- Cove facade included
- 7-Star energy rating
- Low E Double glazed, thermally broken awning windows
- Fixed site costs
- Metal roof
- Butler's Pantry with Caesarstone benchtop (design specific)
- 1000mm island bench
- 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
- Ilve dishwasher & built-in Ilve microwave oven
- Quality Caroma basins and tapware
- 12 month maintenance period & 25 years structural warranty
- NBN Fibre Optic Connection
- Recycled Water Connection

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Limited Edition Homes offer only applicable to the Seville 25+, York 26+, Airle 30+ and Montpellier 35+ home designs. Available for any new Boutique Homes customers who pay a deposit and sign a Preliminary Works Contract between 8 Jan -28 Feb 2025. Price based on floor plan shown and on builder's preferred siting. Image used is an artist impression for illustrative purposes only and may show decorative items not included in the price such as path, fencing, landscaping, coach lights and furnishings. The price is based on developer supplied engineering plans and plans of subdivision and final pricing may vary if actual site conditions differ to those shown in these developer supplied documents. Block and building dimensions may vary from the illustration and the details shown. The price does not include transfer duty, settlement costs, community infrastructure levies imposed or any other fees or disbursements associated with the settlement of the land. Additions to the contract may be required in order to comply with Council and Regulatory Authority requirements which may also affect the price. Pricing subject to change without notice. Further terms and conditions apply to this offer including with respect to the price, for the full terms and conditions please visit www.boutiquehomes.com.au/terms-conditions



THE VILLAGE
AT MANOR LAKES