

**LARGE LAND:  
776M2!**



Lot 441 Hacking Drive,  
**NARELLAN VALE**

**\$894,800**

## Package includes:

- Standard **site costs**
- Custom design options\***
- Standard **Facade feature**
- Ducted Air Conditioning
- 2.6m ceiling height
- Security doors, Alarm system
- 20mm Smart Stone bench tops to kitchen
- 20mm Smart Stone bench tops to bathrooms
- Stencil concrete driveway & path to front entry
- Tiled Alfresco area
- Fly screens to all opening windows
- Carpet to bedrooms
- Floor tiles to living areas
- Vertical blinds
- NBN Compliance
- Development application filing fees
- BASIX package, Statutory warranties
- Builders agreed maintenance - 90 days from the practical completion
- Downlights package
- Dishwasher
- Water tap to fridge, Shower Niches

## Eco friendly features:

- Energy efficiency**- 5star rating
  - Water efficient** fittings
  - Wall / ceiling insulation**
  - Energy efficient appliances**
  - Rainwater storage tank**
- All drawings and images are for illustrative purposes only  
\*Terms & Conditions apply



- 4**
- 2**
- Double Garage**
- House Size**  
23 sq  
213 m<sup>2</sup>
- Land Size**  
776m<sup>2</sup>

SOPHIA 23 SQ

**FOR FURTHER DETAILS VISIT OUR DISPLAY HOMES**  
Edmondson Park - 14 Clement Road  
Oran Park - 20 Sargents Road

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