

# House & Land Packages

Lot 7 Eighth Avenue,  
AUSTRAL

**\$1,048,480**

## PACKAGE INCLUSIONS

- ▶ Modern Facade
- ▶ Upgraded Site Cost Allowance
- ▶ 2.6m Ground Floor Ceiling Height
- ▶ Ducted Air Conditioning
- ▶ 600mm Westinghouse Appliances
- ▶ 20mm Caesarstone Kitchen Benchtops
- ▶ Soft Close Doors/Drawers to Standard Kitchen Plan
- ▶ Bathroom Wall Tiling to 1.2m High
- ▶ Free Standing Bathtub
- ▶ Frameless (Polished Edge) Vanity Mirrors
- ▶ Upgraded Downlights Package
- ▶ Security Alarm System
- ▶ Sliding Mirror Robe Doors to Robes
- ▶ Panel Lift Garage Door
- ▶ Vertical Blinds
- ▶ Flyscreens to all Opening Windows
- ▶ Carpets to Bedrooms
- ▶ Tiling Living Areas
- ▶ Driveway
- ▶ Eave Vents & Whirly Birds
- ▶ Upgraded BASIX Allowance Included
- ▶ Builder's agreed maintenance period  
- 90 days from practical completion
- ▶ NBN Pre-Wire (Builder's Provision)
- ▶ Custom design options available\*
- ▶ Development application fees

**Registration Expected Q1 2026**

Leppington Living Display Village  
5 Twilight Street, Leppington 2179

Austral House & Land Sales Office  
315 Fifteenth Avenue, Austral 2179

**0468 397 931 | (02) 9608 3333**  
**sales@csbhomes.com.au**



**FREE  
SOLAR PANEL  
SYSTEM  
INCLUDED**



**CSB Homes**  
foremost in quality since 1994  
*it's personal!*



**Custom Eva 21.47**

*Facade priced on application -  
Illustrative Purposes Only*



MINIMUM LAND DIMENSIONS		BED	BATH	CAR
HOUSE SIZE	21.47SQ	4	3	1
LAND SIZE	318M2			

[www.csbhomes.com.au](http://www.csbhomes.com.au)

\*The information and package pricing is correct at the time of publication 19/08/2025 but subject to change without notice. All designs are subject to copyright. The images depicted in this advertisement are for illustrative purposes only and incorporate upgraded facade features, landscaping and other decorative items which are not included in the Advertised price, incorporates CSB Homes' standard site costs only and may vary subject to site survey; site specific conditions; planning and authority controls; and developer guidelines or requirements.

# House & Land Packages

Lot 7 Eighth Avenue,  
AUSTRAL

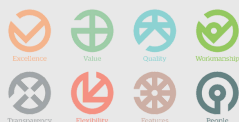
**\$1,048,480**

## Austral Highlights

- ▶ Close Proximity to M5 & M7 Motorways
- ▶ 7 minute drive to Leppington Station
- ▶ Surrounded by a selection of new schools
- ▶ 15 minutes from new Badgery's Creek Airport

The long-term value of a new home goes beyond the cost of it's construction.

To find out more about the CSB Homes difference, scan the below QR code to go Behind the Build!



**Behind the Build**

CSB Homes



Leppington Living Display Village  
5 Twilight Street, Leppington 2179

Austral House & Land Sales Office  
315 Fifteenth Avenue, Austral 2179

0468 397 931 | (02) 9608 3333  
sales@csbhomes.com.au



CSB Homes  
foremost in quality since 1994  
it's personal!  
**CUSTOM  
DESIGN  
OPTIONS  
AVAILABLE**

CSB Homes  
foremost in quality since 1994  
it's personal!



**EIGHTH AVENUE**

Registration Expected Q1 2026

MINIMUM LAND DIMENSIONS		BED	BATH	CAR
HOUSE SIZE	21.47SQ	4	3	1
LAND SIZE	318M2			

www.csbhomes.com.au

\*The information and package pricing is correct at the time of publication 19/08/2025 but subject to change without notice. All designs are subject to copyright. The images depicted in this advertisement are for illustrative purposes only and incorporate upgraded façade features, landscaping and other decorative items which are not included in the Advertised price, incorporates CSB Homes' standard site costs only and may vary subject to site survey; site specific conditions; planning and authority controls; and developer guidelines or requirements.