



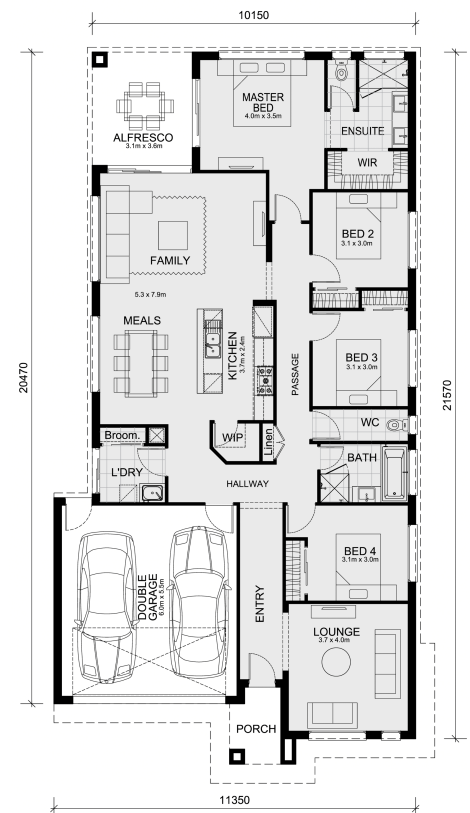
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Lot 3110 Timberwolf Drive - Riverfield Estate Clyde 3978 VIC

Land Size: 375 m² House Size: 223.6 m²

The Johanna 240 and 375 sqm of land facing west are located at Riverfield Estate, Clyde.

- * Confidence: 50-Year Mimosa Homes Structural Warranty
- * Fixed site costs, including BAL 12.5
- * Timber-look laminate, carpet, and floor tiles
- * 2,550mm high ceilings
- * Stone benchtops &€" kitchen, ensuite &€" bathroom
- * 900mm oven, cooktop &€" rangehood (600mm for homes &€" 20 sq)
- * Microwave with trim kit &€" Dishwasher
- * Semi-floating vanities (Double to Ensuite) &€" Tiled shower bases
- * Quick-slide robe doors
- * LED downlights throughout, external lights &€" garage strip light
- * Internal garage access with 2 Garage door remotes
- * Flyscreens to windows &€" obscure-glazing to ensuite &€" bathroom
- * 7-Star energy rating. Heating. Hot Water Unit.
- * Concrete flooring in alfresco. 3-coat paint system for walls.
- * 2 TV points, 2 phone/data points. Towel &€" toilet roll holders included
- * Termite Management System &€" Part A (slab), Part B (external)
- * Occupational Health &€" Safety ...



\$719,066

Adam Keleher

E: adamk@mimosahomes.com.au