



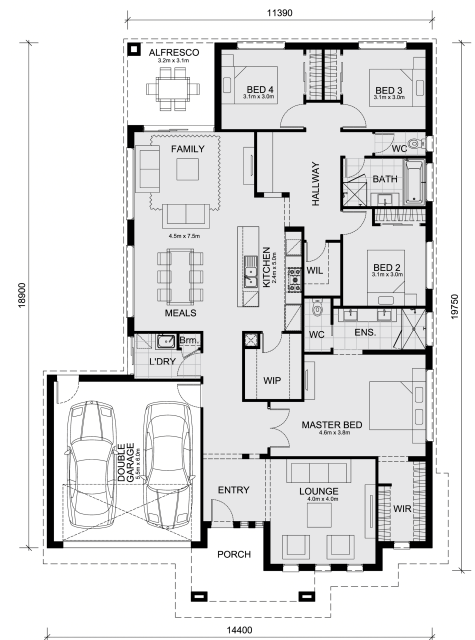
## Lot 733 Botanical Boulevard - Maple Grove Pakenham 3810 VIC

**Land Size: 448 m<sup>2</sup> House Size: 246.1 m<sup>2</sup>**

To inquire, contact Adam on 0439 779 909

The Saba 260 and a 448 sqm lot facing east are located in Maple Grove, Pakenham East.

- \* 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
- \* Induction Cooktop
- \* Heat pump hot water unit
- \* Split system heating and cooling
- \* Lower profile roof tiles and brickwork above windows and doors to the sides and rear
- \* 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
- \* 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 &...



# \$766,590

**Adam Keleher**

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