

# \$805,600\*



## Malibu 26



4





Lot 56, Smiths Park, Clyde North, 3978



Facade Sandy Lot Width 12.5

Lot size 400 m<sup>2</sup> House size 240 m<sup>2</sup>

## **Available Structural Options**

Rear Flip, Fifth Bedroom, Deluxe Ensuite, Powder Room,

### Your Inclusions

- 'H' class waffle concrete slab
- Double glazing throughout
- Insect Screens with fibreglass mesh throughout
- Dimmable LED downlights to main Living areas
- Flooring throughout (tiles and carpet)
- 'Quantum Quartz' engineered stone benchtops with 20mm edge profile, to Kitchen
- 900mm Kitchen Appliances
- Laminate overhead cupboards with concealed rangehood to Kitchen
- Tiled shower bases to Bathroom and Ensuite
- Gas ducted heating
- 'Colorbond' sectional overhead door with automated lifter and remote controls
- Solar PV system
- 25-year structural guarantee
- 12-month maintenance period
- 7-Star energy rating compliance
- Trusted New Home Builder in Melbourne, Victoria for over 25 years

**SMİTHS PARK** 

Package Enquiries Raghu Rao - 0423 529 243, Raghu@beachwood-homes.com.au