

Yorke 21

\$563,164*

Lot 1403 (401m) Stage 14
Botany Circuit

Henley *Essence*

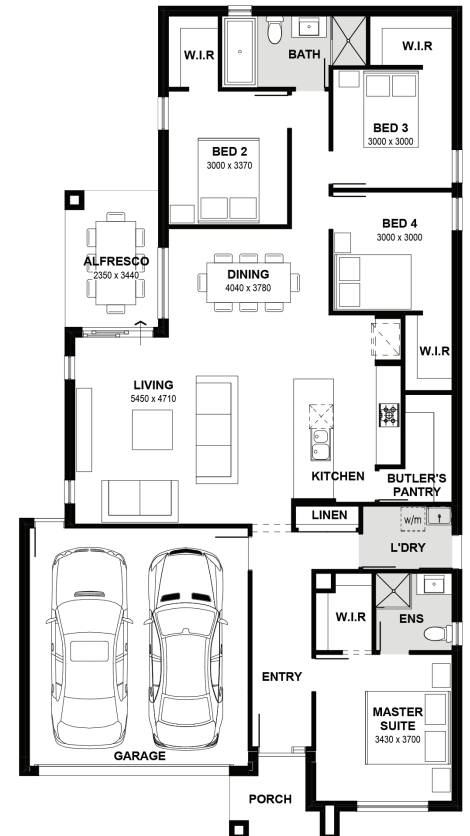
4	2	2
		



Façade colours and materials shown may not be available due to land estate design guidelines. Refer to your Henley new home consultant for clarification. Price excludes tiles, stone and/or full render to façade treatment if shown, timber windows, landscaping, fencing, driveway, decking, planter box and decorative lights or any change required by Developer to façade.

PACKAGE INCLUSIONS

- Fixed Site Costs^
- Carpet and Timber Look Flooring~
- Colorbond® or tiled roof
- Aluminium Stacker Door to Alfresco
- Double Glazed Windows+
- Grand Island Benchtops
- Estate Guidelines#



Contact Hayden today on 0417 516 937 or email us at rothwell@rpmrealestate.com.au

*Home price based on a standard home, standard inclusions, Henley's preferred siting and Henley's preferred building surveyor. The price does not include additional costs should land titles be delayed, any allowance for bushfire requirements, or any changes required by Developer which are discretionary or cannot be identified from Estate Guidelines at the time of pricing. ^Fixed site costs do not include costs associated with footing probes where required and costs resulting from the probe. Fixed site costs are offered on the proviso that the Developer provides (1) level 1 compaction report for the lot that is no more than 24 months old (2) a survey of land that matches the land engineering submitted to Henley with the fixed site cost application. ~Flooring supplied is Category 1 Carpet, and Category 1A Nordic Timber Laminate as per Floor Covering Layout available from your Sales Consultant. +Double glazed windows excludes all doors (entry doors, stacker doors, sliding doors and half-light/ full light laundry doors, all door frames (sidelights), butt jointed corner windows and picture windows to living areas. Allowance for Estate Guidelines# is based on items that can be identified in the Estate Guidelines at the time of fixing price and does not include discretionary items. Internal stock images may be used when actual image for the design is not available. Photography and illustrations to be used as a guide. Additional cost fixtures & fittings may be shown.

 rothwell.com.au

*The advertised price is based on the builders standard specifications and the advertised inclusions list. The builder and developer reserve the right to amend specification and price without notice. All plans and images are indicative concepts and include features not necessarily supplied by the builder including without limitation façade, furniture, lighting, fencing and landscaping. Building covenants and design guidelines requirements apply to the land. Pricing is correct at the time of the publication, but may change as a result of variations in the inclusions or specifications of the home required by the buyer or due to any other circumstances.