

## Montpellier+ 35 Mode façade. Price From \$858,600\*

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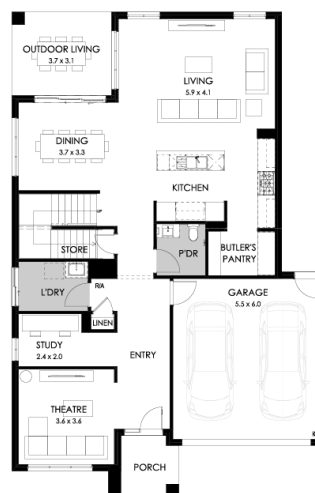


Lot 1033 Chiswell Avenue,  
Fraser Rise  
Aldo Estate

**Land size:** 392m<sup>2</sup>

**Home Size:** 324.4m<sup>2</sup>

- Stunning façade included
- 7-Star energy rating
- Fixed site costs
- Low E Double glazed thermally broken awning windows
- Low E Double glazed sliding stacker doors
- 3.5kW solar PV system
- Quality floor coverings throughout
- 2740mm high ceilings to ground floor
- Downlights to whole of home
- Soft closers to draws and doors
- ILVE 900mm wide oven, cooktop and rangehood
- Overhead kitchen cupboards adjacent to rangehood
- 40mm stone kitchen benchtops
- 20mm stone bathroom benchtops
- Quality Caroma basins and tapware
- 12 month maintenance period & 25 year structural guarantee
- Fibre Optic Connection



Ground floor



First floor

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Price based on floor plan shown and on builder's preferred siting. Floor plan depicts a modern façade shown and included in price. Image used is an artist impression for illustrative purposes only and may show decorative items not included in the price shown including path, fencing, landscaping, coach lights and furnishings. The price is based on developer supplied engineering plans and plans of subdivision and final pricing may vary if actual site conditions differ to those shown in these developer supplied documents. Block and building dimensions may vary from the illustration and the details shown. The price does not include transfer duty, settlement costs, community infrastructure levies imposed or any other fees or disbursements associated with the settlement of the land. Additions to the contract may be required in order to comply with Council and Regulatory Authority requirements which may also affect the price. Pricing subject to change without notice. Further terms and conditions apply to this offer including with respect to the price, for the full terms and conditions please visit <http://www.boutiquehomes.com.au/disclaimer>.

**ALDO**