



Lot 397 - Deakin Merricks 34

This house and land package includes:

- › Fixed site costs
- › Floor coverings throughout outdoor room
- › Exposed aggregate driveway & path Colorbond roof
- › Fencing allowance
- › Turf to the front
- › Render to the front façade
- › Feature front door
- › NBN ready
- › Letterbox
- › Façade upgrades oncluded
- › Covenant requirements included

 4  2  2

\$803,588

Frontage 10.3m² | Land 569m² | House 320m²

Megon Holdsworth

New Home Advisor

0423 389 323

megonholdsworth@metricon.com.au

AREA SCHEDULE

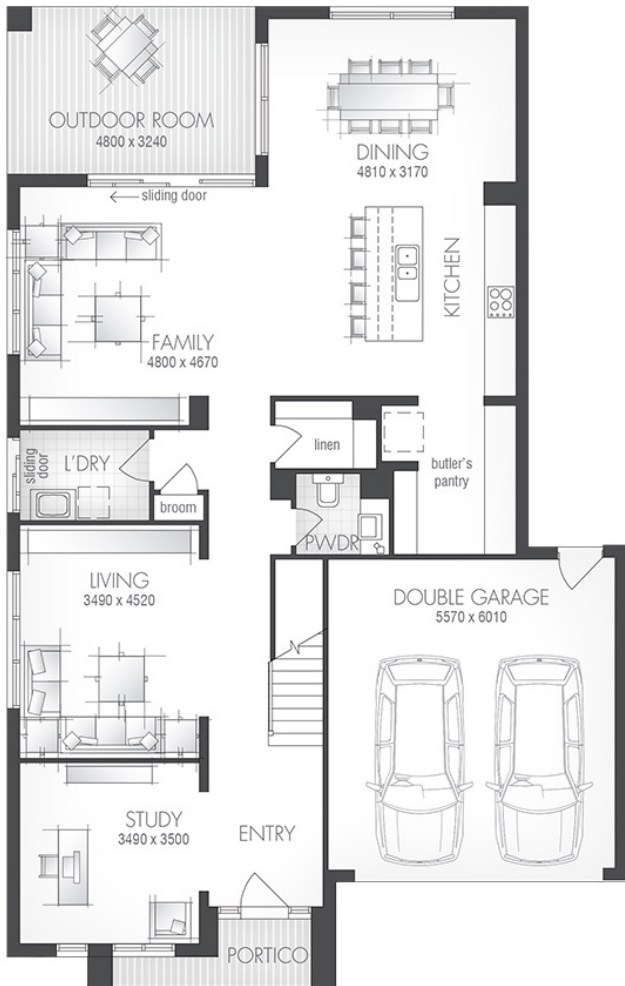
All areas are rounded down to one decimal point

First Floor	121.9 m ²
Ground Floor (excluding car accom.)	141.2 m ²

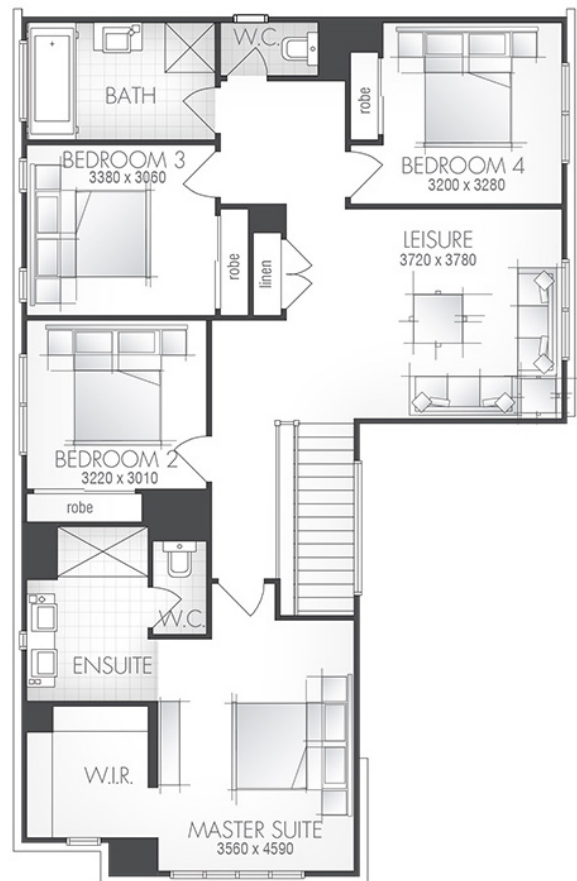
Total (Living Area) 263.1 m²

Garage	36.6 m ²
Porch	5.4 m ²
Outdoor Living	15.5 m ²

Total (Under Roof) 320.6 m²



Ground Floor



First Floor

For image - Image depicts items not supplied by Metricon namely landscaping, fencing, timber decking and paths. Image contains upgrade items.

*Land not supplied by Metricon, land developer terms and conditions apply. Fixed Price packages are only available for the specific lot and home advertised. Land prices and availability are subject to change without notice. Additional costs may incur if there are bushfire or acoustic requirements. Pricing does not include additional legal fees relating to the building and/or land contract and stamp duty charges. This package is not available in conjunction with any other promotion and is subject to developer approval. No structural variations allowed. The determined house siting on the lot is at the discretion of Metricon Homes only. Metricon reserves the right to withdraw any Fixed Price Home & Land Package at any time without notice. Package is current at time of publication. The promoter is Metricon Homes Qld Pty Ltd, ACN 005 149 137, QBCC License 40992, NSW License 36654C.