



## Lot 480 – Evan 22 Coburn

This house and land package includes:

- › Fixed price site costs
- › Stainless steel kitchen appliances
- › Floor coverings to entire home
- › Spacious open plan living with alfresco
- › Exposed aggregate driveway and portico
- › Colorbond roof
- › NBN ready
- › 6 star energy rating compliance

 4  2  2

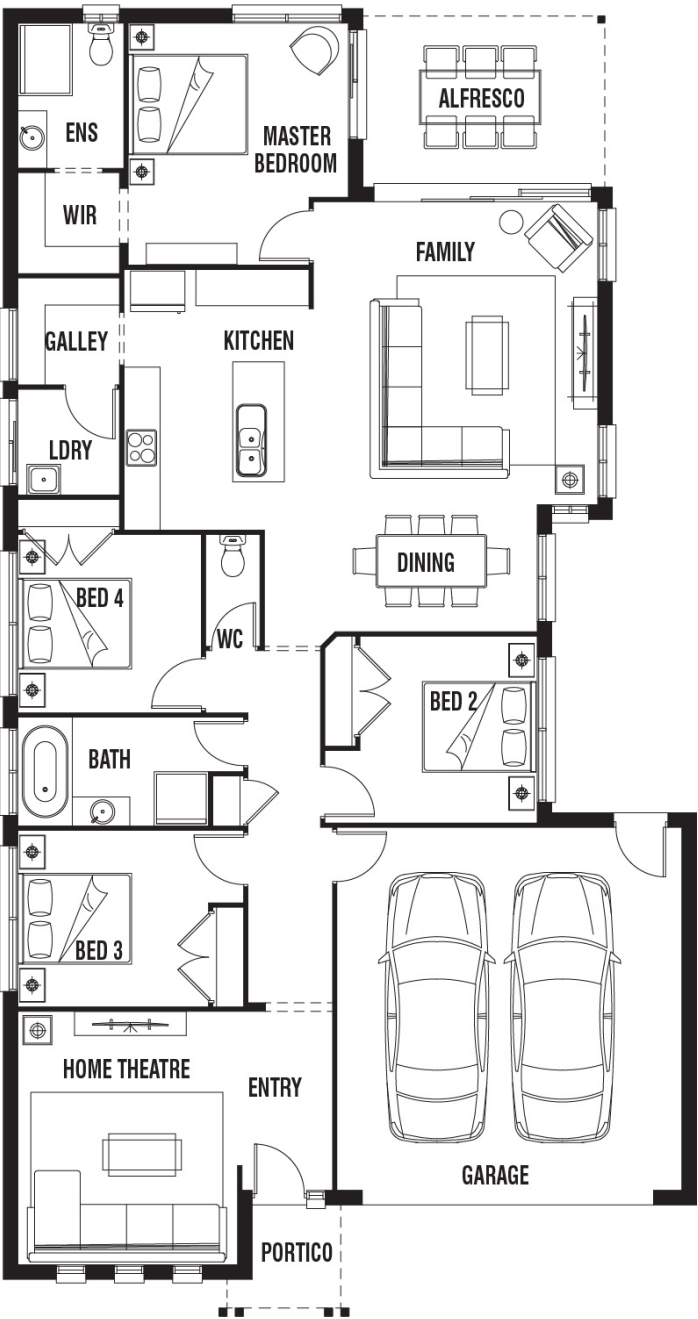
**\$648,900**

**Land 401m<sup>2</sup> : House 204.77m<sup>2</sup>**

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AREA SCHEDULE

All areas are rounded down to one decimal point

Ground Floor (excluding car accom.)	151.74 m <sup>2</sup>
<b>Total (Living Area)</b>	<b>151.74 m<sup>2</sup></b>
Garage	36.78 m <sup>2</sup>
Porch	4.25 m <sup>2</sup>
Alfresco	12.0 m <sup>2</sup>
<b>Total (Under Roof)</b>	<b>204.77 m<sup>2</sup></b>

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