



Lot 492 - Carlton 200 Beach

This house and land package includes:

- › 12.5Kw Daikin ducted air-conditioning
- › Artusi 90cm gas cooktop and 90cm oven
- › 2.7m ceilings on the ground floor
- › Turnkey inclusions like exposed aggregate driveway, letterbox, clothesline, etc.

 4  2.5  2

\$727,000

Land 359m² : House 200m²

Contact Ben Puchala

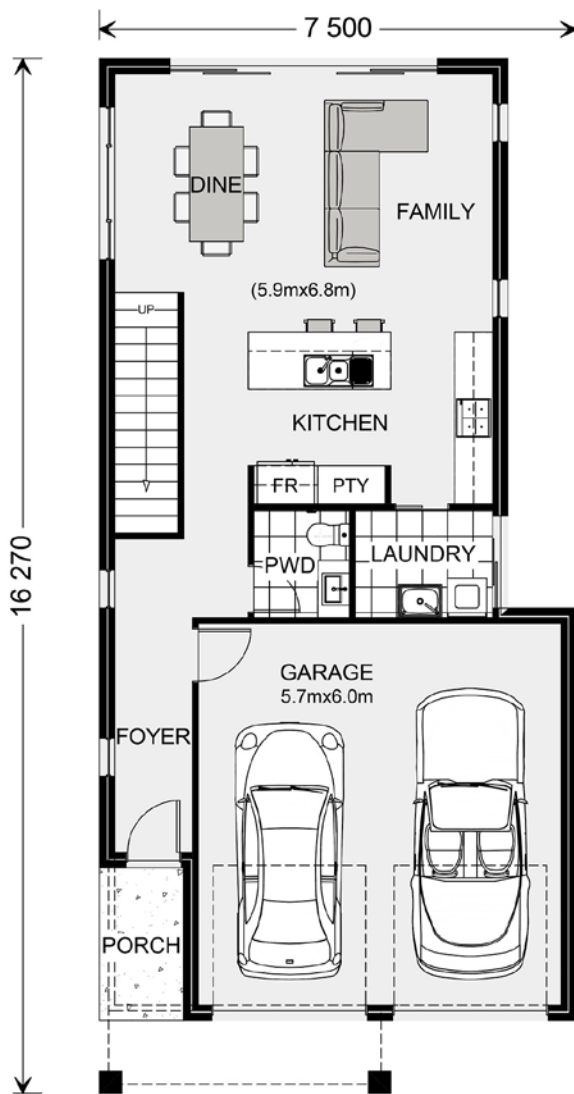
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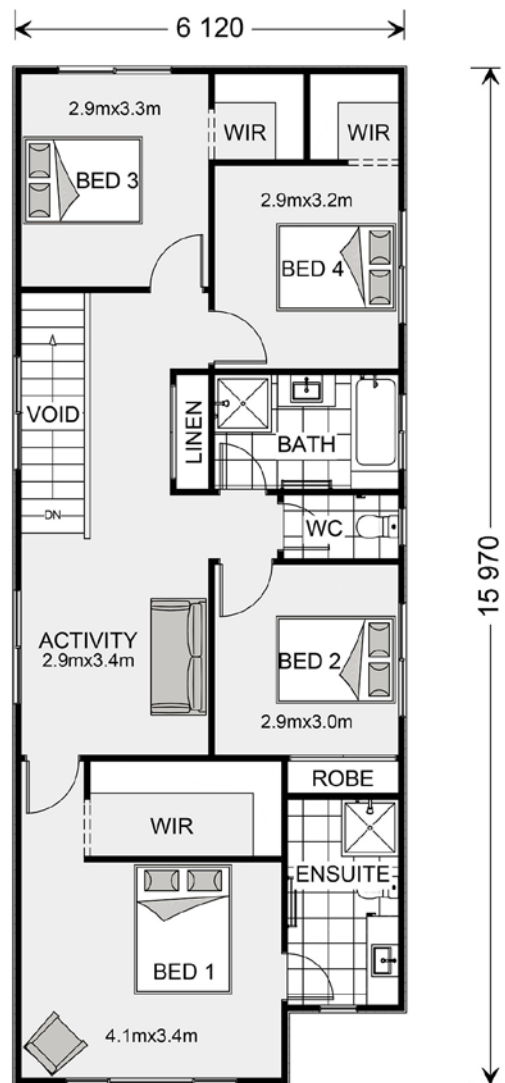
AREA SCHEDULE

All areas are rounded down to one decimal point

Ground Floor (excluding car accom.)	63.0 m ²
First Floor	91.8 m ²
Total (Living Area)	154.8 m²
Garage	37.9 m ²
Porch	3.2 m ²
Void	3.8 m ²
Total (Under Roof)	199.7 m²



GROUND FLOOR



FIRST FLOOR

Disclaimer: This Document has been prepared without all the Relevant Documentation being available at this time and is "Subject to Change" upon the receipt of the documents should the information provided prove different to the Items included herein, being but not limited to Soil Test, Contour Survey and Engineer's Details. (Exact Soil Classification, Slab Design, Additional Site Works and Bored Pier Requirements cannot be accurately determined without these documents being available). E32205