



# ASPEN

Lot 645 Ambition Drive, GREENVALE - 576m<sup>2</sup>

## YOUR LUXURY INCLUSIONS:

### PREMIUM INCLUSIONS

- Floor Coverings Throughout
- 2590mm High Ceilings
- LED Down Lights Throughout
- Grand Designed Kitchen
- Stone to Kitchen, Bathroom & Ensuite
- 900mm ILVE Appliances inc. Dishwasher
- Tiled Shower Bases
- Brick Infills Above Windows
- Remote Controlled Garage Door.
- Concrete Driveway and path
- Evap. cooling
- All Estate Developer Requirements
- OH&S and Council Requirements

- Rock Removal and Site Cost Allowance

Granvue New Home Helper \$10,000 Grant!

ALL BACKED BY A GUARANTEED SITE START!

Images displayed are for illustrative purposes only and might depict available upgrade options. Some images may depict features which are not supplied by Granvue Homes as part of a home such as landscaping, decking, pools, water features, window furnishings, fire places, wall

fixtures and finishes, or the Home Owner Grant (FHOG) saving amount available to eligible first home buyers. 2. Granvue Homes reserves the right to change prices or terminate package without notice. 3. Includes allowance of up to 12.5 Bush fire attack level if required. 4. Subject to Land Developers Review Panel approval. 5. Price includes any current promotions, standard home design and standard facade option. Upgraded Facades not included. 6. Pricing may vary due to availability of land, increase in land prices or developer or council guidelines. Although measures have been taken to include prime costs, Granvue Homes makes no guarantees or assurances that site costs, developer or bush fire requirements are accurate at the time of publication. NB. For specific details on home change options, please refer to the applicable Granvue Homes inclusion sheet or ask a sales consultant for more details. This house and land package is yet to be constructed.



LOT WIDTH **16.0+** SQUARES **32**

LIVING AREAS	
Living Room	3690 x 4700
Meals	4500 x 3360
Rumpus	4180 x 3600
Theatre	4310 x 3800
Alfresco	6000 x 2750

BEDROOMS	
Bed 1	4280 x 6385
Bed 2	3000 x 3710
Bed 3	3110 x 3000
Bed 4	3360 x 3000

AREAS	
House Area	234.39m <sup>2</sup>
Garage	36.60m <sup>2</sup>
Porch	7.24m <sup>2</sup>
Alfresco	16.74m <sup>2</sup>

TOTAL AREAS	
	<b>294.97m<sup>2</sup></b>
House Length	23160mm
House Width	14460mm