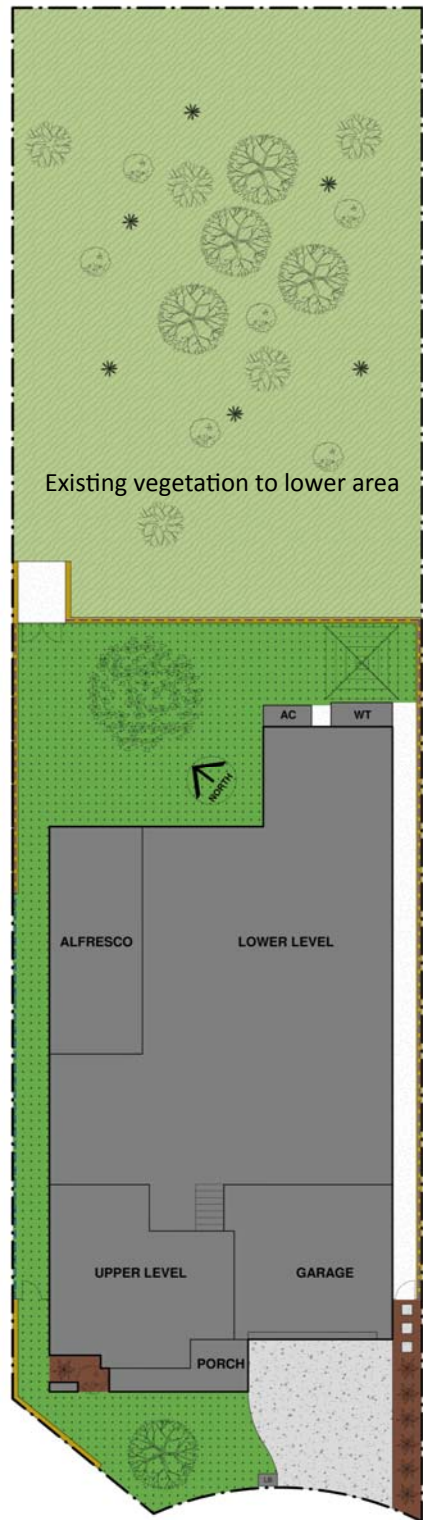


LANDSCAPING PACKAGE

- Coloured concrete driveway
- Colourbond fencing to upper area
- Colourbond gates
- Concrete sleeper retaining walls
- Letterbox
- Clothesline
- Basic landscape package
 - Grassed area to upper area
 - 2 trees
 - 7 plants
 - 1 shrub
 - 2 garden beds
 - 3 concrete step pads



Disclaimer: Site costs are fixed for this lot with soil classification 'M', it does not cover costs incurred if rock is found. Kurmond Homes House and Land Packages are subject to developers design review panel, bushfire requirements up to 12.5 & statutory approval. Kurmond Homes House & Land Packages will be determined upon tender and may vary due to site conditions and statutory authority requirements. Whilst every effort is made to provide accurate information images are for illustrative purposes and intended to provide a visual guide only. Packages do not include stamp duty, legal fees or any other costs incurred associated to the purchase. Kurmond Homes is responsible for the building contract for the construction of the home only. Customers will be required to enter into a separate contract for the purchase of the land component of the package with the relevant developer. Packages may change as a result of variations to the inclusions or specifications required by the purchaser. Refer to individual contracts for final details and terms and conditions. Kurmond Homes reserves the right to withdraw any House and Land Package at any time or if the land or home become unavailable or is sold. Details are correct at time of printing and subject to change without notice or obligation. Builder Licence No NSW 205457c ABN 481 288 211 98



LANDSCAPING PACKAGE & SITE COSTS INCLUDED



SOUL 30 / DESTINY FAÇADE **4 BEDROOMS / 2 BATHROOMS / 2 CAR**

Home and Land Details

Turn Key Package including Landscaping

\$995,000

16 Nest Hill Approach, Kellyville NSW

Lot size: 845m² House size: 276m²

Visit our Display Home at **HOMEWORLD LEPPINGTON** to view this stunning design

Located on the corner of Coral Circuit & Arkenstone Way, Leppington:

OPEN: 7 Days 10am-5pm

FOR INFORMATION ONLY

All information presented in this brochure is only based on information available at the time of its preparation. Kurmond Homes or any related entity does not accept any liability for any loss or damage suffered by any person who relies on the information either wholly or in part.



PREMIUM DIAMOND ELITE UPGRADES INCLUDED

Builders Contact Details

Kurmond Homes

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Email : enquires@kurmondhomes.com.au



A large single level family home with huge living and dining area centrally positioned for ease of movement. A lifestyle hub, focused on the indoor/outdoor alfresco, perfect for entertaining family and friends.

Pamper yourself in the clever master suite highlighted by the island bed and dual walk in robe layout.

Encompassing the heart and Soul of Kurmond home design.



HOUSE DIMENSIONS	
House Length:	24.93m
House Width:	12.83m
Ground Floor:	204.5m ²
Garage:	35m ²
Porch:	6.9m ²
Alfresco:	29.6m ²
Total Area:	276m²
	29.7 sq

FLOOR PLAN

- ◆ Floor Coverings
 - ◆ Porcelain tile flooring
 - ◆ Tiled Alfresco
 - ◆ 2750mm high ceilings
 - ◆ 1200mm x 2340mm front door
 - ◆ Decorative internal doors
 - ◆ Robe fit-out to Master Bedroom
 - ◆ ACTRON Ducted Air Conditioning
 - ◆ HILLS Alarms
 - ◆ LED downlights
 - ◆ 3 in 1 exhaust fan, light & heater
 - ◆ Flyscreen to windows & sliding doors
 - ◆ Upgraded 3 coat paint to internal walls
 - ◆ T2 termite treated frames
- INCLUSIONS THAT CREATE A *Lifestyle*
- ◆ 40mm stone benchtops with
 - ◆ 2 x waterfall ends
 - ◆ Glass Splashbacks
 - ◆ 900mm SS SMEG Appliances
 - ◆ SS microwave & dishwasher
 - ◆ Soft close drawers
 - ◆ Undermount sink
 - ◆ Frameless shower screens
 - ◆ Freestanding bath
 - ◆ 20mm Stone benchtops to vanities
 - ◆ Polyurethane cupboards to vanities
 - ◆ Above counter basins to vanities
 - ◆ Back to wall toilet suites
 - ◆ Tiled niches

PACKAGE INCLUSIONS