



**Brolen Homes**

# HOUSE & LAND PACKAGE

*Lot 69 Proposed Road, Spring Farm*



Illustrative Purposes Only

**LAND SIZE | 336m<sup>2</sup>**

5 2 3 2

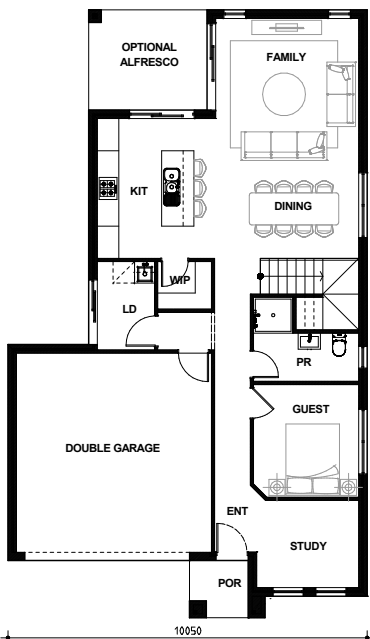
**UPSTYLE PROMOTION**  
VALUED UP TO \$45K\*

**\$1,158,180**

LAND PRICE \$617,500  
HOUSE PRICE \$540,680

### PACKAGE INCLUSIONS

- Classic facade
- Upstyle Promotion included for free
- Ducted Actron air conditioning
- 20mm Engineered stone to kitchen benchtops
- 2590mm ceiling height to ground floor
- 900mm Westinghouse cooktop and oven
- 30 x LED downlights
- Tiles to living areas
- Carpets to bedrooms
- Tiled alfresco included
- Chainless vertical blinds & flyscreens to windows (exc. wet areas)
- 'Coloured On' concrete driveway
- Fixed site costs
- Fixed Price Guarantee until 1/2/2028
- 7 Star Basix rating included
- Expected land registration Q4 2027
- NB: Excludes fencing and landscaping. \*T&CA



**GROUND FLOOR PLAN**



**FIRST FLOOR PLAN**

# Grange 26 Home Design

Build with Trusted Confidence



floor areas	(sqm)
ground	94.1
garage	33.4
porch	2.9
first	99.4
optional alfresco	9.3
<b>total</b>	<b>239.1</b>
room sizes	(mm)
garage	5450x5500
master	4370x3270
bed 2	2850x3600
bed 3	3000x3180
bed 4	3180x3000
sitting	4040x2850
kitchen	2700x3900
family	4000x3700
dining	4000x3000
study	2850x2440
guest	2940x3150
optional alfresco	3310x2800



Scan to explore Upstyle Promo Inclusions

**Display Homes**  
24 Saintly Street  
Menangle Park

**35 Allambie Circuit**  
Homeworld Oran Park



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