Brolen Homes

# HOUSE & LAND PACKAGE

## *Lot 24 Morris Crescent, Thirlmere*

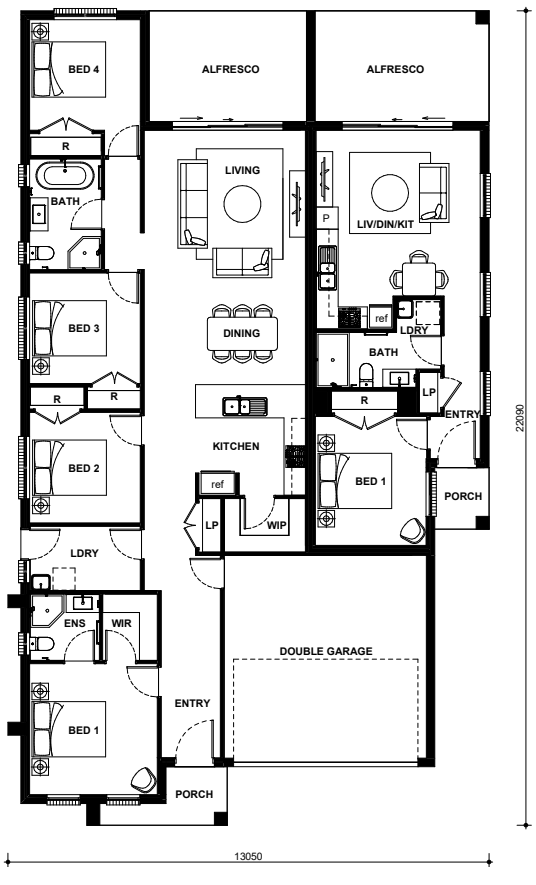


Illustrative Purposes Only

**LAND SIZE** | 543.8m² 5 2 3 2

UPSTYLE PROMOTION

VALUED UP TO $45K*




## $1,168,800

LAND PRICE $575,000
HOUSE PRICE $593,800

### REGISTERED LAND

- Metro facade
- Upstyle Promotion included for free
- Ducted Actron air conditioning main house
- Split System air conditioner to granny flat
- Designer Caesarstone to kitchen and vanities
- Designer tapware to kitchen and bathrooms
- 2590mm ceiling height to ground floor
- Westinghouse cooktop and oven
  900mm main house and 600 mm granny flat
- Dishwasher + microwave with trim kit main house
- Soft close kitchen cupboards
- Tiles to porch, entry, kitchen, dining, livng and alfresco's + carpets to bedrooms
- Chainless vertical blinds & flyscreens to both dwellings including sliding doors
- 'Coloured On' concrete driveway
- Fixed site costs + 7 Star Basix rating included
- NB: Excludes fencing, landscaping and Section 711 Contributions
- Expected land rego mid 2026. *T&Cs Apply

# Hastings 28
# Home Design

Build with Trusted Confidence

iCIRT from Equifax ★★★★★ LAST RATED JUN 2026

HIA NSW REGION PROFESSIONAL LAKE BUILDER 2026 FINALIST

HIA NSW REGION PROFESSIONAL MEDIUM BUILDER/RENOVATOR 2024 FINALIST

NATIONAL BUSINESS EXCELLENCE AWARDS FINALIST

EXCELLENCE IN HOUSING AWARDS 2022 WINNER

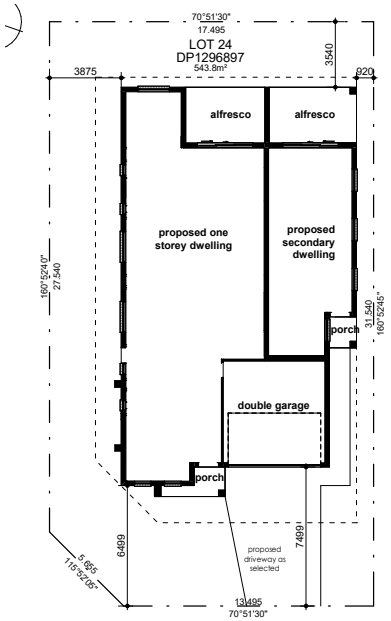
HIA

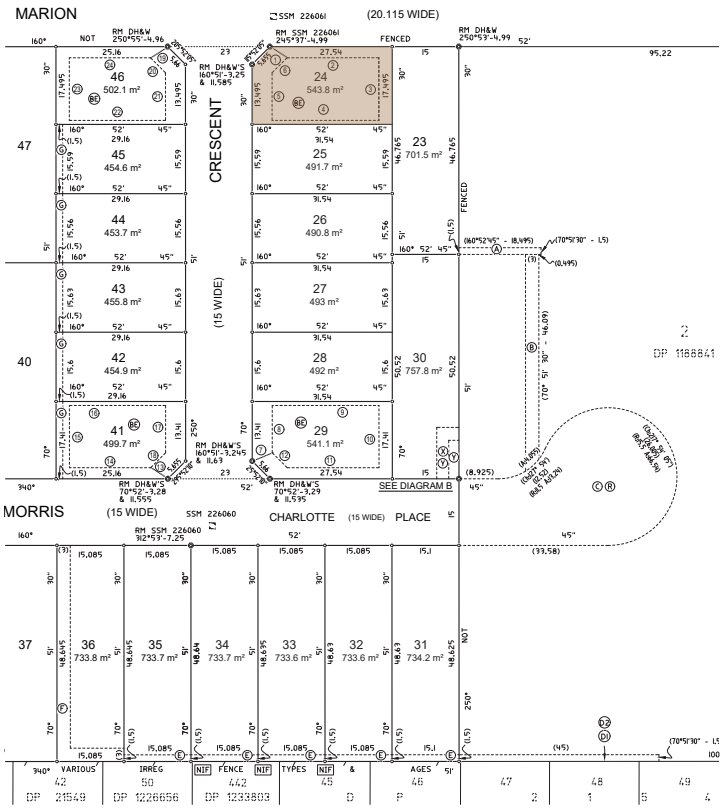
HIA NSW REGION PROFESSIONAL SMALL BUILDER/RENOVATOR 2017 FINALIST

| floor areas | (sqm) |
|---|---|
| main dwelling | 138.40 |
| garage | 33.27 |
| porch | 4.08 |
| alfresco | 13.13 |
| secondary dwelling | 52.99 |
| porch | 2.44 |
| alfresco | 14.51 |
| total | 258.82 |

| room sizes (main dwelling) | (mm) |
|---|---|
| garage | 5500 x 5500 |
| bed 1 | 3450 x 3550 |
| bed 2 | 3000 x 3000 |
| bed 3 | 3000 x 3000 |
| bed 4 | 3000 x 3000 |
| kitchen | 4390 x 3000 |
| dining | 4390 x 2900 |
| living | 4390 x 4000 |
| alfresco | 4260 x 3000 |

| room sizes (secondary dwelling) | (mm) |
|---|---|
| bed 1 | 3000 x 3500 |
| alfresco | 4720 x 3000 |
| liv/din/kit | 4460 x 5390 |







Scan to explore Upstyle Promo Inclusions

**Display Homes**
**24 Saintly Street**
**Menangle Park**

**35 Allambie Circuit**
**Homeworld Oran Park**

**Brolen** Homes

(02) 8776 8000

sales@brolenhomes.com.au

www.brolenhomes.com.au

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