



Brolen Homes

HOUSE & LAND PACKAGE

Lot 4081 Proposed Road, Bringelly



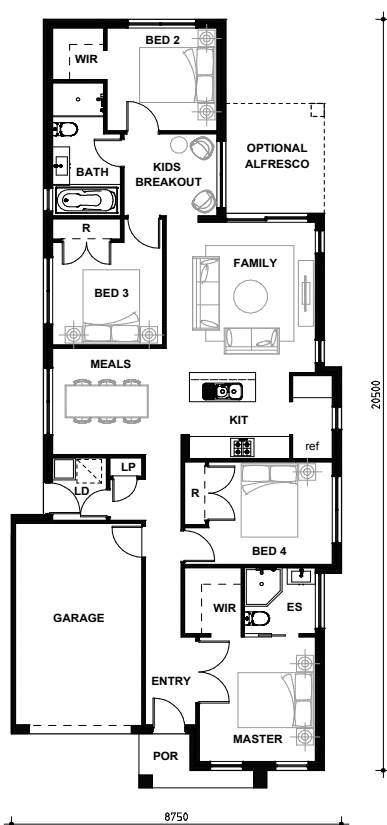
Illustrative Purposes Only

LAND SIZE | 280m²

4 2 2 1

**UPSTYLE
PROMOTION**

VALUED UP TO \$45K*



\$1,045,980

LAND PRICE \$677,900

HOUSE PRICE \$368,080

PACKAGE INCLUSIONS

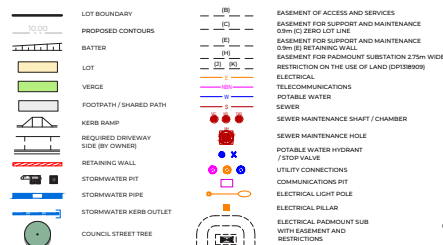
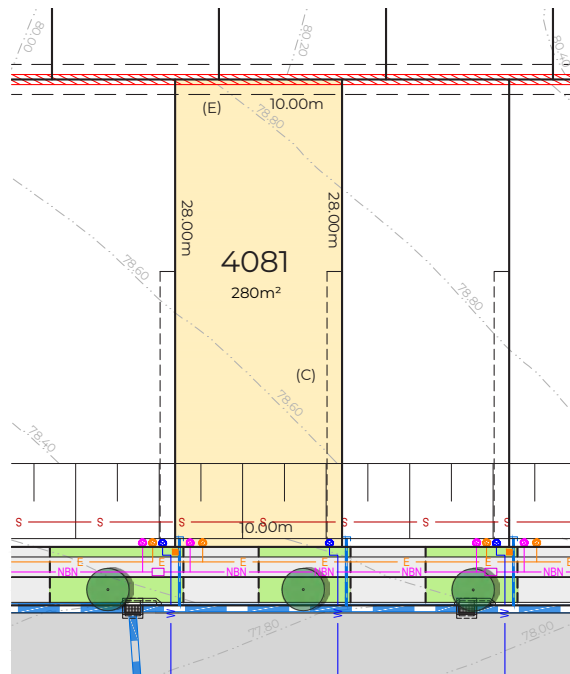
- Metro facade
- Upstyle Promotion included FREE
- Ducted Actron air conditioning
- 20mm Engineered stone to kitchen benchtops
- 900mm Westinghouse cooktop and oven
- 2590mm ceiling height ground floor
- Optional alfresco included
- Tiles to living areas
- Carpets to bedrooms
- 30 x LED downlights
- 90mm Hyne T2 termite resistant timber frame and roof truss system
- 'Coloured On' concrete driveway
- Fixed site costs
- 7 Star NaTHERS rating and BASIX compliant
- Land is due to be registered July 2027
- NB: Excludes fencing and landscaping.
- *T&Cs apply to Upstyle Promotion.

Build with Trusted Confidence



floor areas	(sqm)
ground	122.5
garage	20.0
porch	2.9
optional alfresco	7.8
total	153.7
ground floor	(mm)
garage	3350x5500
master	3100x3400
bed 2	2920x2800
bed 3	2900x2800
bed 4	3280x2800
kitchen	3800x2350
family	3950x4100
meals	3400x2900
kids breakout	2470x2230
optional alfresco	2600x3000

Lot 4081
STAGE 04 | THE HILLTOP



0 5
SCALE 1:250

BIRLING

Lot Plan



Scan to explore
Upstyle Promo
Inclusions

Display Homes
24 Saintly Street
Menangle Park

**35 Allambie Circuit
Homeworld Oran Park**



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DISCLAIMER: All images and drawings including landscape plans are for illustrative purposes only, & should be used as a guide only. Purchasers are advised to refer to the Land Contract and or Builders Tender and Contract for precise dimensions, specifications and inclusions. Broken Homes reserves the right to revise plans, specifications, materials and suppliers without notice. B.L. 268214C 02.10.2025