

111 Bursaria Street, Armstrong Creek, Vic 3217

House For Sale

Friday, 24 May 2024



111 Bursaria Street, Armstrong Creek, Vic 3217

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 357 m2

Type: House



Blake Pilkington

0396744580

\$679,800

A unique, master planned community that provides the perfect balance of modern convenience, signature landscapes, rich parklands and a vibrant community. Be part of a community in the making; be part of the Warralily way of life. Warralily and the surrounding area supports lifelong learning for all families. Your kids will enjoy the best start possible, with childcare, kindergarten and three new schools located on site. You'll be able to choose from either government, independent and integrated special needs education at Armstrong Creek School. We're proudly part of the ABN Group, Australia's leading construction, property and finance company, and owned by partners Aidan Hooper and Dale Alcock. The ABN Group was established in 1978. Since then, with a family of 22 companies across Victoria and Western Australia, we're still true to our philosophy of building every home as if it's our own. We've built more than 88,000 homes and we've steadfastly maintained our attention to quality. So, although you may be building your first home, we have built many. And with every home we build, we only get better. Available in four- or three-bedroom variations, the single storey Levi floorplan is cleverly designed to maximise all the space on your block. The main bedroom is positioned to the front of the home and features a sizeable ensuite and walk in robe, with three minor bedrooms and a centralised bathroom positioned further down the passage. At the rear of the home, you'll find an entertainers kitchen complete with walk in pantry and a large kitchen bench. The light filled dining and living areas look onto the backyard with an e-zone cleverly tucked away in the back corner. Your new home will come standard with quality inclusions, industry leading guarantees/warranties and brand names that you can trust:

Fixed site costs Exposed aggregate driveway Quality floor coverings throughout Tiled kitchen splashback Westinghouse stainless steel appliances Choice of matt black or chrome tapware Brick infills over windows 25 year structural guarantee 12 month service warranty 7 Star energy rating

To find out everything included in this amazing package, just hit the big red 'Get In Touch' button and I'll be in contact as soon as possible! The Homebuyers Centre Team will be there to guide you through every step of the process, from the moment you step into a display home to the day you step through your new front door and beyond. Proud recipients of the 2022 ProductReview.com.au Award in the Home Builders Melbourne & VIC category. This award is a testament to the commitment our team has towards delivering a phenomenal customer experience.

*****DISCLAIMER; *Price based on home type and floor plan shown and on builder's preferred siting. Floor plan depicts a traditional facade, modern facade shown and included in price. Image used is an artist impression for illustrative purposes only and may show decorative items not included in the price shown including path, fencing, landscaping, coach lights and furnishings. 'Fixed' pricing means that, subject to the terms of this disclaimer and any owner requested changes, the price advertised will be the price contained in the building contract entered into and this price will not change other than in accordance with the building contract. The price is based on developer supplied engineering plans and plans of subdivision and final pricing may vary if actual site conditions differ to those shown in these developer supplied documents Block and building dimensions may vary from the illustration and the details shown. For more information on the pricing and specification of this home please contact a New Homes Consultant. ABN Group Victoria has permission of the owner of the land to advertise the land as part of the price specified. The price does not include transfer duty, settlement costs, community infrastructure levies imposed or any other fees or disbursements associated with the settlement of the land. All information contained within this document is accurate at time of printing (September 2023).