

25 Donald Street, Marsden Park, NSW 2765



House For Sale

Monday, 12 February 2024

25 Donald Street, Marsden Park, NSW 2765

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 350 m2

Type: House

DISPLAY HOME - LEASEBACK

Spectacular in its simplicity, our humble 'Abode' is functional and flexible in many ways. Its spacious and open-plan interior creates comfortable living spaces for the entire family to enjoy. Gather and entertain in the central hub of the home or escape to the additional lounge or bedrooms for peace and quiet. Our 'Abode' is a sanctuary of its own. Fowler Homes are offering a 6% lease back arrangement for all purchases. For more information, please contact your local representative.

Inclusions: - 2590mm high ceilings - Extensive floor coverings - Ducted Air-conditioning - Alarm - Downlights - Joinery fitout - Landscaping - Driveway- Furniture as displayed including wall art.+ Plus many more upgrades

Terms & Conditions: FIXED Price Home and Land Package Conditions: All images and illustrations are to be used as a guide only and may represent nonstandard or upgrade options that are not included in the package price. Land not supplied by Fowler Homes, land developer terms and conditions apply. Home and Land packages are only available for the specific lot and home advertised. The determined house siting on the lot is at the discretion of Fowler Homes only. Packages may change as a result of variations to the inclusions or specifications required by the purchaser, local authority, or local, state or federal law. Packages do not include stamp duty, legal fees or any other costs incurred with the purchase. Home and Land packages require an application for covenant and council approval and are therefore subject to approval prior to entering into a contract with Fowler Homes. Fowler homes is only responsible for the contract of the sale of the home only. Customers will be required to enter into a separate contract for the land component of the package with the relevant land developer. Home and land packages are only available to customers who make a deposit before or on the advertised timeframe, or at the discretion of Fowler Homes, and who enter into a final home building contract with Fowler Homes before or on the advertised timeframe, or at the discretion of Fowler Homes. Final costs, dimensions and inclusions may vary from the information provided and may be varied by Fowler Homes without notice. Fowler Homes reserves the right to withdraw any Home & Land Package at any time without notice. Fowler Homes reserves the right to withdraw any Home & Land Package if the land or home become unavailable or sold. All Home and Land packages are not eligible to apply for advertised promotions where a home is purchased outside of any package arrangement. Any item not listed within our inclusions or facade descriptions will incur additional costs. Any items omitted by a customer from the inclusions will not be refunded, credited or substituted, Any item that appears in more than one set of inclusions, only one of these items will be supplied and no credits will be available. Unless noted otherwise, packages exclude, but not limited to: rock/ shale/sand excavation, acoustic/ bushfire/flood report and requirements, building adjacent or over sewers, landscaping, retaining walls, driveway, steps, landings and additional BASIX/NATHERS requirements. Packages are subject to land availability, land registration, statutory requirements and developer requirements. All drawings are for illustrative purposes and should be used as a guide only, it is the client's responsibility to confirm working drawings. Colours printed in our marketing brochures may vary from actual samples. Fowler Homes reserves the right to amend or substitute the colours without notice. Fowler Homes reserves the right to revise plans, specifications, prices and use alternative suppliers without notice or obligation. Please speak to a Building and Design Consultant for standard design, façade and inclusions details and pricing. Builders License 113647C. As at 1st May 2023. E&OE.