

5079 Maclamond Drive, Pelican Waters, Qld 4551

AUSMAR

House For Sale

Saturday, 13 April 2024

5079 Maclamond Drive, Pelican Waters, Qld 4551

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 559 m2

Type: House



Caitlyn KentBrown

0411507283

\$1,681,155

Pelican Waters embodies the pinnacle of waterfront living in Queensland, presenting a range of residential home sites with sought-after ocean access and captivating water view land for sale on the dynamic Sunshine Coast. It stands as a symbol of opulent waterfront lifestyle, catering to water enthusiasts within a pristine environment marked by unparalleled excellence and commitment to quality. The Roseville features a great sized kitchen, plenty of storage with convenient access to the laundry. Also located downstairs are the generous family and dining areas but the addition of second outdoor area means there is plenty of space for everyone. Inclusions in this waterfront house and land package: PROMOTION Your choice of one promotion; AUSMAR Advantage - Ducted Package* or; - Essentials Package* or; INCLUSIONS Façade as shown Carpet and floor tiling throughout Exposed aggregate to driveway, porch and patio Covenant requirements included Higher ceilings to both floors Hebel render to ground floor Stone benchtops to kitchen, bathrooms and laundry FOUNDATIONAL Council fees Siteworks and engineering PEACE OF MIND 12-month maintenance warranty 6-year, 6-month structural guarantee 50-year TRUECORE® steel frame warranty* 25-year chemical blanket termite barrier warranty EXTERNAL INCLUSIONS COLORBOND® steel roof TRUECORE® steel frames and trusses Automatic panel lift garage door Sarking and insulation to Australian standards INTERNAL INCLUSIONS Dulux Wash&Wear® paint Bosch kitchen appliances Reece plumbing fixtures Flyscreens to windows and sliding doors Light fittings, fans and power points as per electrical plan Wall hung vanities to bathroom(s) Shower niche to bathroom(s) 400x600mm Contact us today to discuss this House & Land package and next steps for you to start your new home journey. *Terms and conditions apply: Price is correct as at date of publication and is subject to change without notice or obligation. Applies to selected House & Land Package only. Subject to availability. Price is based on the AUSMAR'S standard plans and specifications, standard inclusions, and preferred building surveyor. Price does not include stamp duty, registration fees, additional costs that may be incurred under the Building Contract (e.g. due to delays in titling the lot) or any other incidental fees associated with the acquisition of land or a home or the construction of a home. The TRUECORE® steel warranty currently offered is for residential applications only and is subject to application and eligibility criteria. Commercial warranties may be available on application. For full terms and conditions and to determine the eligibility of your building for a warranty visit warranties.bluescopesteel.com.au or call BlueScope on 1800 800 789. Warranties provided by BlueScope do not affect consumer rights under the Australian Consumer Law. For the AUSMAR Advantage and Super Saver terms and conditions, please speak to your New Home Consultant or visit ausmarhomes.com.au for details listed in our online brochure. Images may contain upgraded items not included in either promotion. Images and videos used in this listing are for illustrative purposes only and to be used as a guide.