

# L 151&153/L 156&161 Marquis Drive, Roseworthy, SA 5371



## House For Sale

Tuesday, 25 June 2024

L 151&153/L 156&161 Marquis Drive, Roseworthy, SA 5371

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Kostas Nicoloulis

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## Package From: \$899,000

This House & Land Package includes the following items:- Inclusive of below:

- 2.7M high ceiling with all cabinetry shown on plan
- 4 bedrooms with 4 breakout living spaces!
- Master including Ensuite & Walk in Robe as well
- Upgraded Front Door to: Statement 1.2m Wide x 2.4m High
- Additional allowance to standard footings incl. soil removal
- Allowance for floor coverings
- 900mm Wide Westinghouse appliances
- Ducted reverse cycle heating & cooling air-conditioning system
- Choice of matte black or chrome taps, NBN, Dbl pwr points
- High Grade Insulation - R2 to external walls & R4 to ceiling
- Fully customisable & receives our Fixed Price Guarantee!
- 40+ yrs of building excellence, Subject to Tests & Approvals

Additional "Turn Key" Package Price from Approx \$69,000 - Inclusive of below:

- Window Fixtures incl. Curtains, Blinds & Shutters
- Home Alarm System
- Grass, Plants, Mulch, Irrigation, Letterbox, Clothesline, 5m x 3m Shed
- Fencing
- Solar System Incl. Battery
- Rainwater
- Concrete Surrounding Path + Driveway to Street

Additional Façade 1 Package Price from Approx \$39,000 - Inclusive of below:

- Double Height Brick Pier to Portico
- High Lite Windows above Canopy to 3m+ High Entry
- Timber look Panel Lift Garage Door

Additional Façade 2 Package Price from Approx \$15,750 - Inclusive of below:

- X3 Stone Half Height Piers
- Timber look Panel Lift Garage Door

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