

# Lot 12 Menton Estate, Hayborough, SA 5211



## House For Sale

Friday, 5 July 2024

Lot 12 Menton Estate, Hayborough, SA 5211

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 450 m2

Type: House



Karen White

0419282782

**\$656,750**

Eligible First Home Buyers take advantage of the \$15,000 grant<sup>^</sup>. Eligible First Home Buyers pay NO stamp duty on land<sup>^^</sup> Featuring four bedrooms, main with walk in robe and ensuite along with generous living spaces which ensure there's plenty of room to move and play, with the large open plan kitchen, meals and family areas. Plus there is a second living room for spacious living, with a study nook! Spread outdoors for more entertaining with your own alfresco under the main roof. This house and land package to be built includes: Modern Façade 2.7m Ceiling Ducted Reverse Cycle Air Conditioning Kitchen with Benchtops, Overheads and Pantry Stainless Steel Kitchen Appliances Chrome & Ceramic Finishes to Sanitary Ware Timber Laminate Floors to Main Living area Carpet to Bedrooms Built In Robes to Bedrooms Generous Footings & Site Costs Allowance Auto Panel Lift Garage Door Stormwater Alfresco (now shown on floorplan) and much more! \*\*\*Plan can be amended at no additional cost\*\*\* We can build on our land or yours, contact me for more information regarding this great opportunity! Metro Homes SA houses are built with quality in mind, without breaking the bank. The contemporary design is beautiful to look at while its energy efficiency will help reduce your bills. "OUR PASSION, YOUR DREAM"- Metro Homes SA [www.metrohomessa.com.au](http://www.metrohomessa.com.au) Disclaimer - Photographs or images are for illustration purposes only. Price may vary depending on design & selections, engineering, council and service requirements. All packages subject to final council approval and SA Planning Code. Pricing is subject to change, dependent on site start timeframes and land access availability. The land referred to in this package is not owned by Metro (SA Housing) Pty Ltd. BLD 243074. RLA Private Vendor. ^ Visit [www.revenuesa.sa.gov.au/first-home-owners-grant](http://www.revenuesa.sa.gov.au/first-home-owners-grant) for full details on this grant. ^^ Visit <https://www.revenuesa.sa.gov.au/stampduty/first-home-buyer-relief> for full details on Stamp Duty Relief.