

# Lot 38 (2) Maybon Close, Branxton, NSW 2335



## House For Sale

Friday, 5 July 2024

Lot 38 (2) Maybon Close, Branxton, NSW 2335

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Area: 3753 m2**

**Type: House**



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**\$1,439,000**

Is this your new home? Start Construction on a registered block of land at Bellevue Estate on the Pavillion 35, a stunning 5 bedroom, 2.5 bathroom's, multi living room architecturally designed home! Begin the process early enough and get involved with selecting a colour scheme tailored just the way you like it! Bellriver Homes Benchmark Inclusions\* - CONNECT site costs & service connections - Ducted Air-Conditioning - Floor coverings throughout including carpet to bedrooms - Westinghouse Stainless steel appliances including 900mm rangehood - Dishwasher - Semi-frameless shower screens to Master & Main bathrooms - 20mm Stone benchtops to Kitchen & Vanities - Free Standing Bath - 3 Coat Paint System - 90mm internal wall frame thickness - 2590mm Ceiling Height to ground floor - 25 LED Downlights package - Colorbond Sectional Garage door - R2.5 External Wall Insulation - R6.0 Ceiling Insulation - 7 Star Basix requirements - Termite treatment barrier - 3000L Rainwater tank Our price is fixed and includes earthworks plus a guaranteed build time. With all our House & Land packages, we offer the following assurances included in 'Our Word Our Bond'\* guarantee: - With you, All the Way - a family-owned company with over 30 years of unwavering commitment\* - Fixed Price Contract - what you see is what you get\* - Rental Guarantee - if your home is not completed by the agreed time, we pay a rental contribution\* - Build Start Date - you will know upfront when your home will commence construction\* - Guaranteed Build Time - we stand by our promise to deliver on time\* - Hit Rock, We Pay - no variations for hidden site conditions during construction\*