

# Lot 1 Luke Road, Euston, NSW 2737

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homes

## House For Sale

Tuesday, 14 May 2024

Lot 1 Luke Road, Euston, NSW 2737

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1325 m2**

**Type: House**



Stephen Bates  
0427120769

**\$574,770**

STAGE 3 RIVER ESTATE EUSTON This 1325 square metre allotment has a wide frontage of almost 20 metres and is within 650 metres of the Euston Club, 400m from the Royal Hotel, & Post Office, Primary School, Shops, the Murray River and Boat Ramp. Fishers IGA Supermarket is just 5.6 kilometres away by car or 2.5 kilometres by bike or foot when taking the picturesque walking and bike track along the banks of the Murray River. Join others and come to where the river's fun. The NSW government is offering a \$10,000 First Home Buyers Grant plus exemptions on stamp duty if you are eligible and build a new home. \*\* Conditions apply. See the NSW State Revenue Website for more information. The Ashley 26 house and land package includes everything to get you started on your new home journey. Cavalier Homes boasts a wide range of standard inclusions and upgrades. For your convenience we've included the following: Lifestyle inclusions Allowance for site costs not included Colorbond steel roof Ducted reverse cycle heating & cooling 600mm stainless steel appliances Quality floor covering options available Quality fittings and fixtures Haymes 3 coat paint system Generous sized block Popular estate One of our most popular single storey home designs, the Ashley is sure to impress. It's cleverly designed with multiple sizes and floor plan configurations to choose from, the Ashley is built to suit every budget and families large and small. Modern open plan living Open and modern, the Ashley's multiple floor plan options deliver well-thought out indoor and outdoor living, connected through the main meals and family area. The Ashley features a master bedroom with walk-in-robe and spacious ensuite. The second, third, and fourth bedrooms are all good-sized with built-in robes. The main bathroom with a separate WC makes this the perfect family home. Don't let its compact footprint fool you, there's plenty of parking and storage in the double garage, and the front porch is ready to welcome you home. To discuss this house and land package please reach out via the contact me link. \*This is a house and land package which has not been constructed. Please enquire to find out more. At Cavalier Homes, we understand the concerns of home buyers and are committed to providing a secure and stress-free building experience.

<https://cavalierhomes.com.au/blog/message-from-our-directors/>