

**Lot 123 Craftsman Road, North Rothbury, NSW 2335** **Domaine homes**

## House For Sale

Wednesday, 24 April 2024

Lot 123 Craftsman Road, North Rothbury, NSW 2335

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 590 m2**

**Type: House**



Muhit Mirza  
0427921534

**\$913,020**

Take advantage of DHA's offer to lease this house and land package which includes: • guaranteed commencement rent of \$680.00 with an updated rent review within three months of the expected build completion • long-term lease of 12 years, with the possibility of extension • guaranteed\* rent from settlement with all DHA requirements met • annual rent reviews conducted by independent valuers • property care including most non-structural repairs\*\* • one service fee. A copy of the pre-commitment offer to lease and associated documents can be provided on request. For more information about leasing this property to DHA, please contact the DHA Leasing Team on 139 342. \*Rent may be subject to abatement under certain circumstances such as loss of enjoyment or amenity, or breach of lease terms. Rent is paid where the property is habitable. Should a property become uninhabitable during the term of the lease, or lessor breaches the lease terms, the rent may cease or abate and the lease may be terminated by DHA. Guaranteed rent is subject to the terms of the lease. DHA does not take into account an investor's objectives or financial needs. Investors should always seek appropriate independent advice before making any investment decisions with DHA. \*\*A comprehensive description of repairs included in our service and exclusions can be found in the Property Care Contract. For more information, please visit <https://www.dha.gov.au/investing/property-care>. TURN KEY PACKAGE INCLUDES: • Lifetime structural guarantee • Hybrid steel frame • Inclusions included to DHA standard • Floor coverings • 2600mm ceiling height • 20mm stone benchtop to kitchen • Flyscreens & Blinds to opening windows • Downlights throughout home • Haier kitchen appliances • Fully ducted air conditioning • Soft close drawers and doors to kitchen and bathroom • Driveway, landscaping & fencing • 3.5kW solar pack\* Terms and Conditions apply. Images for illustrative purposes only. Land value included in the package. Domaine Homes reserves the right to change the price without notice. E&OE. Domaine Homes (NSW) Pty Ltd. ABN 19080788969 BL No. 91387C. Prices based on April 2024 Price List.