

Lot 2321 Solferino Road, Clyde North, Vic 3978



House For Sale

Monday, 8 April 2024

Lot 2321 Solferino Road, Clyde North, Vic 3978

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 476 m2

Type: House



Julie Collins
0390958000

\$788,750

On offer in this House and Land Package is the wonderful Morrison 226 located in the St Germain Estate, Clyde North. The Morrison is a 22.6SQ home that has many wonderful features. The Morrison is known for its open plan main living area, framed by featured windows. This practical yet stylish home is complimented by a theatre, walk-in-pantry, four bedrooms, and generous master suite. With this House and Land Package, you will receive all the wonderful SJD Evolution Range Inclusions: & Elegance Promotion Upgrades Colorbond Roof* Render to Façade Piers Eaves to Façade* 2590mm Ceilings Flyscreen's to Standard Openable Windows* 20mm Reconstituted Stone to Kitchen Overhead Cupboards to Kitchen* 3 x Pot Drawers to Kitchen 2 x Shower Niches* Trilock Front Door Handle Automatic Garage Door Remote. With this House and Land Package, you will receive all the wonderful SJD Evolution Range Inclusions: Exterior Cement roof tiles from standard builders range Aluminum awning windows to front elevation and aluminum sliding windows to remainder Window locks Colorbond fascia and gutters Plaster lined porch areas Front and rear tap Sliding doors to meals area (design specific) Double or single garage under roofline with concrete floor and plaster ceiling and walls (single garage on some designs) Colorbond panel lift door Timber infill above garage door Light and power Internal access to home (design specific) Wall: Sisalation and R2.0 batts to all external walls (excluding garage) Ceiling: Provide R3.5 batts (excluding garage and outdoor areas Interior 2440mm ceilings to dwelling Flush panel doors 2040mm high throughout Quality metal lever door furniture Built in robes to bedrooms, walk in robe to bedroom 1 with single shelf and rail (design specific) Built in linen cupboard to laundry (design specific) 75mm cove cornice Stainless steel appliances 900mm upright oven 900mm canopy rangehood Dishwasher provision with plumbing connections Tiled splashback behind hot plate area 1 3/4 bowl stainless steel sink with choice of flickmixer tap Laminated doors (square edge) Post formed laminated benchtops (or square edge) Built in pantry or walk in pantry (design specific) Laundry Built in linen and broom cupboards (design specific) Chrome tapware Free standing laundry tub and cabinet Electrical Internal batten holders throughout Double power points throughout Smoke detectors Safety switch Externally vented Exhaust fans to bathroom and ensuite TV Points x 2 Wall Tiling Ceramic tiles to all wet areas Bathroom/ Ensuite Choice of ceramic basins Choice of stainless steel flickmixer taps Flush tiled shower bases Semi frameless pivot screens Large mirrors over vanities with polished edge Dual flush toilet suite Quality flooring throughout AND SO MUCH MORE!* Please Note: This is a House and Land Package, and the home has not yet been established, nor is it under construction *Disclaimers: Price & availability are subject to change without notice. The land was available at time of advertising. Images are a guide only & subject to final developer approval, site costs are estimates and may vary subject to final working drawings/engineering.