

# Lot 318 Nightfall Avenue "Verve", Clyde North, Vic 3978



## House For Sale

Monday, 15 April 2024

Lot 318 Nightfall Avenue "Verve", Clyde North, Vic 3978

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 350 m2

Type: House



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**\$746,200\***

A natural light-filled open-plan living area. This clever home is full of features usually found in much larger homes, including a master suite with ensuite and WIR, built-in robes to the other bedrooms, a walk-in pantry and a double garage. Additionally this design includes many adjustable room options to suit your living requirements. Meet with an interior designer to choose all of your finishes Flexible design - you can choose to make changes to your floor plan to suit your own lifestyle 28 -week build time guaranteed 12-month maintenance period 25-year structural guarantee 6 star energy rating guaranteed Luxurious Standard Inclusions... • Double glazing to windows and doors (as required) to comply with 6 Star energy rating. • `Fisher and Paykel` stainless steel appliances (600mm) • Laminate overhead cupboards with slide out rangehood to Kitchen • Towel rails and toilet roll holders to wet areas • Flooring throughout (tiles and carpet) • Insect Screens with fibreglass mesh to all openable windows. • Gas ducted heating with ceiling outlets to Bedrooms and all Living areas. • `Dulux` Wash and Wear 3 Coat paint system to internal walls. • 25 Year Structural Warranty • Site cost allowance & Estate requirements \*Façade as per image attached - not included in package price\* Note - This is not an established home SCROLL DOWN TO ENQUIRE TODAY! WANT TO VIEW OUR HOMES? Call now to book an appointment! Open 11-5pm Monday, Tuesday, Friday and Weekends. Homes on Display: Wave 22sq, Merbau 25sq, Norfolk 28sq, Portsea 28sq, Elwood 33sq, Jarrah 35sq & Lorne 40sq. Beachwood Homes is a locally owned and operated builder operating since 1996. All these years of experience has contributed to our company being recognised and respected for our attention to quality and detail. With over 50 standard home designs, we have a design to suit everyone! \*This is NOT an established home - dwelling is yet to be constructed. Beachwood Homes does not own this property - house and land sold separately. Price is based off our standard design & preferred siting. Images are indicative only & may nominate additional cost items. Beachwood Homes Pty. Ltd. Reserve the right to amend pricing, inclusions and promotions without notice