

# Lot 32 New Road (Chambers Green Estate), Chambers Flat, Qld 4133



## House For Sale

Saturday, 27 April 2024

Lot 32 New Road (Chambers Green Estate), Chambers Flat, Qld 4133

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 400 m2

Type: House



Jade Carter  
0499367561

## \$749,325 House & Land Package

NEO 24 We're celebrating 15 years of excellence in building dream homes for you! And we're giving you the chance to WIN a \$15K Visa Card\* when you build with us! Ask me how you can get into the draw today! T&Cs apply. With several spacious living areas plus a chef's kitchen, four bedrooms, a double garage and a generous outdoor living, this home is the complete package. You'll be proud to call it home and enjoy many a night entertaining family and friends.

**YOUR BUILD WILL INCLUDE:**

- Façade as per image
- Colorbond roof & sarking
- 2590mm ceiling height
- Porch & Alfresco, including slab
- Epoxy flooring finish to Garage
- Tiles throughout (plan specific, where applicable), including ceramic tiles in Porch & Alfresco area
- Quality carpet in all Bedrooms, Study & Media Room (plan specific, where applicable)
- 20mm stone Kitchen benchtops
- 900mm electric multifunction oven, cooktop & undermount rangehood
- 600mm dishwasher
- LED downlights throughout
- R/C air-conditioning (plan specific, see below)
- Ceiling fans to Bedrooms, Living & Alfresco
- Window furnishings & flyscreens to all windows & sliding glass doors
- 6.6kW Solar Power System with inverter
- 90mm steel frame & N2 Wind Rating
- Site works & exposed aggregate driveway allowances
- Letterbox & clothesline

This Turn-Key Package also includes fencing and landscape allowances! AND MUCH MORE! This Package includes the facade as per image, ducted reverse-cycle air-conditioning, allowances for Estate Design Guidelines (such as exposed aggregate concrete driveway), site works allowances and letterbox and clothesline. This House & Land Package is Turn-Key - fencing and landscaping allowances are also included! This Package is also suitable for First Home Owners, apply for the \$30k Grant and get into the market!

**THE DESIGN:** With 4 Bedrooms, the front Bedroom could easily become a Work-From-Home Office or Study. The Master Bedroom features a luxurious Walk-In Robe, generous shower and double vanity basins. With ample Kitchen bench space and a second Multi-Purpose Room, this home is sure to impress with family, friends and visiting guests! Make sure to ask us about our loooong list of not-so-standard inclusions in this amazing House and Land Package.

**THE ESTATE:** Chambers Green Estate offers affordable, centrally located living ideal for commuters and families. Enjoy abundant amenities, shopping centers like Logan Village Centre and Grand Plaza Browns Plains and a choice of public and private schools. Convenient access to medical facilities and public transport hubs adds to the area's appeal. Discover why DRHomes has the home team advantage™

- Australian owned and operated
- 40+ years industry experience
- Award-winning Southeast Queensland builder.
- We build quality homes with upfront pricing and inclusions.
- 8 Step Quality Assurance Program
- Building Certification
- 6 1/2 years Builders Warranty
- 12-month warranty period for peace of mind
- Product manufacturer warranties
- QBCC

Enquire now via phone or email to your Home Coach, Jade Carter. Please note: This is a proposed House and Land Package that is yet to be constructed. Other house designs, facades and lots may be available. House and Land will need to be purchased separately. Images shown are to be used as a guide only as some may include upgrades that will incur an additional charge. Conditions apply to all promotions. ©Copyright DRHomes Pty Ltd QBCC:1165013\*Package price is current as at 26.04.24 and is based on a land value of \$395,000.