

Lot 380 Gentle Street, Southern River, WA 6110



House For Sale

Tuesday, 7 May 2024

Lot 380 Gentle Street, Southern River, WA 6110

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 462 m2

Type: House



Grace Fan

0405076152

From \$679,990

Stunning House and Land Package in Southern River"PREMIUM INCLUSIONS:- Personalized interior design consultation or simplified color selections for investors.- COLORBOND Custom Orb steel roof, gutters, fascia, and downpipes.- Acrylic render to front elevation (available in 3 -6 colors).- Choice of three cornice options.- 200mm Stone Ambassador benchtop - Undermount stainless steel sink with chrome mixer tapware (available in chrome and matte black).- 900mm Westinghouse appliances.- 200mm Stone Ambassador benchtops in bathroom, ensuite, and WC.- Hobless showers with reflux valve where necessary.- Semi-frameless shower screens with pivot doors.- 20mm Stone Ambassador benchtop in laundry.- Modern light switches in grey or white.BUILDING ADVANTAGES OVER BUYING ESTABLISHED:- Significant savings on stamp duty*.- Assistance with depreciation schedule for reduced tax.- \$10,000 First Home Owner Grant from the government.- Reduced competition for land acquisition.- Customization to suit your needs.- Enhanced energy efficiency for lower ongoing costs.- Potential for home automation.- New warranties and minimal maintenance."Disclaimer:The land advertised in this package is not owned by seller's Agent . and must be purchased from the owner. The land may no longer be available at the time of your enquiry. The house design may need to vary to comply with design guidelines, DAPs, estate covenants or any other land developer requirements. Any costs for these changes will be paid for by the purchaser. Siteworks costs vary from site-to-site, A siteworks allowance has been included and siteworks costs above this will need to be covered by the purchaser. Images and floor plans that have been shown are for illustration purposes only. Photographs and floor plans may not be truly representative of final designs. Some fixtures, features and landscaping may not be supplied by the builder so please call the agent for full information. The total package price is reduced by the \$10,000 First Homeowner's Grant (eligibility criteria applies). The advertised package price may have been reduced by a developer rebate if applicable, provided this reduces the actual package price.