

**Lot 405 Eucalee Boulevard (Eucalee Estate),  
Gleneagle, Qld 4285**



**House For Sale**

Friday, 24 May 2024

Lot 405 Eucalee Boulevard (Eucalee Estate), Gleneagle, Qld 4285

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 476 m2**

**Type: House**



Jade Carter  
0499367561

## \$572,630 House & Land Package

FREE N3 Wind Rating upgrade! \*NOVA 19 Inside and out, the Nova 19 packs a punch! This welcoming, four-bedroom family home includes open plan living, a separate multi-purpose room, spacious outdoor living plus deluxe inclusions such as stone kitchen benchtops, Colorbond roof and ceramic floor tiles. YOUR BUILD WILL INCLUDE:

- Façade as per image
- Colorbond roof & sarking
- 2440mm ceiling height
- Porch & Alfresco, including slab
- 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
- 600mm electric cooktop, oven & 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
- 2.2kw Solar Power System with inverter
- 90mm steel frame & N3 Wind Rating
- Site works & exposed aggregate driveway allowances
- Letterbox & clothesline

AND MUCH MORE! This Package includes the facade as per image, 2 x split-system air-conditioning units, allowances for Estate Design Guidelines (such as exposed aggregate concrete driveway), site works allowances and letterbox and clothesline. Make sure to ask us about our loooong list of not-so-standard inclusions in this amazing House and Land Package.

**THE DESIGN:** A compact design which fits perfectly on smaller lots and within the budgets of first home buyers or investors. With 4 Bedrooms, the front Bedroom could easily become a Work-From-Home Office or Study. The Master Bedroom is set privately to the rear of the home. With ample Kitchen bench space and a second Multi-Purpose Room, this home is sure to impress!

**THE ESTATE:** The Eucalee Estate at Gleneagle is set against the picturesque backdrop of the Scenic Rim ranges to the south-west, Mount Tamborine to the east and only 7 minutes to Beaudesert. Eucalee will be a unique community with a diverse choice of housing, an abundance of parks and urban art designed to the highest standards in line with Villawood values. With more than one-third of our 83-hectare site devoted to parks and green open spaces, the community offers an abundant natural environment to explore and the perfect setting for spending quality time with new friends and family.

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- 12-month warranty period for peace of mind
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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 23.05.24 and is based on a land value of \$284,900.