



\$1,033,760*

FIRST HOME BUYERS PRICE \$1,023,760[^]

Price includes standard floorplan with Avery facade.

\$888 preliminary fee to secure the home price

Jumeirah 4-44



44.64 sqs | 414.7m²

Lot 3243, Monocot Avenue

Land Size: **448m²**

INCLUSIONS

- 7 Star Energy rating compliant in the standard form and best house orientation[§]
- Double glazed windows[†]
- 4kw solar system (design specific)
- 900mm built in Artusi Oven and Cooktop
- 40mm square edge Quantum zero kitchen benchtop with 16mm shadowline
- 2740mm ceiling height (ground floor only)
- Timber Hardwood Closed Staircase
- 40 downlights throughout the home
- Colourbond Roof
- Up to 36m² Driveway colour through concrete[‡]
- Fixed Site Costs and OHS Requirements
- Developer Requirements
- 25 Year Structural Warranty