

# LUCAS 177



## Lot 20 Neerebah Court ' Elliot Springs' Estate, JULAGO

Land Size: 375m<sup>2</sup>

HOUSE & LAND PRICE:  
**\$494,319.00**

Living Area	120.21m <sup>2</sup>
Car Accom	38.73m <sup>2</sup>
Alfresco	14.40m <sup>2</sup>
Porch	4.32m <sup>2</sup>
<b>Total Area</b>	<b>177.66m<sup>2</sup></b>

Build Price: \$364,319  
Land Price: \$130,000



### PACKAGE INCLUDES:

- 25 Year Structural Guarantee\*
- 6 Star Energy Rating
- Full "Turn Key"
- Bathroom and Ensuite niches
- Builder's "Platinum Range" tiles and carpets
- Barrier Screens
- Stone Bench Tops to Kitchen
- Split System AC's to Bed 1 & Living
- Exposed Aggregate Driveway
- Under main roof Alfresco
- Slab design up to H2
- Turf and Gardens
- Full share fencing
- LED Lighting
- Ceiling Fans throughout
- Clothesline and Letterbox
- NBN Ready
- Quality European Appliances
- Includes Dishwasher
- Choice of 3 feature facades
- Optional 4th bedroom with Robe in lieu of Media Room

