



Price excludes: Fencing, Landscaping, Concrete pavers, Planter boxes, Decking

## \$654,490\*

LOT 521 WATTLEBIRD DVE  
LARA LAKES ESTATE  
LARA

GILES 17  
PEAK FACADE

BLOCK SIZE | 440M<sup>2</sup>



3



2

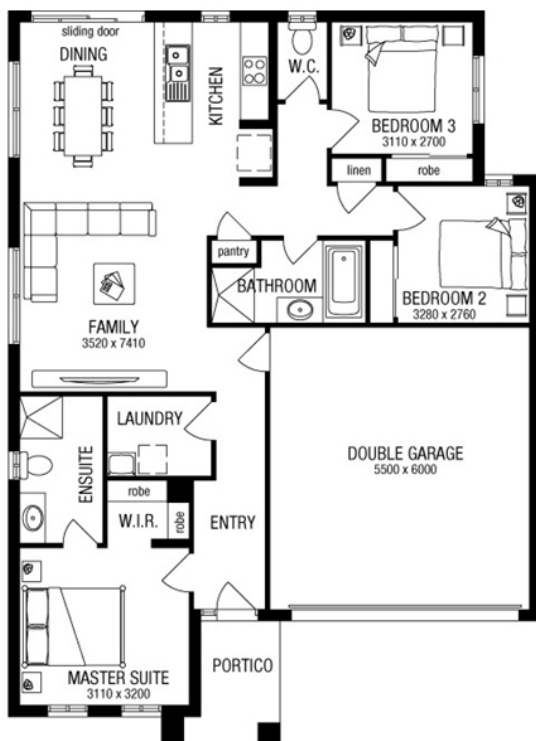


2

### PACKAGE INCLUDES:

THE GILES 17 WITH PEAK FACADE BUILT TO OUR INDUSTRY LEADING BASE SPECIFICATIONS AND LAND, PLUS:

- ✓ Sectional garage door
- ✓ Gas ducted heating to living areas and bedroom (excludes 'wet areas' and storage)
- ✓ Lifetime structural guarantee#
- ✓ 20mm stone benchtop to Kitchen
- ✓ Large 900mm wide stainless steel appliances
- ✓ BAL 12.5 requirements^
- ✓ Fibre optic package
- ✓ Evaporative Cooling



Traditional floorplan shown will vary from facade image shown. Floorplan does not reflect developer guidelines.



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**FREEDOM**

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\*Home and Land Package price correct at time of printing and subject to change without notice. Package price excludes external lighting, telephone service, customer account opening fees, stamp duty on land, legal fees and conveyancing costs including titles and property report. See your Metricon new home advisor for full details of standard inclusions. Land supplied by developer. Land prices and availability are subject to change without notice. All home & land packages are subject to developer approval. #For details on our Lifetime structural guarantee visit [metricon.com.au/terms/structuralguarantee](http://metricon.com.au/terms/structuralguarantee). Newfield Real Estate Pty Ltd ACN 159 312 722, Licence number 028051L. VIC Builder's Licence: CDB-U 52967 +Typical site cost allowance included in the price. Additional site costs may apply if site survey and soil tests indicate the presence of fill or more than 300mm of land fall or presence of rock above the typical site allowance made. Package Printed Date: 17/03/2023 Price Region: Geelong