![Strathnairn Ginninderry logo]

Canvas

🛏 **1 BED**   🚿 **1 BATH**   🚗 **1 CAR**   ⭐ **MIN EER 6**

TOTAL LIVING AREA: 44.5m2
1 CAR CARPORT: 18.5 m² | LAND: 80m²

Features + Inclusions

→ Two colour schemes to choose from
→ Your choice of Bosch or Ariston stainless steel appliances with Baumatic induction cooktop
→ 2.7m high celling in the living area, with LED downlights
→ Laminated timber flooring in living and kitchen area
→ Carpet in bedroom
→ Caesarstone bench top
→ Dishwasher included
→ 2kW PV Panels with inverter and Home Energy Management System
→ Electric heat pump
→ Reverse cycle heating and cooling in living area and master bedroom
→ Single carport
→ Master bedroom with built in robe

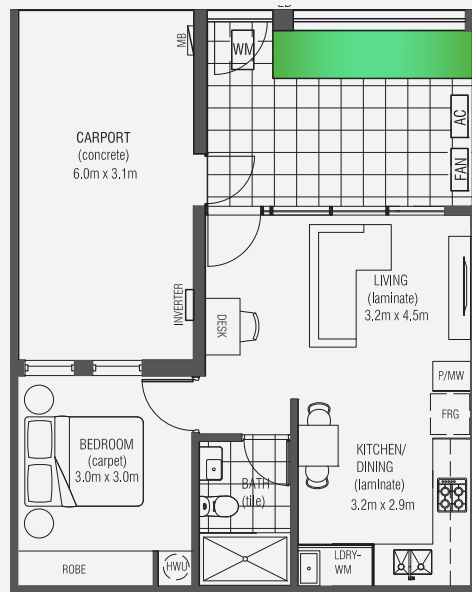→ Landscaping and fencing included
→ Double glazing

Note: *The above CGI has been used for illustrative purposes only.*

Strathnairn
Ginninderry

Canvas

GROUND FLOOR

MB
WM
CARPORT
(concrete)
6.0m x 3.1m
AC
FAN
INVERTER
LIVING
(laminate)
3.2m x 4.5m
DESK
P/MW
FRG
BEDROOM
(carpet)
3.0m x 3.0m
BATH
(tile)
KITCHEN/
DINING
(laminate)
3.2m x 2.9m
ROBE
HWU
LDRY-
WM

Ginninderry

greenstar6
Certified

ACT Government | **Suburban Land** Agency | **Riverview** Developments