



## Block o Section BJ

from \$1,105,900



4 BED



2 BATH



2 CAR



7 EER

TOTAL HOUSE SIZE: 222m<sup>2</sup> | Living space: 172m<sup>2</sup> | Garage: 36m<sup>2</sup> | Alfresco: 11m<sup>2</sup> | Porch: 3m<sup>2</sup>

At SM Precision, the materials we use and construction methods we employ are the foundation for creating quality homes. This 4-bedroom a split-level home has been designed to maximise site area and still incorporate all the luxuries of a boutique home. The functional floorplan that provides the perfect platform for entertaining, along with the spacious open plan family, dining, kitchen area that's ideal for relaxed everyday family interaction. Our assurance of quality involves being efficient but not rushing the construction process and selecting materials including tiles, floorcovering, paints, glass and timbers which are created in a best practice environment, sustainable and highly regarded for their longevity. All our packages include a full scope of internal design and finishes with upgrades available upon request.

### Quality Features + Inclusions

- Builders Selection Colour Selection boards pre-approved.
- Double Glazed Windows and Sliding Doors
- Inverter Reverse Cycle Ducted Heating & Cooling System
- Custom Joinery Designed with Stone Benchtops
- Appliance Package including Dishwasher
- NBN Connection Provisions
- Slimline Water Tank with Integrated Pump
- 300L Heat Pump Hot Water System
- 4kw Solar Array System
- Package Upgrades Available



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