

# Home and Land Package



Classic Facade

## Birling Estate

10, Main Street, Bringelly NSW  
2556

Expected Rego Date: January 2025

# \$425,900

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

House Price ONLY

## Carolina 22

The Carolina is an easy living home design that brings a sense of peace and serenity to any family. This is a home that never leaves you wanting more – entertaining spaces and generous floorplan, every member of the family is sure to feel right at home. With the added option of adding a theatre room and design options that can support up to six bedrooms, this home is perfect for the growing or generational family.

- 3
- 2.5
- 2
- 202.58m<sup>2</sup>

- + IP: Investment Inclusions Package  
LP: Landscape Package

|             |                      |       |                    |
|-------------|----------------------|-------|--------------------|
| Living Area | 155.85m <sup>2</sup> | Porch | 4.56m <sup>2</sup> |
| Garage      | 33.17m <sup>2</sup>  |       |                    |
| Alfresco    | 9.00m <sup>2</sup>   |       |                    |

### Our Guarantees

At Hudson Homes we understand the importance of time and money. And since delivering upon our promised to you is at the heart of everything we do, every customer is offered a peace-of-mind and security with our guarantee and our time frame guarantee.



Ground Floor



First Floor

**IP** IP: Investment Inclusions Package + **LP** LP: Landscape Package

- Ducted air conditioning throughout
- LED downlights throughout
- Automatic garage door with 2 remotes
- Fully-finished tiled outdoor alfresco
- Roller blinds, flyscreens and keyed locks throughout
- Fully-lined kitchen cabinetry with overhead cupboards and bulkhead
- Kitchen 20mm stone benchtop with large sink
- 600mm stainless steel gas cooktop and recirculating pull-out rangehood
- Stainless steel 600mm electric oven
- Stainless steel dishwasher, installed into kitchen cabinets

- Contemporary floating-style vanities, mirrors and accessories to all bathrooms
- 1650mm bathtub as indicated in floorplan
- Ceramic tiles to bathroom, ensuite and laundry
- Ceramic tiles to entry, family, kitchen, meals areas, alfresco and patio
- Carpet to bedrooms and all other internal areas
- Quality paint system to ceilings and walls
- Slimline water tank
- NBN provision

- Australian native shrubs and edging
- Fencing with side gate
- Coloured concrete driveway and path
- Clothesline, letterbox and house numbers

**ENQUIRE NOW**

**Christine Hunt**

**0435473361**

**enquiries@hudsonhomes.com.au**

**Our Guarantees**

At Hudson Homes we understand the importance of time and money. And since delivering upon our promises to you is at the heart of everything we do, every customer is offered the peace-of-mind and security with our **'fixed price guarantee'** and our **'time-frame guarantee'**.