

HUDSON HOMES

Teal 45 - Duplex



CLASSIC PLUS

Hamlyn Grove Estate

107 Tarmar Road Hamlyn Terrace
NSW 2259

Fixed Price - Full Turnkey

\$1,668,570

Land Size: 664.6 m² Land Price: \$800,000

4+4
 2+2
 1+1
 0.0 m²

TEAL 45

The Ruby offers all the feature comforts on a narrow block. From a spacious entry foyer to its cleverly divided living zones, this home merges style and sensible practicality and presents the perfect balance between value, form and function.

FHB
 LP
 FHB: First Home Buyer Inclusions Package
 Landscape Package

See next page for details

House Length m
House Width m



Our Guarantees

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

21-02-2025

ENQUIRE NOW

GARY REES

0483988095

gary.rees@hudsonhomes.com.au

Indicative only



SPECTRUM
DESIGN STUDIO

COMPLIMENTARY CONSULTATION

Includes a free personal
home consultation with
a professional designer



FHB FHB: First Home Buyer Inclusions Package + **LP** LP: Landscape Package

- Ducted air conditioning throughout
- LED downlights throughout
- Automatic garage door with 2 remotes
- Fully furnished tiled outdoor alfresco
- Roller blinds, flyscreens and keyed locks throughout
- Fully lined kitchen cabinetry with overhead cupboards and bulkhead
- Kitchen 20mm stone benchtops 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 entry, family, kitchen, meal areas, alfresco and patio
- Carpet to bedrooms and all other internal areas
- Quality paint system to ceilings and walls
- NBN provision
- Finished driveway with path
- Lawn turf to front and backyard
- Front garden bed with Australian native shrubs and edging
- Fencing to suit covenant / estate requirements
- Colourbond letterbox
- Outdoor slimline single-fold clothesline
- House numbers



Our Guarantees

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

ENQUIRE NOW

GARY REES

0483988095

gary.rees@hudsonhomes.com.au