

# Home & Land Package

# SA HOUSING CENTRE

## \$681,053\*

LOT 64 SEPPELT DRIVE  
ROSEWORTHY

(Roseworthy Garden: Flourish)

CALIFORNIA ALFRESCO

FACADE: Frontage Family 17

 4  3  2  2

BLOCK SIZE : 694M<sup>2</sup> HOUSE SIZE : 286M<sup>2</sup>



### PACKAGE INCLUSIONS

- ✓ Multiple frontage designs to choose from
- ✓ 2700mm ceiling height
- ✓ 900mm appliances
- ✓ Overhead cupboards to kitchen including above fridge
- ✓ Dishwasher and microwave provision
- ✓ Flooring included: carpet to bedrooms, timber laminate to remainder
- ✓ Air conditioning included
- ✓ Double garage with single span automatic panel lift door
- ✓ Generous footings allowance + site works included
- ✓ R6 insulation to ceiling
- ✓ 25 year structural guarantee
- ✓ Customisable internal floor plan
- ✓ 43 minutes to Adelaide CBD
- ✓ Located nearby several schools including Trinity College
- ✓ Build your dream home on large allotment

# Easy

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Visit us at [sahousingcentre.com.au](http://sahousingcentre.com.au) or call **1300 730 187**

\*Conditions apply. Certain elevations may not match the particular floor plan published in this package and, as such, all floor plans and elevations are for illustration purposes only. Land subject to availability. The land referred to in this promotion is not owned by us. We make no representation and, to the extent permissible at law, we disclaim all liability, as to the suitability of the land to build on, or the suitability of any house design, or otherwise. You must satisfy yourself of that by inspection, or by taking professional advice, or otherwise. Pricing is indicative only and based on standard costings. Price may vary depending on selections, engineering, council and utility requirements and adjustments to allowances. All packages subject to final council approval. Alan Hickinbotham Pty Ltd ABN 13 007 567 222, RLA 230557. Construction Services Australia Pty Ltd ABN 99 007 641 787, Building Licence G8969.