Secure now with 10% deposit and pay nothing further until settlement

EPIQ LENNO

#### FEATURING

Perry Homes Prestige inclusions

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# Contemporary, Architect-designed New Home

### **Complete House & Land Package**

\* Contact Nick for Current Price

Brand New 4 Bedroom Home with Terrace and Landscaping



Lot 14 Salt Air Circuit, Lennox Head



Enquire today. Call Nick Bordin on 0423 238 062. www.epiqlennox.com.au

### Exterior

Contemporary façade including Hardie cladding, feature stone cladding, painted timber features, termite-protected timber frame, Colorbond roof, covered front porch and rear terrace.

Interior

Open plan living including stacking doors seamlessly opening to tiled terrace. Kitchen with feature island bench and large butler's pantry (both with 40mm stone benchtops), quality appliances including 900mm Bosch cooktop and oven, dishwasher, microwave, double-bowl undermounted stainless steel sink, and Blum soft-close drawers and cupboards including a twin bin system.

Four spacious bedrooms with built-in robes (ensuite and WIR to master), separate laundry with external access plus ample storage.  Indulge collection bathroom selections
Luxurious back-to-wall freestanding bath to main bathroom, stone benchtops, semiframeless shower screen with tiled shower niche and soft-close vanity hinges.

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#### Prestige liveability inclusions

Ducted reverse-cycle air conditioning, 2.74m high ceilings, ceiling fan to terrace, built-in drawers to master WIR, mirrored robe doors and shelving fitout to all wardrobes and cupboards, Clipsal electrical inclusions including dual USB charger to kitchen, quality carpets and tiles throughout.

Sustainability collection features Quality insulation, 26L instant gas hot water (6-star rating) and a 6.6kw solar power system.

# Lot 14, Salt Air Circuit

Contemporary-Urban 4 Bedroom Home with Terrace

Internal Balcony & Terrace <b>Total Floor Area</b>	180 m² 14 m² <b>194 m²</b>		
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Bonus Epiq move-in inclusions

Letterbox with house number, exposed aggregate driveway, front path and clothesline pad, wallmounted clothesline, fly-screens, and landscaping package including turf, plants and Colorbond fence.

Entry

This home design can also be customised to your own needs and architectural style and built on other homesites available in Epiq. Contact Nick to ask about availability and prices for land now selling.

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Kitchen

Bed 3/MP



DISCLAIMER: Home to be built by Perry Homes and delivered by Clarence Property. Interested parties are directed to rely on their own enquiries into the suitability of this builder for their own needs. Details believed to be correct at time of preparing subject to builder's disclaimers and product availability. Purchasers must refer to inclusions and conditions contained in the Contract of Sale. The contents of this brochure have been produced prior to the completion of the development. Information including plans, images and artist impressions are intended as a guide only. The information, dimensions, specifications, inclusions, landscaping and materials may be changed without notice. The developer and its agents will not be liable for you relying on information contained in this document. Purchasers should seek their own legal and financial advice. Areas are indicative and subject to final survey. Whilst all details have been carefully prepared and are believed to be correct at time of printing, no warranty can be given either expressly or implied by the vendor or their agents.