



# HOUSE & LAND

# \$882,000\*

KINGBIRD ESTATE – BOTANIC RIDGE

Lot 320 Monkey Drive  
Botanic Ridge VIC 3977

🚗 4 🏠 2 🚗 2 🛋️ 2 📺 1 🏠 1

**Morrison 27 Haven Façade**  
(Aspirations Series 3)

Home size: 26.83sq Land size: 490.00m<sup>2</sup>

- ✓ NCC 2022 Compliant
- ✓ BAL 12.5 inclusions
- ✓ Site Costs Allowance
- ✓ Recycled water connection
- ✓ NBN/Opticomm/Redtrain/Multinet/CNT Corp. connection
- ✓ 2580mm ceiling height to ground floor
- ✓ A Colorbond roof
- ✓ Remote control to garage door
- ✓ Flyscreens
- ✓ 900mm Stainless Steel Appliances
- ✓ Gas ducted heating
- ✓ Evaporative cooling
- ✓ Floor Coverings
- ✓ Current Promotion
- ✓ 20mm Caesarstone benchtops to kitchen
- ✓ 20mm Caesarstone benchtops to bathroom and ensuite
- ✓ Tiled shower bases
- ✓ Laminate laundry cabinet with 45lt stainless steel trough
- ✓ 30 downlights

