



**23.66**  
**Squares.**

PORTLAND 13 - HL- DG - Contemporary Facade.

**Lot 1106 Edmondson Park Village.**

**\$556,188**

**'See Why More People Are Choosing Bellmarch'**

Modern Living:

The Portland 13 'Contemporary Façade' is a Brand New Design from Bellmarch. Specifically designed to fit most 15m wide blocks, or larger, to accommodate clients who are searching for a compact & functional good looking home around 23.66 squares. This home suits the first home buyer or empty nesters who are looking for a modern & easier to maintain home.

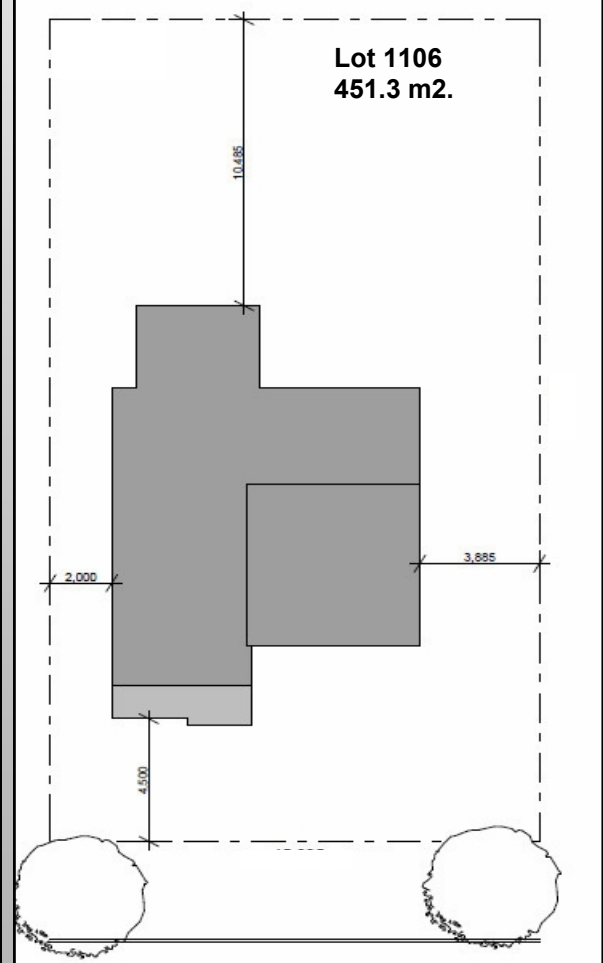
Its The Extras That Count:

- ◆ Sectional garage door with auto opener
- ◆ European Stainless Steel appliances with 900mm upright cooker
- ◆ Dishwasher - Alarm - Flyscreens - Security Screens to Sliding Doors
- ◆ 3000 litre Basix water tank or recycled water where applicable
- ◆ 20mm Caesarstone Benchtop to kitchen with Gloss Finish doors
- ◆ Floor Coverings, Turf, Fencing, Driveway, Clothesline, Letterbox
- ◆ 4 Beds / Ensuite, Study, Sitting Room and much, much more
- ◆ See house and land inclusions list for comprehensive list of inclusions.

Get In Touch:

Call 8824-6669 or Visit Us at  
25 The Ponds Boulevard 'The Ponds' NSW 2769  
Open Saturday & Sunday from 10:am— 5:pm.  
\* By appointment during the week.

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**PORTLAND 13 – Contemporary Façade HL / DG - House and Land Package.**

Disclaimer : House and land packages are subject to availability and price change without further notice.  
Brick finish is standard . Images are artists impressions and are used solely for illustration purposes only.  
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# HOUSE & LAND

Lot 1106 Edmondson Park Village.

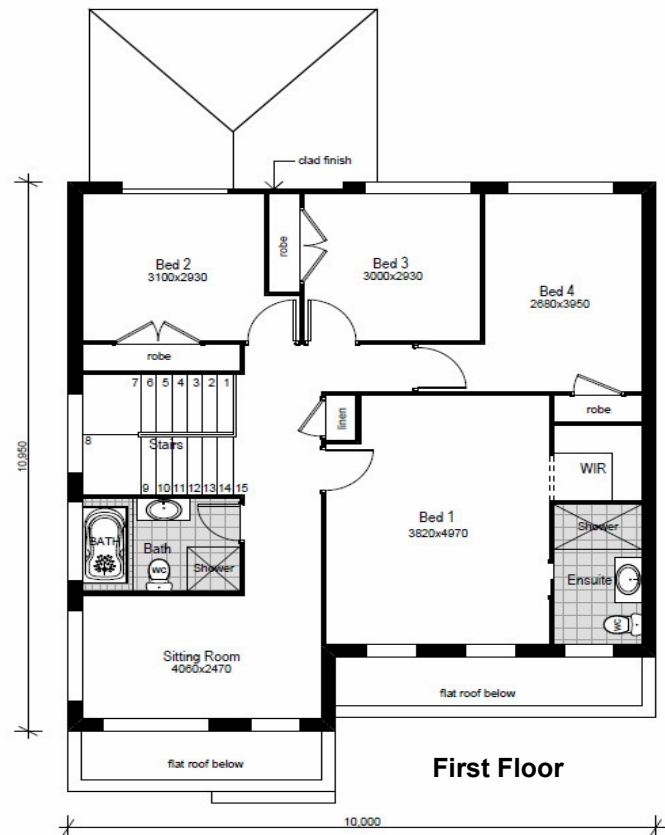
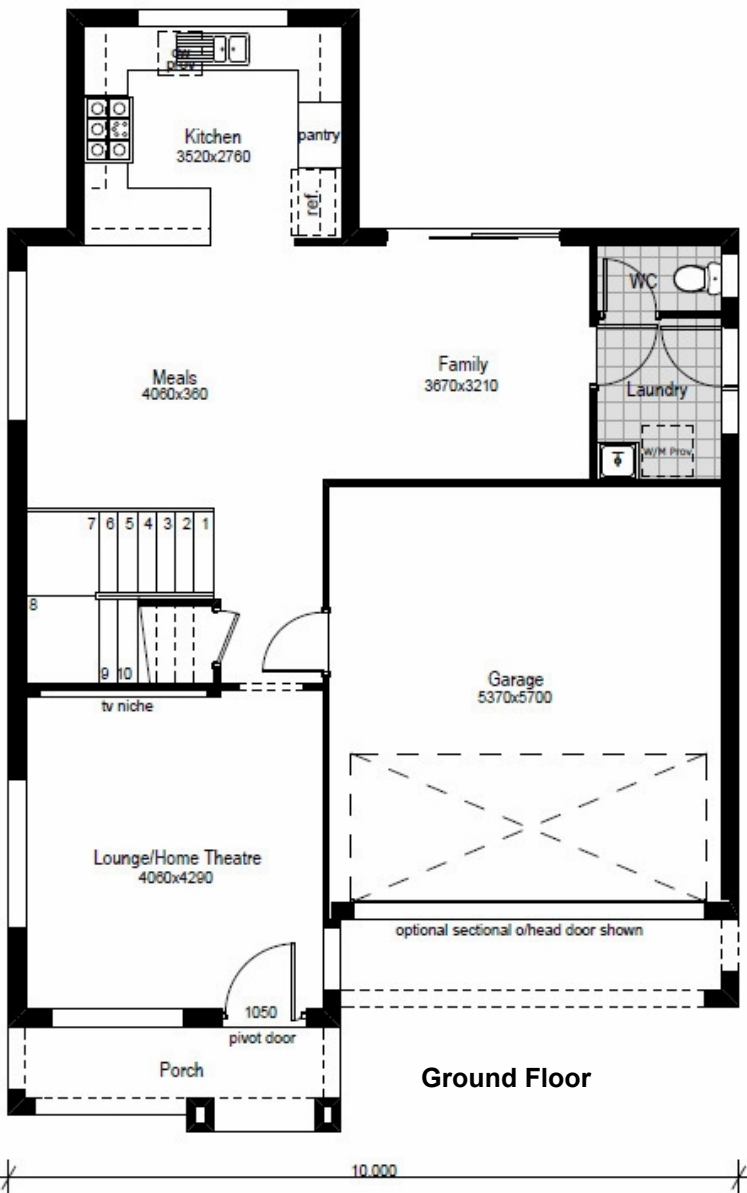
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## FEATURES:

- Modern Design
- Pivot Entry Door
- 4 beds
- Lounge / Home Theatre Room
- Large Meals / Family
- Large Bed 1 with Walk in Robe
- Robes to All Bedrooms
- 1200mm Wide Stairs
- Sitting Room
- TV recess to Lounge / Home Theatre.

Over 20 Years Experience Building House and Land Packages in Sydney & the Central Coast.



## PRICE INCLUDES:

- Carpets & Tile Floor Coverings
- Colorbond Fencing & Gate
- Stencil Driveway included with Path
- 50 Year Structural Warranty
- 2 Years Maintenance
- Sectional Remote Control Garage Door
- Flyscreens & Security Doors
- Gloss Finish Kitchen Doors
- 20mm Caesarstone Kitchen Benchtop
- Double Bowl Kitchen sink
- Mixer Taps—Ceramic Toilets
- 3 Star Gas Hot Water Unit
- Vertical Blinds to All Windows
- Oyster Light Fittings
- Alarm System—TV points—Telephone Point
- Turf to Front & Rear including Nature Strip

## See why more people are choosing Bellmarch'

Disclaimer : This brochure has been supplied by Bellmarch Homes and all rights are reserved to revise plans, specifications, prices and inclusions without notice. All images, plans, 3D artists drawings are solely for the express purpose of illustration only and are to be used as a guide only. All prices are for Brick Finish only. All House and Land Packages are subject to approval by the relevant authorities.

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