



# BARRINGTON 20 with Arcadia Facade

FUNCTIONAL DESIGN FOR GROWING FAMILIES

PH: (03) 58 315 226

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Introducing the

# BARRINGTON 20

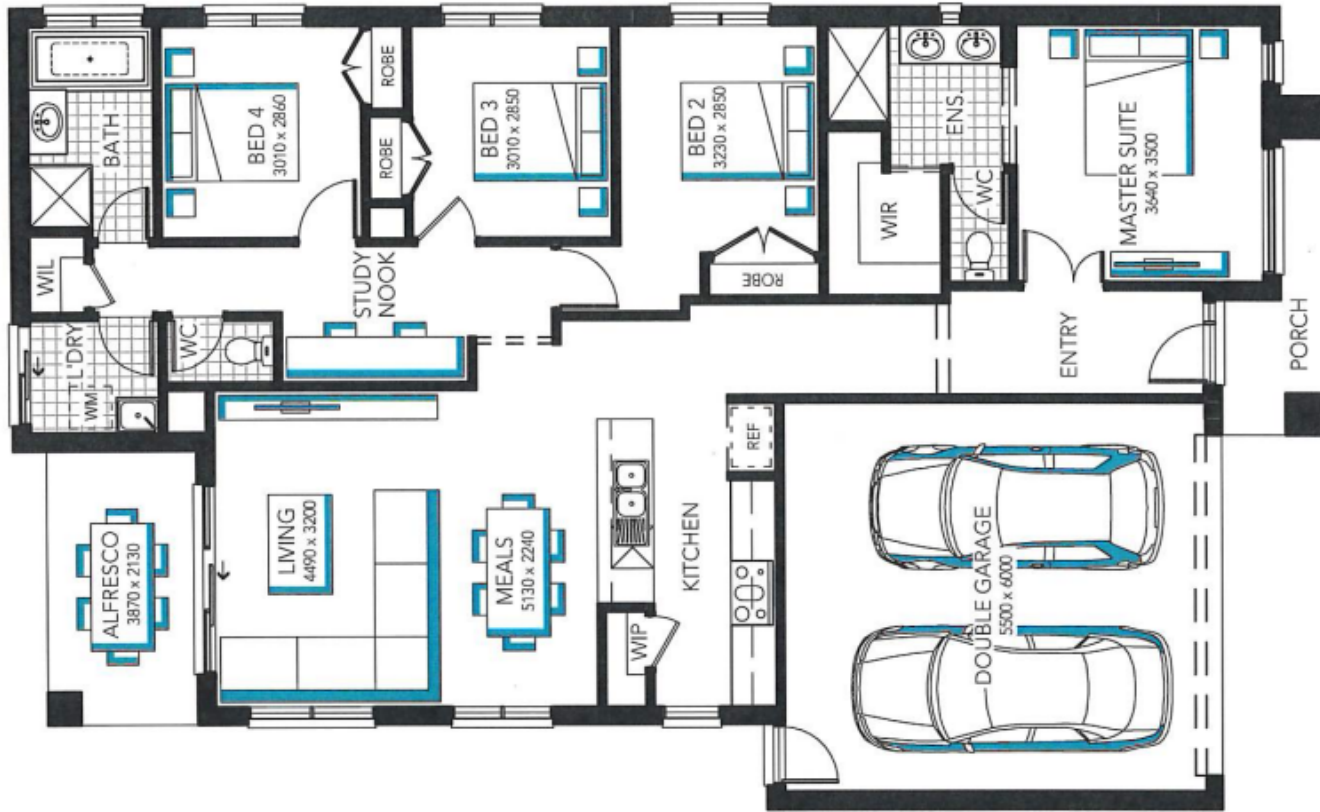
**HOUSE AND LAND PACKAGE – NORTHERN QUARTER ESTATE LOT 97**

The Barrington 20 has the is a first home buyers delight or looking to invest, with open plan Kitchen, Meals and Living area and the separate Study Nook . Creating space and functionality.

The Barrington 20 with its four bedrooms, Study Nook and spacious Living area is a must for any family.







## BARRINGTON 20

DESIGNED TO SUIT: **12.50m x 25.00m**

REAR SETBACK: 3.00m

MINIMUM LOT WIDTH: **12.5m**

HOUSE  
EXTERIOR LENGTH  
**18.60m**

HOUSE  
EXTERIOR WIDTH  
**11.30m**

HOUSE  
AREA TOTAL  
**185.61m<sup>2</sup>**

HOUSE  
TOTAL SQUARES  
**19.98**





## **Our Inclusions**

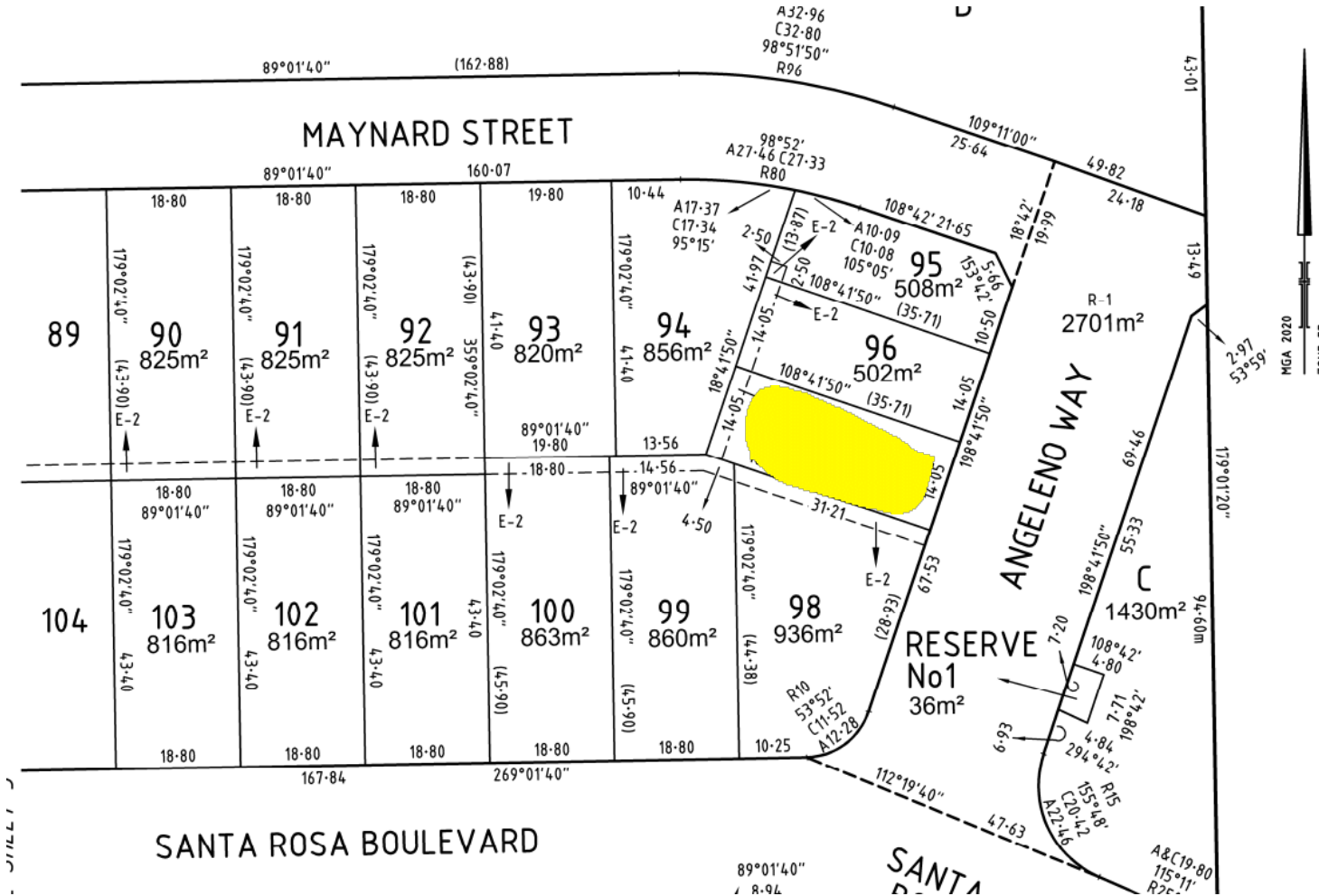
- Clothes line
- Mail box
- TV Antenna
- Concrete Driveway and Paths
- Colorbond Roof, including whirly birds
- 2590mm high ceilings throughout
- Upgraded insulation to the roof and external walls
- Panel lift door with remotes to garage
- Extra allowance for slab engineering
- Double glazing throughout the home
- Stainless steel appliances including dishwasher
- Ducted refrigerated heating and cooling system
- Floor coverings throughout
- Stone benchtops to the kitchen
- 30 LED down lights throughout
- Tiled shower bases with tiled wall niches
- Exhaust fans to W/C rooms
- Arcadia Façade
- \$4000.00 allowance for window coverings
- \$5000.00 allowance for fencing
- Lot 97 Angeleno Way



# Lot 97 Angeleno Way Great location!

## Total House & Land Package \$625,000.00

Terms and Conditions Apply  
Excluding conveyancing fees and stamp duty







# Sessions Builders

Images are for illustrative purposes only and may depict features not supplied by the Builder including but not limited to landscaping, decking, driveway, fencing, window furnishings, wall furnishings, in-built joinery, decorative lighting, décor and furniture. (Some of these items may be available at additional costs and upon enquiry). The Builders reserves the right to amend inclusions without notice. All homes sold are subject to the developer and council approval.