



Price excludes upgrade items above standard specification such as feature render and bricks, front entrance timber decking, front entry door, brick infills above garage, external lighting, fencing, concrete paths and driveway. Façade Image may also contain items not supplied by Metricon Homes, namely landscaping and planter boxes.

FROM

## \$732,500

Titled Land

Lara Lakes

Lot 726 Coogan Street, Lara

### DELTA 25S

### MAINE FACADE

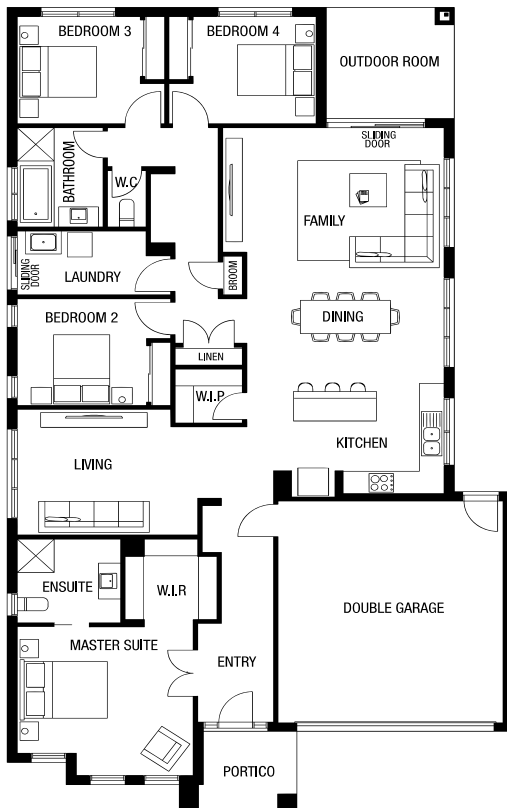
**BLOCK SIZE: 451m<sup>2</sup>**



**PACKAGE INCLUDES:**

The Delta 25S with Maine facade built to our industry leading base specifications, plus:

- 7-Star energy rating home
- Site Cost Allowance
- Stylish Flooring throughout
- Stunning Facade included
- Quality Tiles to bathrooms, ensuite and laundry
- 20mm Dekton Benchtop to Kitchen
- Downlight Pack
- 2550mm Ceiling Height
- Stainless Steel Dishwasher
- Overhead Cupboards to Kitchen
- 900mm Stainless Steel dual fuel cooker + Glass Canopy Rangehood
- Coloured concrete Driveway
- Fibre Optic NBN Pack
- Lifetime Structural Guarantee



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To find out more, contact  
Paul Fletcher on 0449 599 646

**FREEDOM**

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Package is correct at time of publication, availability, images, inclusions and prices are subject to change due to circumstances that may affect the price as set out in the building contract (including the land registration date not being met), changes in local, state or federal government laws and developer approval. Land is supplied by N/A, land prices and availability are subject to change without notice. Advertised Package Price is based on Metricon's Freedom standard inclusions, any additional inclusions listed, Metricon's preferred siting of the home and the expected land titling date as notified by the developer and is subject to Metricon's price hold expiry date by which the owner must include essential information to Metricon to commence construction, including land title. Package price excludes customer account opening fees, stamp duty on land, legal fees and conveyancing costs including titles and property report. Typical site costs allowance is included in the price, additional site costs may apply if site survey and soil tests indicate footings and site works different to those expected for the location. Additional costs may incur if there are bushfire, wind rating or acoustic requirements. For more information on pricing and inclusions please speak with a Metricon New Home Advisor. Newfield Real Estate Pty Ltd ACN 159 312 722, Licence number 028051L. Builder's Licence: CDB-U 52967 #For details on our Lifetime structural guarantee and other terms and conditions visit [metricon.com.au/terms](http://metricon.com.au/terms) Printed Date: 16/05/2024 Price Region: Geelong