



**FIXED PRICE\* HOME AND LAND**

**\$723,650\***

\*Price fixed based on Forecast Land Title Registration Date

**LOT 706 BOTANICAL BOULEVARD**

MAPLE GROVE PAKENHAM 3810

**ALKA 23 | ASPIRE FACADE**

HOME SIZE: 23sq | 208m<sup>2</sup>

LAND SIZE: 12.5m WIDE BY 21m DEEP | 263m<sup>2</sup>

FORECAST LAND TITLE REGISTRATION: MAR 2027



BUILT TO OUR BASE SPECIFICATIONS AND LAND, PLUS:

- ✓ \$20k HomeSolution build savings applied!<sup>^</sup>
- ✓ \$10K First Home Owners Grant for eligible First Home Buyers<sup>^</sup>
- ✓ A roof made from COLORBOND® steel
- ✓ Fixed site costs (no more to pay!)
- ✓ 7 star energy rating
- ✓ Flooring to the entire home
- ✓ Double glazed aluminium windows
- ✓ Ducted gas heating
- ✓ All developer requirements
- ✓ Lifetime Structural Guarantee#
- ✓ PLUS so much more!
- ✓ Bushfire Upgrades

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.



**ALEX NOULAS**

ALEXNOULAS@HOMESOLUTION.COM.AU  
0421 258 800

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