




Bristol 26 | New England Facade

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ONLY
50k
DEPOSIT
BALANCE ON
COMPLETION



**Lot 16, Emerald Hills,
Leppington**

PACKAGE PRICE
\$1,274,900

EDEN BRAE CONNECT PACKAGES
Featured Inclusions

**FORECAST COMPLETION JUNE
2024**

- Connect Premium Inclusions Upgrade Promotion INCLUDED
- Reverse cycle ducted air conditioning
- 2590mm higher ceilings to ground floor only
- 2340mm high internal doors to ground floor only
- SMEG kitchen appliance package including microwave and dishwasher
- 20mm stone benchtops to kitchen, bathroom and ensuite
- Downlights to all main living areas
- Clipsal Iconic switch & dimmer smart technology to selected rooms
- Designer freestanding bath to main bathroom
- Ceramic tiles to living and wet areas and carpet to balance of home
- Tiled alfresco with ceiling fan ready to entertain
- Colour on concrete driveway and path
- Turf, garden bed and boundary fence
- Letter-box and clothes line
- Security alarm system
- Remote controlled garage door



