

HOUSE & LAND PACKAGE

LOT 4334, TE WHĀRIKI LINCOLN



ORANGE HOMES



\$1,043,000.00

 One Storey

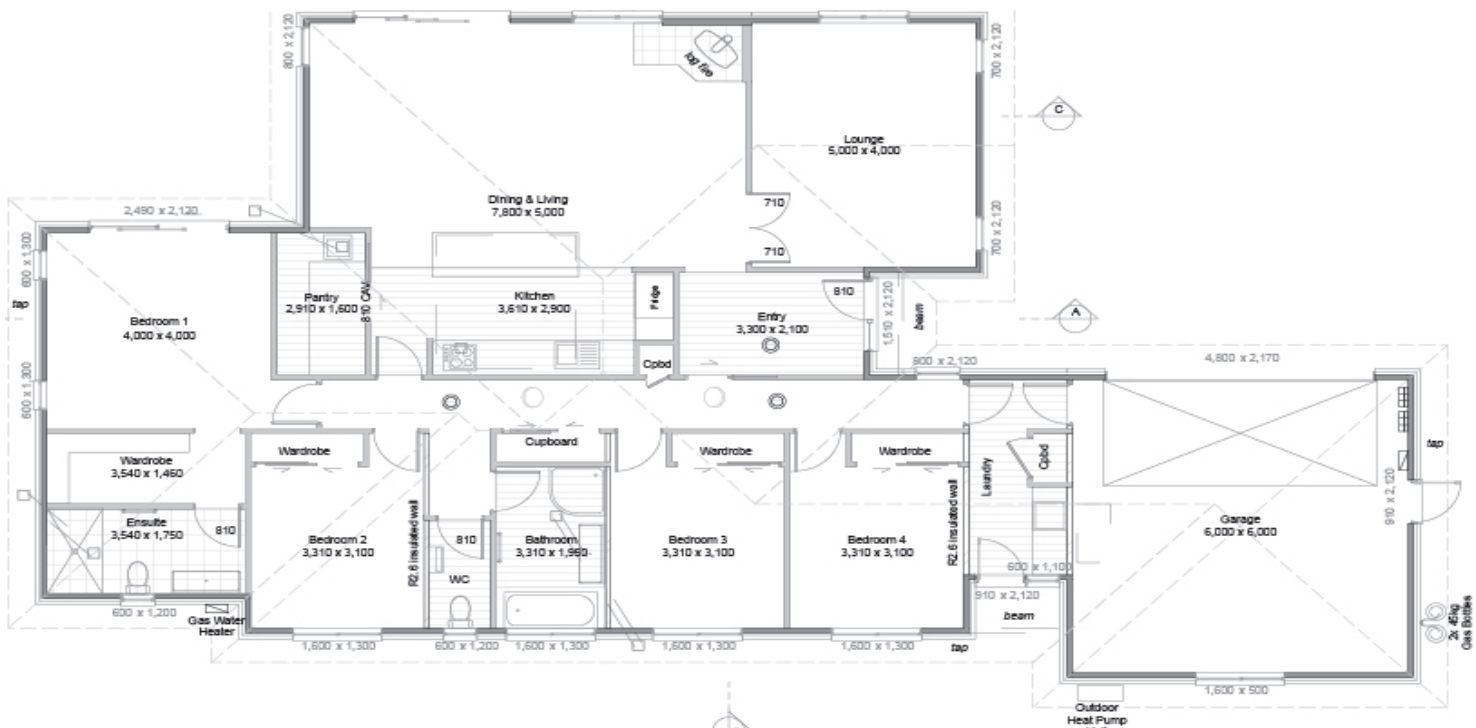
 233m² House

 743m² Section

 4 Bedrooms

 2+ Bathrooms

 2 Garage Spaces









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Package	\$1,043,000.00	 One Storey
Size	233m ² , 4 bedroom, 2 bathroom, double garage	
Section	743m ²	
Foundation	Site Specific TC1 Engineered Foundation	
Exterior cladding	Brick and Weathergroove	 233m ² House
Roof/fascia	Colorsteel Longrun Superdek Roofing	
Exterior joinery	Double glazed units with Low-E and Argon gas	
Front door	Aluminium Plasma (PLA04)	
Insulation	R2.6 batts to walls & R3.6 batts to ceiling	
Hot water	Gas Hot Water	
Heating	2x Daikin Hi-wall heat pump 7.3kW	 743m ² Section
Floor coverings	Robert Malcolm Paihia 100% Solution Dyed Nylon Carpet, Floorworks Vinyl Planking	
Kitchen	By Sockburn Joinery, Stone Benchtop Included	
Kitchen appliances	Bosch with Gas Cooktop	
Tapware	Kitchen Faucet – Methven Blaze Ensuite – Methven Glide Elsewhere – Methven Glide	 4 Bedrooms
Showers / Bath	Bathroom: Athena Enya 0.9m x 0.9m Shower, Caroma Maxton Bath Ensuite: Athena Enya 1m x 1m Shower	
Vanities	Bathroom – Newtech Citi 900, Gloss White Separate Toilet – Newtech Tivoli 400, Gloss White Ensuite – Newtech Citi 900, Colour Californian Oak	 2+ Bathrooms
Toilets	Stylus Dorado BTW	
Interior doors	Flush Panel 1980mm Doors	
Hard Landscaping	177m ² exposed aggregate driveway & 44m ² plain concrete patios included	
Fencing	Included to External boundaries	 2 Garage Spaces

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40
YEARS
STRONG

