



# HOUSE AND LAND PACKAGE



## LOT 106

TOURNAMENT STREET  
HERITAGE PARC ESTATE  
RUTHERFORD

Monaco 2 185 | **Metro**



4 beds



2 baths



2 parks



19 squares



12.2m wide

LOT SIZE: 539m<sup>2</sup>

# \$508,800

including land \$179,000

### This house and land package includes:

- 4 Star Designer Essentials inclusions
- BASIX requirements including water tank
- Standard site costs
- Termite resistant frames and trusses
- Sarking under roof tiles
- Large double garage with remote control door
- Flyscreens to all windows and sliding doors
- Ilve stainless steel appliance package

### Additional Bonuses:

- Ilve appliance package
- Stunning Caesarstone® kitchen benchtops
- Ceramic tiling to living areas
- Quality carpet to non-tiled areas
- Supply and installation of light fittings
- Alfresco entertainment area
- Daikin ducted air conditioning



**MORE DESIGNS  
AVAILABLE**

[montgomeryhomes.com.au](http://montgomeryhomes.com.au)

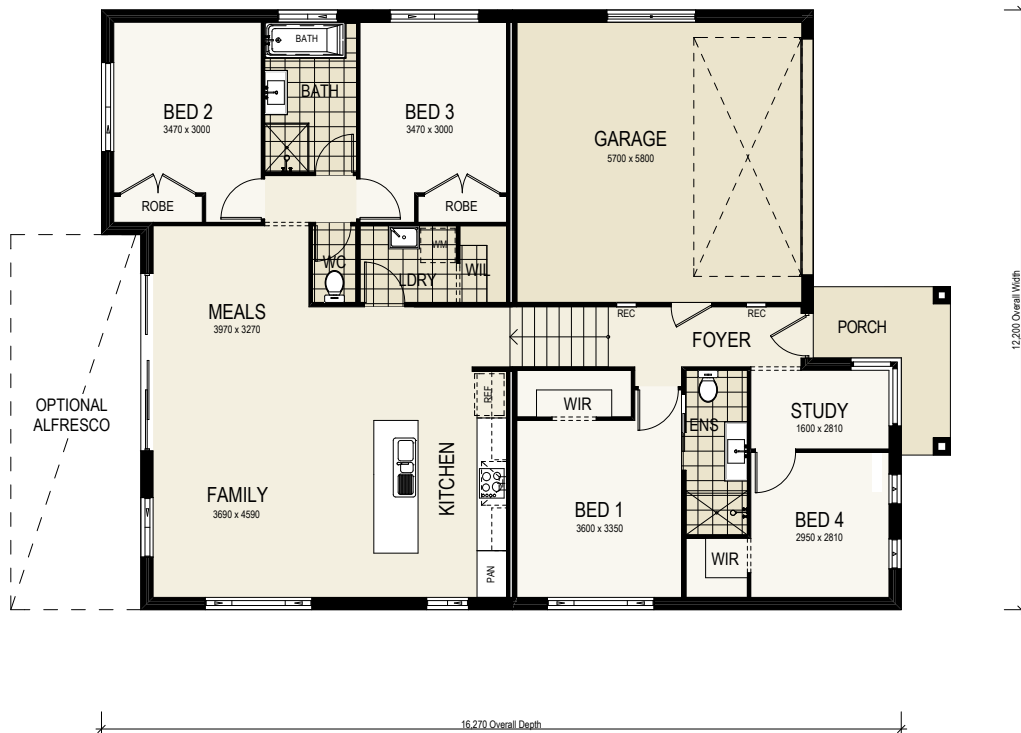


**LOT 106**  
TOURNAMENT STREET  
RUTHERFORD

4 beds    2 baths    2 parks    19 squares    12.2m wide

**TOTAL FLOOR AREA**  
19 squares or 182m<sup>2</sup>

**LOT SIZE**  
539m<sup>2</sup>



**For more information, please contact:**

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**CONDITIONS APPLY** Please note that this is not a final tender and Montgomery Homes reserves the right to revise plans, pricing & all specifications without obligation or notice. Pricing is subject to Council & any other statutory or regulatory authority requirements (Eg. BASIX, Mines, Bushfire etc). Designs and plans are Copyright protected and remain the property of Montgomery Homes Pty Ltd at all times. Pictures shown are for illustrative purposes only. Price excludes any external works i.e. landscaping, driveway, retaining walls & excludes floor coverings to living areas & bedrooms etc, window furnishings & light fittings.

