

**PACKAGE PRICE**  
**\$1,031,000**

**REGISTRATION**  
**JULY 2025**  
**LAND AREA 250M2**  
**FRONTAGE 9.92M2**

*\*For Illustration Purposes Only*  
*\*\*Price Estimate*

**LOT1,265 Twelfth Avenue Austral NSW**

**LAND PRICE**  
**\$580,000**

**HOUSE PRICE**  
**\$451,000**

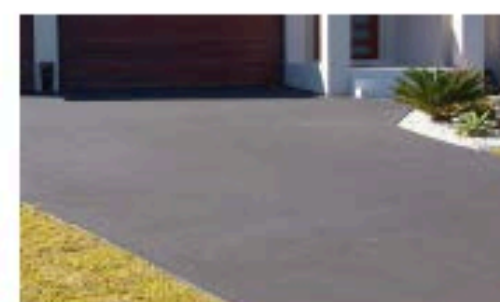
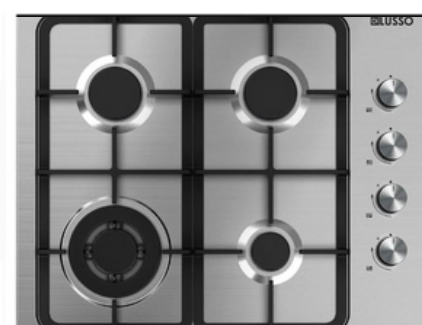
## Boston Standard

## 4Bed 2.5Bath 1Car

### Inclusions:

- ✓ **Ceramic tiling to Porch, Entry, Dining/ Family**
- ✓ **Natural Gas Package - inc Rheem Instantaneous HWS**
- ✓ **Insulation to ceiling & walls**
- ✓ **Colourbond Roofing**
- ✓ **Natural Coloured Driveway**
- ✓ **20mm Caesarstone benchtop to kitchen**
- ✓ **600mm European stainless steel appliances**
- ✓ **Freestanding Bath**
- ✓ **PEACE OF MIND INCLUSIONS PACKAGE\*** For full inclusions visit our website at [www.codehomes.com.au](http://www.codehomes.com.au)

Quality Inclusions. Quality Brands.



**australbricks**  
SINCE 1908

**Bradnam's**  
Windows & Doors

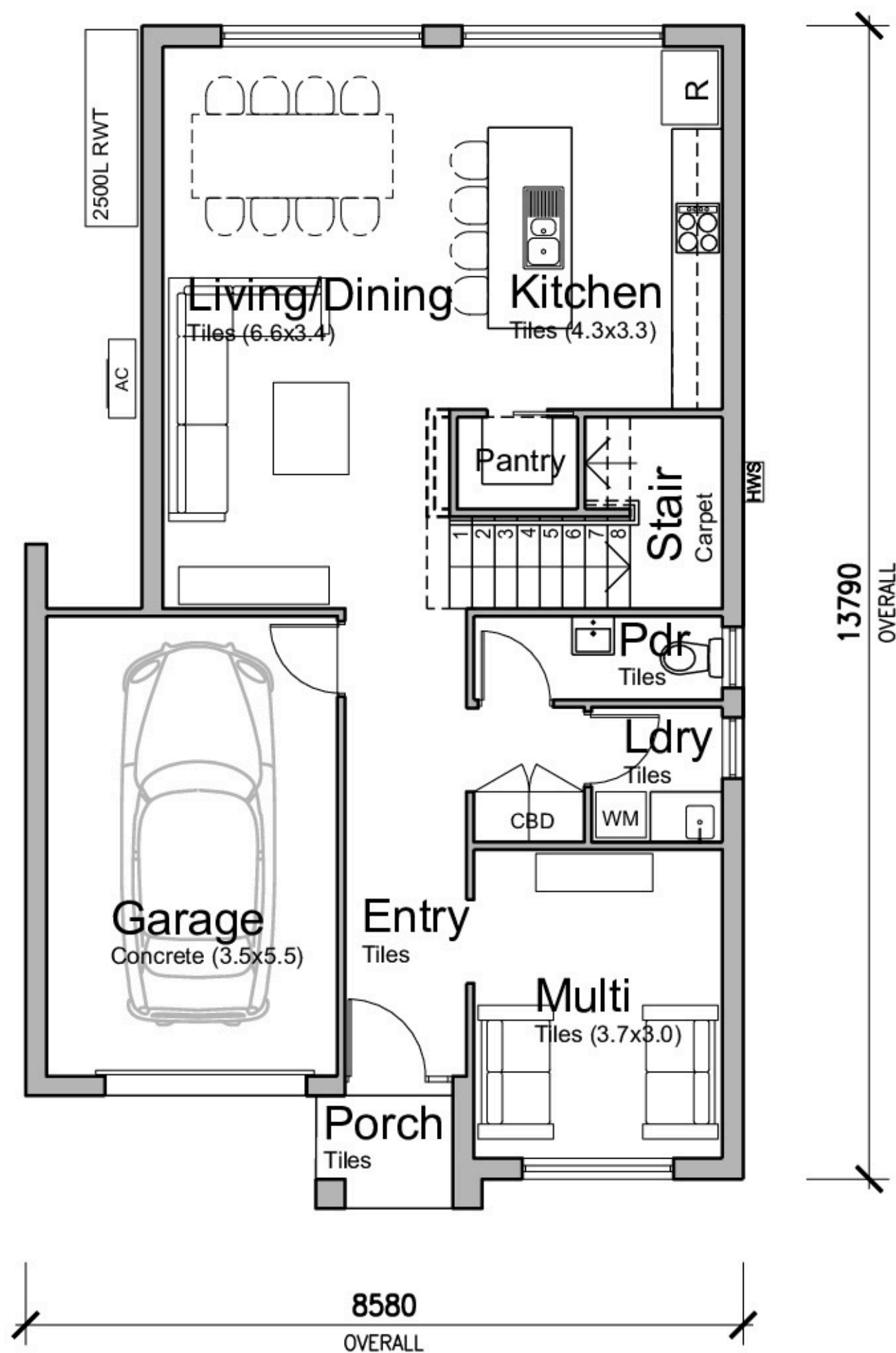
**CLIPSAL**

**caesarstone**

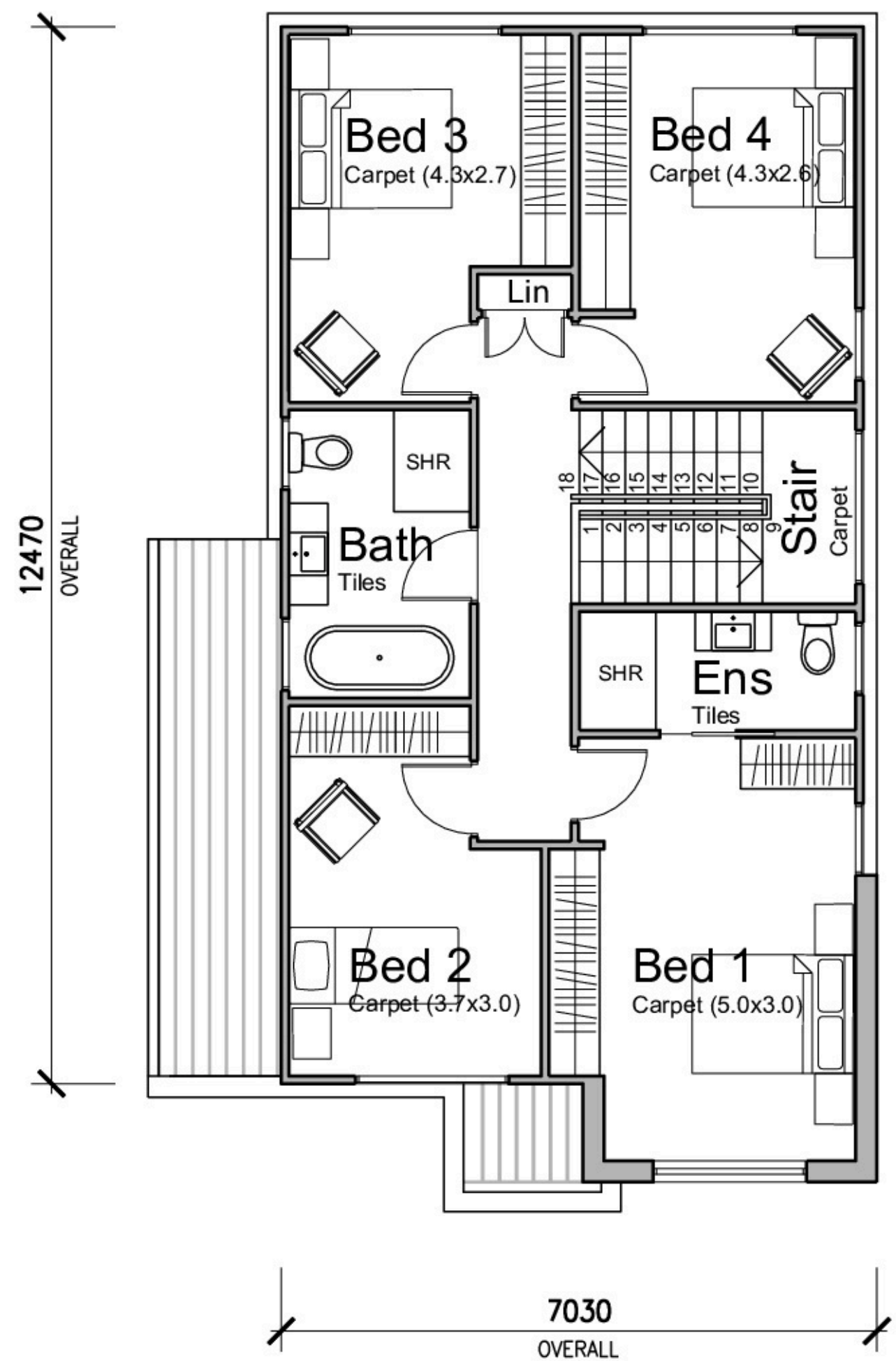
**Head Office: 02 9627 4191 Sales: 0409 613 059 [www.codehomes.com.au](http://www.codehomes.com.au)**

Disclaimer: All plans, images, and areas are indicative only. The finishes to the nominated design are to be used as a guide only. Buyers are advised to refer to the land contract and or builders tender and contract for precise specifications and inclusions. Code Homes reserves the right to change, specifications, materials and suppliers. Builders Licence: 217700c





Ground Floor Plan



First Floor Plan

## BOSTON STANDARD

172.41m<sup>2</sup> (18.56 squares)

1. Ground Floor Area (incl Garage)	87.22m <sup>2</sup>
2. First Floor Area	85.19m <sup>2</sup>

Min Lot Size: 9.8m x 24.3m (239m<sup>2</sup>)

Min Frontage: 9.8m

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