

# Granny Flat Dual Rental Income

**Land Registration 2026**  
**Land Area 776m<sup>2</sup>**  
**Frontage 20m<sup>2</sup>**

**Package Price**  
**\$855,000**

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

**Lot 252 Porposed Road, DENMAN NSW**

**Land Price**  
**\$285,000**

**House & Granny Price**  
**\$570,000**

**STAMFORD 4 + GRANNY FLAT**

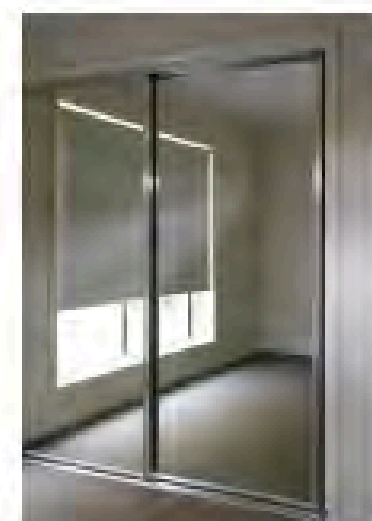
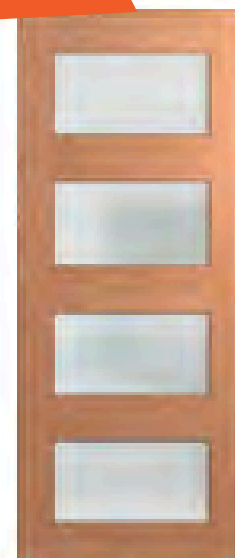
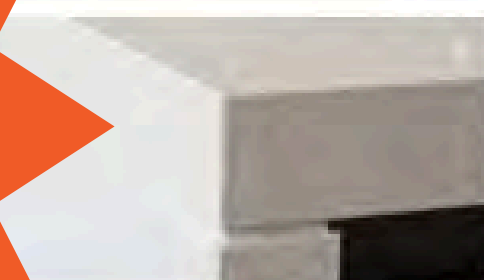
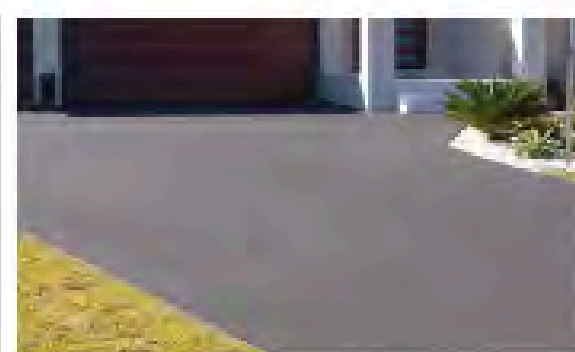
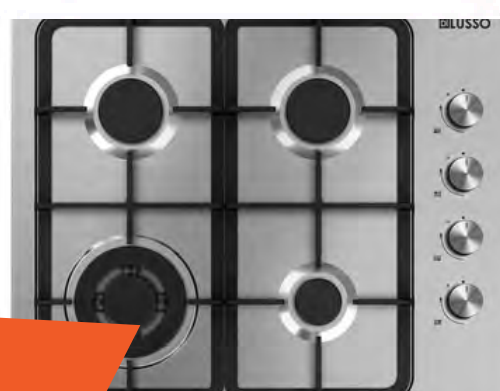
**6BED 3BATH 2CAR**

## 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

**BONUS**  
**Fencing &**  
**Landscaping**  
**included**

Quality Inclusions. Quality Brands.



**australbricks**  
SINCE 1908

**Bradnam's**  
windows & doors

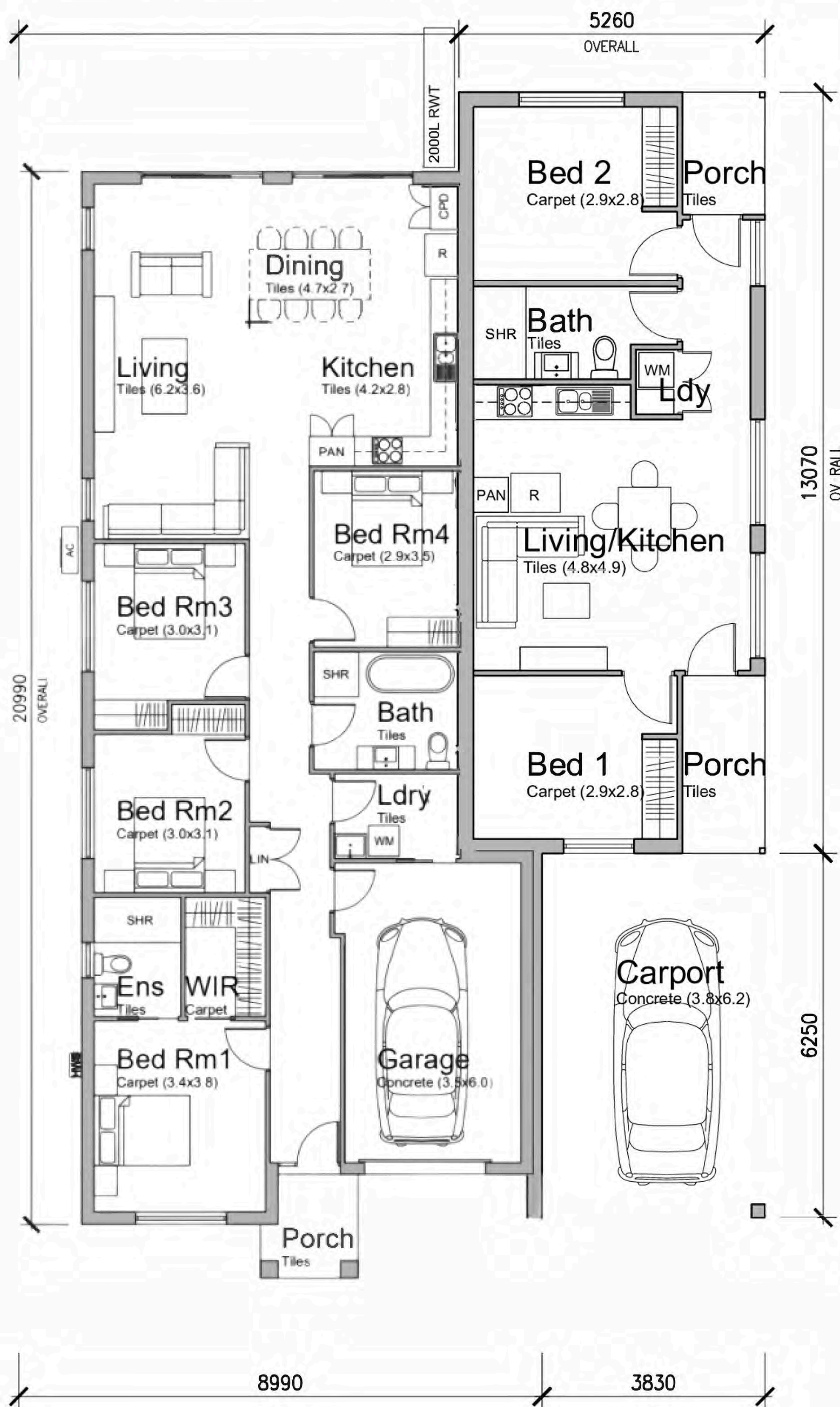
**CLIPSAL**

**caesarstone**

**Head Office: 02 9627 4191 Sales: 0409 613 059 www.codehomes.com.au info@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





## STAMFORD 4 with GRANNY FLAT

1. House Footprint (incl Garage) 152.8 sqm
2. Granny Flat Footprint (excl Carport) 60 sqm

Min Lot Size: 15m x 30m

Min Frontage: 15m

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