

\$\$\$15,000  
PENDING  
FREE  
FOR \$1,990

# rochester 17 custom

HOUSE & LAND \$670,700



— AUSTRAL —  
**OLIVE  
GROVE**

4 2 1

**House size\*** 159.0m<sup>2</sup>  
**House price** \$270,700

**Land size** 314.0m<sup>2</sup>  
**Land price** \$400,000

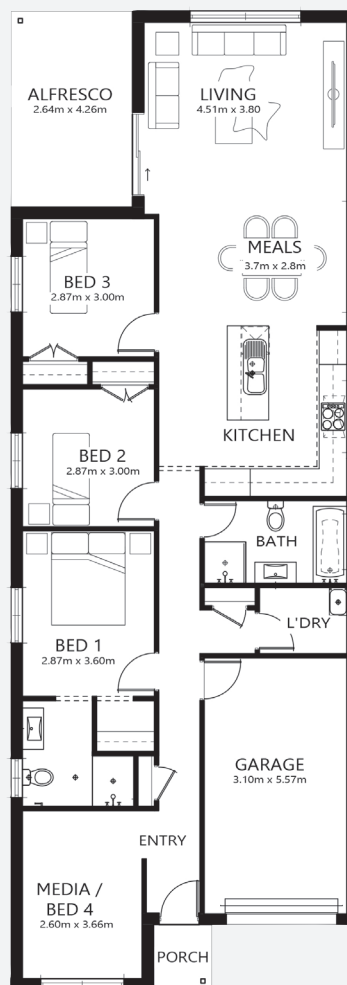
**Lot 32**  
**Lamanca Rd**  
**Olive Grove Estate**  
**Austral NSW 2179**

#### PACKAGE FEATURES:

- Urban Series specifications & inclusions
- Basix report inclusive of rainwater tank
- Quality laminate flooring throughout
- Quality carpet to bedrooms
- Stainless steel appliances
- Stainless steel 900mm rangehood
- Triple coated paint system
- 90mm wall frames

#### PACKAGE ALSO INCLUDES:

- Sienna façade
- Concrete driveway & path to entry



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

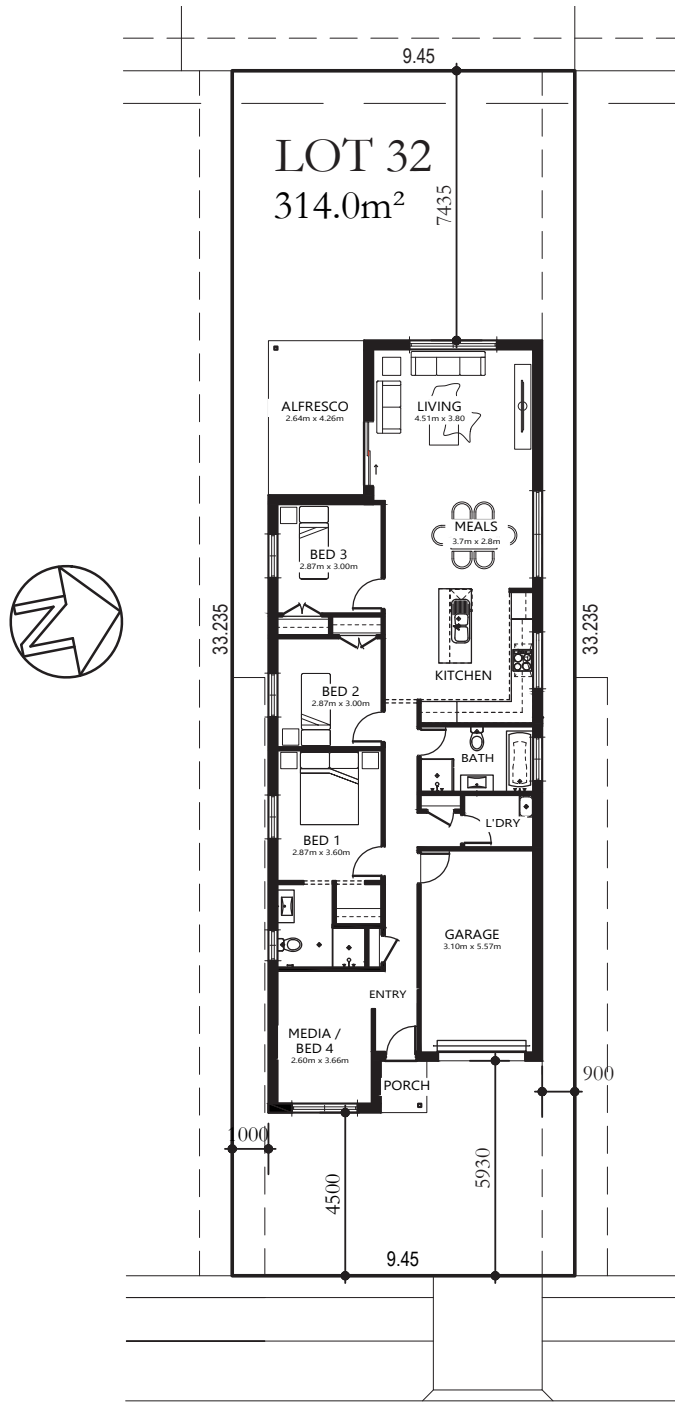


\*Includes garage, alfresco & porch. \*Images are for illustrative purposes only and may include options not included in price. Please talk to a Bellriver consultant for a full list of inclusions. Package price is based on July 2019 pricelist. Price is subject to soil test and contour survey. Bellriver Homes reserves the right to change specifications & prices without notice.

PROPOSED SITING  
OF YOUR NEW  
BELLRIVER HOME



— AUSTRAL —  
**OLIVE  
GROVE**



LAMANCHA ROAD

**Note:** This is a preliminary siting and is subject to a clear copy of title and approval of the builder.  
This siting is subject to developer approval, rescod (state building regulations) and council requirements (if required).

**Land siting acceptance:**

Sign 1:	Sign 2:	Date:
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