



CAERLEON

Live Life Better in Mudgee

DESIGN 2

4  2  2 

\$559,000

Unit 4, Meramine Street Caerleon Estate Mudgee, NSW 2850

House size¹ 224.9m²

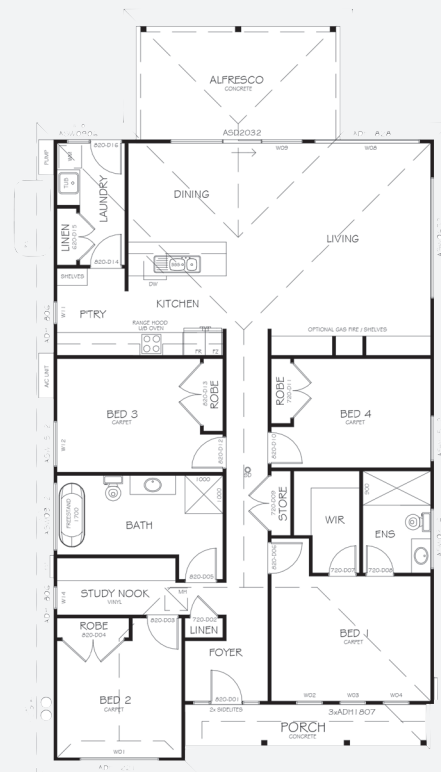
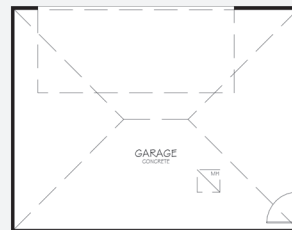
Land size 388.0m²

Bellriver Urban packages feature:

- Basix report inclusive of rainwater tank
- Site costs & service connections
- Quality laminate flooring throughout
- Quality carpet to balance
- Westinghouse S/S appliances
- Westinghouse S/S 900mm rangehood
- Triple coated paint system
- 90mm wall frames

THIS PACKAGE ALSO INCLUDES:

- Custom façade
- Ducted air conditioning
- 20mm stone benchtops to kitchen
- Concrete driveway & path
- Masonary letterbox
- Tiles to porch & alfresco
- Colorbond® roof with insulation blanket
- Landscape, fencing & folding clothesline
- 2750mm ceiling height & 25° roof pitch
- Panel-lift auto garage door
- R2.5 ext. wall and R4.0 ceiling insulation
- Freestanding bath
- Laundry cabinets



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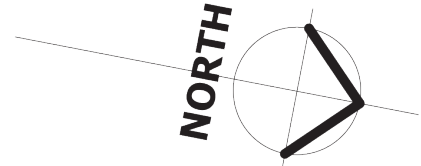
 **BELLRIVER**

¹Includes garage, alfresco & porch where included. *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 January 2021 pricelist. Bellriver Homes reserves the right to change specifications & prices without notice.

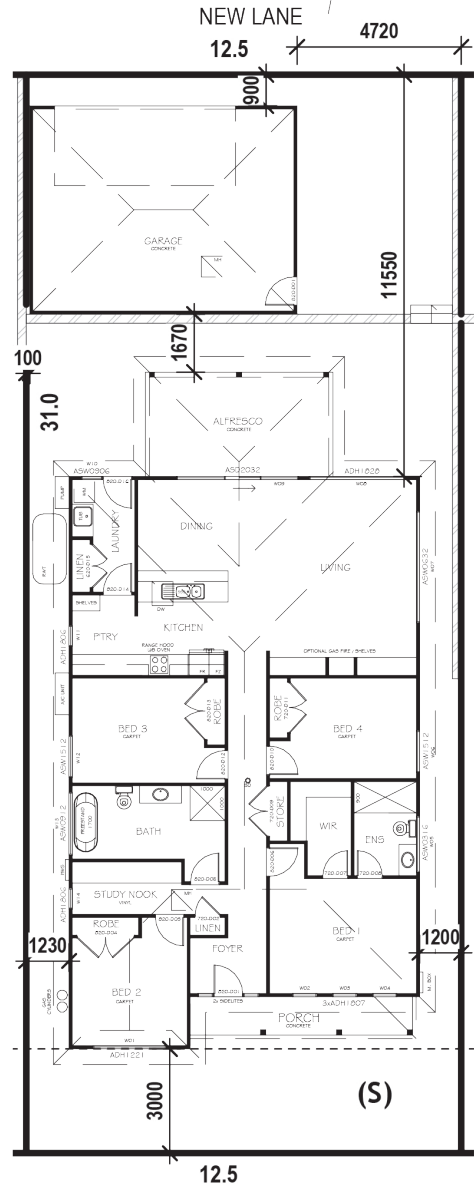
PROPOSED SITING OF YOUR NEW BELLRIVER HOME

UNIT 4

387.5m²



Facade Design 2



DA APPROVED

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: |
|---------|---------|-------|