



Your Building Partner

PROPERTY INVESTING MADE EASY...

INVESTMENT HOME

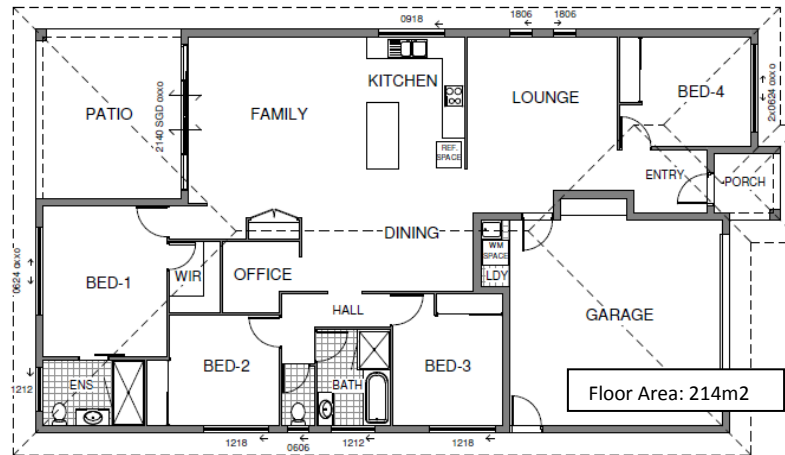
& LAND PACKAGE

Home Features...

4 Bedrooms, 2 large living areas & 2 bathrooms
 Built by a boutique builder to be a cut above the rest
 Professionally selected colour scheme

Site Features...

Land area 576m²
 Home designed specifically for this block
 Energy Efficient home
 Part of the booming Northern Beaches precinct
 Strategically positioned property to achieve maximum appeal to tenants, and property growth potential



We Include...

- Granite bench tops
- Smeg appliances (cooktop, dishwasher, oven & rangehood)
- Fully air conditioned
- Nobili Reflex flickmixer tap ware
- Wall tiles (2.0m) to bathroom & ensuite
- Render to all external block work
- Electronic Colorbond garage door
- Gainsborough tri-locks to entrance doors
- Barrier security screens to all windows & SGDs
- Fans to all rooms
- Tiles to living areas & carpets to bedrooms
- Window dressings to all major windows & SGDs
- Colorbond metal roof
- Double driveway & path to front entry porch
- Landscaping package including couch turf & irrigation
- Includes fencing
- Double folding wall mounted clothesline
- Rendered letterbox
- Multiple termite protection

Lot 566 Mallorca Crescent
 North Shore
 Burdell

\$ 446,940*

Home and Land

*\$7,000 First Home Buyers Grant
 plus \$10,000 Building Boost

- We offer a professionally structured 21 page "Investment Property Analysis Report" to help you present your investment proposal to your accountant or financier.
- Fixed price contract with ALL inclusions - allowing your tenants to occupy the home immediately on completion.
- Finance can be arranged through our in-house ASIC registered mortgage broker, assisting you in obtaining the most appropriate loan product & property investment structure.

Photos are examples only