

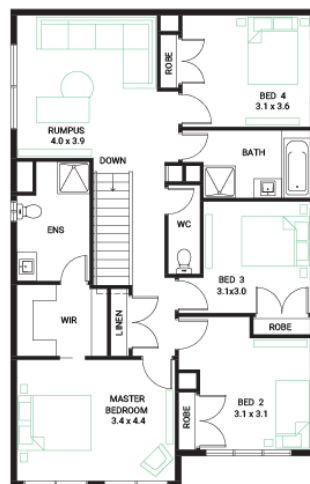
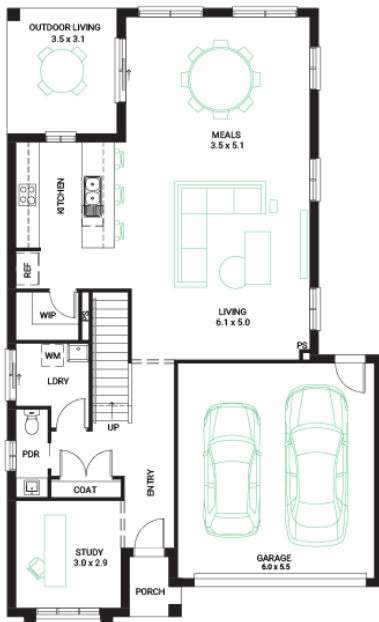


### Surge 29

4 2 2

**Address**  
Lot 2158, Orana, Clyde North, 3978

**Facade** Classic  
**Lot Width** 14  
**Lot size** 392 m<sup>2</sup>  
**House size** 269 m<sup>2</sup>



#### Available Structural Options

First Floor Powder Room, Deluxe Kitchen, Extended Laundry & Kitchen, Grand Outdoor, Rear Flip, Bedroom 5, Shower to Powder,

#### Your Inclusions

- 'H' class waffle concrete slab
- Double glazing throughout
- Insect Screens with fibreglass mesh throughout
- Flooring throughout (tiles and carpet)
- Ceramic wall tiles to Kitchen splashback, floor and skirting tiles to Bathroom, Ensuite and W.C.s
- Laminate overhead cupboards with concealed rangehood to Kitchen
- Gas ducted heating
- 'Dulux' Wash and Wear 3 Coat paint system
- Solar PV system
- 25-year structural guarantee
- 12-month maintenance period
- 7-Star energy rating compliance
- Trusted New Home Builder in Melbourne, Victoria for over 25 years

Package Enquiries  
Dale Bridgland - 0448421941,  
dale.bridgland@beachwoodhomes.com.au

