



VISTA 34 House and Land Package

FUNCTIONAL DESIGN FOR GROWING FAMILIES

PH: (03) 58 315 226

www.sessionsbuilders.com.au

Introducing the **VISTA 34**

HOUSE AND LAND PACKAGE – Lot 27 GRACE ROAD SHEPPARTON NORTH

The Vista 34 is a spacious home with room for your family to grow. Own your own private retreat, come home after a long day and enjoy the style and comfort you deserve .

The Vista 34 with it's three bedrooms and grand Master create a feeling of comfort and Luxury.

Also included is a Rumpus, Study, separate Living and spacious Family and Dining room. Allowing you to have the space to entertain and relax in style.

There is also ample storage and quality fitting and fixtures throughout.





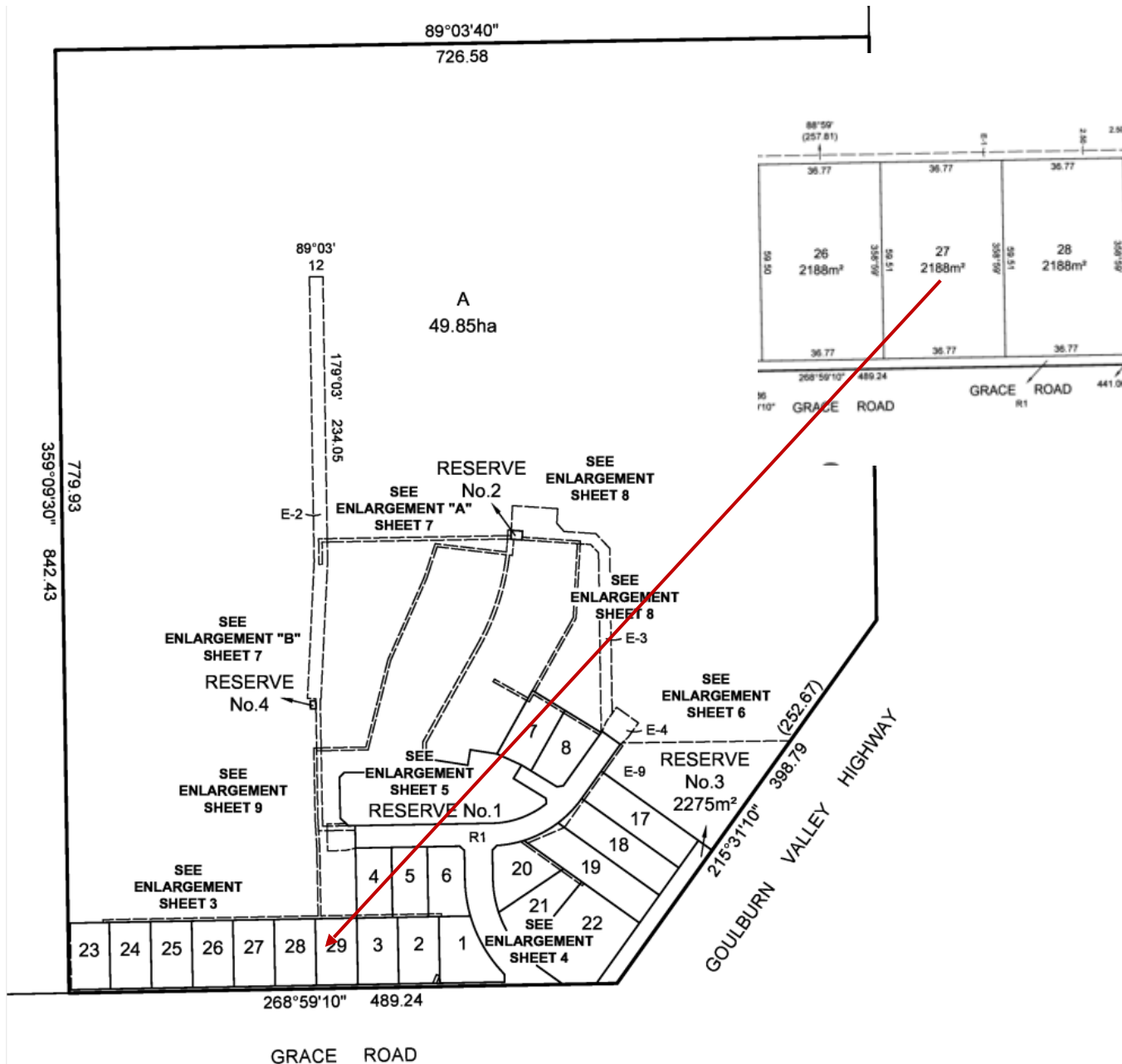
Living	250.0 m2	26.91 sq
Garage	40.21 m2	4.33 sq
Alfresco	26.80 m2	2.88 sq
Verandah	32.26 m2	3.47 sq
Portico	6.24 m2	.98 sq
TOTAL	355.51 m2	38.27sq



Our Inclusions

\$10,000.00 Allowance for Concrete Driveway
Concrete floor to Alfresco and Verandah
Colorbond Roof, including whirly birds
Skillion front verandah
2700mm high ceilings throughout
Upgraded insulation to the roof and external walls
Panel lift door with remotes to garage
\$10,000.00 Extra allowance for slab engineering
Awning windows on front facade
Double glazing throughout the home
Stainless steel appliances including dishwasher
Zone control Ducted refrigerated heating and cooling system
Floor coverings throughout
Stone benchtops to the kitchen
40LED down lights throughout
Tiled shower bases with tiled wall niches
Exhaust fans to W/C rooms
2 Dorma Windows
Bal 12.5
T2 Treated pine wall frames and roof trusses





**Lot 27 Grace Road
Shepparton North
Great location!**

**Total House & Land
Package
\$986,300.00**

Terms and Conditions Apply
Excluding conveyancing fees and stamp
duty

Sessions Builders



Images are for illustrative purposes only and may depict features not supplied by the Builder including but not limited to landscaping, decking, driveway, fencing, window furnishings, wall furnishings, in-built joinery, decorative lighting, décor and furniture. (Some of these items may be available at additional costs and upon enquiry). The Builders reserves the right to amend inclusions without notice. All homes sold are subject to the developer and council approval.