

Just Listed



Lot 816 Cacao Court (Greenwood Estate), Junction Village



## Turnkey Package on 512m<sup>2</sup> Titled Land - Your New Address in Junction Village

### Turnkey House & Land | Titled Land - Ready to Build | Greenwood Estate - Junction Village VIC 3977

This is your opportunity to secure a brand-new home in a peaceful, family-friendly community.

#### Why This Package?

- Close to schools – St. Peter's College, Casey Grammar School, Cranbourne Secondary College, and Botanic Ridge Primary School, making it an ideal choice for growing families.
- Retail & Dining Convenience – Short drive to Botanic Ridge Village & Cranbourne Park Shopping Centre.
- Easy access to Cranbourne Train Station & major highways.
- The Royal Botanic Gardens Cranbourne is just minutes away - Relax & Unwind in Nature

Call **Matt** now at **0410 692 304** to secure this exceptional opportunity.

#### Included Upgrades:

- Fixed Site Costs & Rock Removal
- 900mm Kitchen Appliances

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Price	\$822,870 Turnkey
Property Type	Residential
Property ID	6749
Land Area	512 m <sup>2</sup>
Floor Area	235 m <sup>2</sup>

#### Agent Details

Matthew Bonnett - 0410692304

#### Office Details

Victorian House & Land Specialists  
8 Universal Way Cranbourne West  
VIC 3977 Australia  
03 5995 3911



- 20mm Caesarstone Benchtop to Kitchen/Ens/Bath
- Dishwasher
- Tiled Shower Bases
- Floor tiles to Ensuite, Bathroom, Laundry, WC, Kitchen, Meals and Entry, as per plans.

- Carpet to non-tiled areas.
- Coats of Wattyl Paint to Internal Walls
- Blockout Roller Blinds
- 2 Split Systems to Family Room and Bedroom 1
- Gas ducted heating to Living Areas and Bedrooms
- Led Downlights to the Main Living Area
- Landscaping To Front & Rear of Property
- Plain Coloured concrete paving to Driveway, Path to Porch, Porch &

Outdoor Living.

- Letterbox, Clothesline, Fencing
- Remote Control Garage Door
- Flyscreens and window locks to be installed to all openable window sashes.
- And so much more.... Please contact Matt for the full inclusion list

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\* Price and information are subject to change without notice. Land is available at the time this publication was advertised. Kindly enquire with the agent about availability. The price does not include community infrastructure levies imposed, or any other fees or disbursements associated with the settlement of the land. Building Construction price is subject to additional design guidelines & travel when applicable. The base price includes a standard brick façade. Images are for illustration purposes only. The house to be constructed.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.