

# House & Land Package



Kidman  
17.34  
squares

Lot 304 Mandorla Boulevard,  
Munno Para Downs

House and Land from only

**\$505,500\***

## Specifications

Total: 161.08 sqm  
Land Size: 300.00 sqm

You get all this & more...

- Get into popular Munno Para without breaking your budget
- Minutes drive to highway for easy access of Adelaide city and Barossa
- Generous facade allowance to meet estate encumbrances
- \$19,000 of luxury upgrades, including 900mm Westinghouse stainless steel appliances, kitchen stone benchtop AND more.
- 2700mm high ceilings
- Reverse Cycle air-conditioning
- Carpet to bedrooms
- Timber laminate flooring to living area
- Panel lift single garage door
- Insulation to internal walls, external walls and ceiling
- NBN provision
- 25-year structural warranty
- 3-month maintenance period
- Footings allowance



**STATESMAN**  
HOMES

Unbeaten  
on Price  
and Quality

[statesman-homes.com.au](http://statesman-homes.com.au)

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\*Conditions apply. Certain elevations may not match the particular floor plan published in this package and, as such, all floor plans and elevations are for illustration purposes only. Land subject to availability. The land referred to in this promotion is not owned by us. We make no representation and, to the extent permissible at law, we disclaim all liability, as to the suitability of the land to build on, or the suitability of any house design, or otherwise. You must satisfy yourself of that by inspection, or by taking professional advice, or otherwise. Pricing is indicative only and based on standard costings. Price may vary depending on selections, engineering, council and utility requirements and adjustments to allowances. All packages subject to final council approval. Alan Hickinbotham Pty Ltd ABN 13 007 567 222, RLA 230557. Construction Services Australia Pty Ltd ABN 99 007 641 787, Building Licence G8969.